

NOTICE OF SALE

STATE OF TEXAS
COLEMAN COUNTY

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BY VIRTUE OF AN ORDER OF SALE

and issued pursuant to judgment decree(s) of the District Court of Coleman County, Texas, by the Clerk of said Court on said date, in the hereinafter numbered and styled suit(s) and to me directed and delivered as Sheriff or Constable of said County, I have on September 4, 2026, seized, levied upon, and will offer for sale the following properties, on the first Tuesday in October, 2026, the same being the 6th day of said month, at the South door of the Courthouse of the said County, 100 W. Live Oak Street in the City of Coleman, Texas, between the hours of 10 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 02:00 PM, and will proceed to sell for cash to the highest bidder all the right, title, and interest of the defendants in such suit(s) in and to the following described real estate levied upon as the property of said defendants, the same lying and being situated in the County of Coleman and the State of Texas, to- wit:

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
1	CV21-01040 04/09/26	2990-009-00010-000 SEPTEMBER 04, 2026	COLEMAN COUNTY TAX APPRAISAL DISTRICT, ET AL VS. PEARL WILSON, ET AL	Parts of Lot No. 1, Block 9, G. W. Mahoney Addition, an addition to Town of Santa Anna, Coleman County, Texas, as described, as Tracts 2 and 4, in Volume 466, Page 560, Deed Records, Coleman County, Texas.	\$94,220.00	\$9,994.00
2	CV21-01040 04/09/26	2990-008-00010-000 SEPTEMBER 04, 2026	COLEMAN COUNTY TAX APPRAISAL DISTRICT, ET AL VS. PEARL WILSON, ET AL	1.43 acres, more or less, out of Lot 1, Block 8, Mahoney Addition, an addition to the City of Santa Anna, Coleman County, Texas, as described, as Tracts 1 and 2, in deed dated March 30, 2001, from Robbie Lee Goodwin, Independent Executrix of the Estate of Pearl Wilson, deceased to Loretta Collins, in Volume 703, Page 64, Deed Records of Coleman County, Texas.	\$17,000.00	\$4,024.00
3	CV24-01097 04/09/26	2010-003-00050-000 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. CHRISTOPHER E. DAVIDSON	0.93129 acre, more or less, out of Block 3, Town of Burkett, Coleman County, Texas, as described in deed dated August 6, 2004, from Terri Bushnell to C. L. Davidson etux, in Volume 727, Page 711, Deed Records of Coleman County, Texas.	\$23,750.00	\$3,255.00
4	CV24-01125 04/09/26	2700-003-00110-000 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. GEORGIA ANN BAKER, ET AL	Lot 11, Block 3, L. Zweig Subdivision of Henderson Subdivision of Block No. 1 in Clow's Addition No. 2, an addition to the Town of Coleman, Coleman County, Texas, according to the map or plat thereof, recorded in Volume "LB", Page 168, Deed Records of Coleman County, Texas.	\$3,930.00	\$1,778.00
5	CV24-01142 07/02/26	2880-041-00010-000 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. TAMMERY MORRIS	Lots 1, 2, and 3, Block 41, Original Town of Santa Anna, Coleman County, Texas, as described in Volume 584, Page 726, Deed Records of Coleman County, Texas.	\$38,580.00	\$8,825.00

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
6	CV25-01016 04/09/26	2290-010-00060-026 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. MIKE ANDRADE, AKA MIGEL GONIFASIO ANDRADE, ET AL	Lots 7 and 8, Block 10, Henderson's Subdivision of Farm Blocks 1 and 4, of Clow's Addition No.2, an addition to the Town of Coleman, Colemans County, Texas, as described, as First and Second Tracts, in Volume 653, Page 404, Deed Records of Coleman County, Texas.	\$28,820.00	\$2,006.00
7	CV25-01056 07/02/26	2460-026-00020-000 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. BAR X-5 PROPERTIES LLC	62.50 feet by 75.00 feet, containing 0.1076 acre, more or less, out of Block 26, Phillips #2 Addition, an addition to the City of Coleman, Coleman County, Texas; as described, as Tract Two, in deed dated February 19, 2020, from Melvin Ray Ferguson etux to Bar X-5 Properties, LLC, in Clerk's File #202000456, Official Public Records of Coleman County, Texas.	\$87,250.00	\$5,983.00
8	CV25-01066 07/02/26	0177-095-00030-002 SEPTEMBER 04, 2026	COLEMAN COUNTY APPRAISAL DISTRICT, ET AL VS. WILLIAM TYLER STEWARDSON, ET AL	5.00 acres, more or less, situated in the E.T.R.R.Co. Survey #95, Abstract 177, Coleman County, Texas, as described in deed dated February 25, 2010, from Burgess Stewardson etux to Tyler Stewardson, in Volume 16, Page 385, Official Records of Coleman County, Texas.	\$126,000.00	\$4,460.00

(any volume and page references, unless otherwise indicated, being to the Deed Records, Coleman County, Texas, to which instruments reference may be made for a more complete description of each respective tract.) or, upon the written request of said defendants or their attorney, a sufficient portion of the property described above shall be sold to satisfy said judgment(s), interest, penalties, and cost; and any property sold shall be subject to the right of redemption of the defendants or any person having an interest therein, to redeem the said property, or their interest therein, within the time and in the manner provided by law, and shall be subject to any other and further rights to which the defendants or anyone interested therein may be entitled, under the provisions of law. Said sale to be made by me to satisfy the judgment(s) rendered in the above styled and numbered cause(s), together with interest, penalties, and costs of suit, and the proceeds of said sales to be applied to the satisfaction thereof, and the remainder, if any, to be applied as the

law directs

Dated at Coleman, Texas, September 4, 2026.

Sheriff Les Cogdill
Coleman County, Texas

By _____
Deputy

Notes:

The Minimum Bid is the lesser of the amount awarded in the judgment plus interest and costs or the adjudged value. However, the Minimum Bid for a person owning an interest in the property or for a person who is a party to the suit (other than a taxing unit), is the aggregate amount of the judgments against the property plus all costs of suit and sale. ALL SALES SUBJECT TO CANCELLATION WITHOUT PRIOR NOTICE. THERE MAY BE ADDITIONAL TAXES DUE ON THE PROPERTY WHICH HAVE BEEN ASSESSED SINCE THE DATE OF THE JUDGMENT. For more information, contact your attorney or LINEBARGER GOGGAN BLAIR & SAMPSON, LLP, attorney for plaintiffs, at (855) 643-1864.

Coleman County Appraisal District

Appraisal Year: 2026

ACCT: 2990-009-00040-000

PARCEL/TYPE: 20075/R

LOC CODE: 016

JUR CODE: CAD

RCO

SSA

CHD

CSA

OWNER/SEQ: R1000712633/1

LEGAL 1: MAHONEY ADDN TOWN SANTA ANNA BLOCK 9, PT LT 2

LEGAL 2: 1.0000000

LEGAL 3:

LEGAL 4:

RD TYPE: NEIGHBOR: CSA

UTIL TYPE:

ECONOMIC: 24884

ZONING: ROUTE CODE/ORDER: A2S0610

GPS: 0, 0

WILSON, PEARL ESTATE

MTG: AGENT: 2026

APPR YEAR: 04/30/2026

APPR DATE: JoshuaH

MAP: 100/

MAP: 100/

%LORETTA COLLINS

320 BLUFFVIEW DR APT 722-A

BROWNWOOD TX 76801-1972

PROP ADDR: 0 PECAN ST

SANTA ANNA TX 76878

SEC ACCOUNT: R20075

USER CODE 1: User Code 2: User Code 3: User Code 4: User Code 5: User Code 6:

LAND										REAL										AG									
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ACRES: 0.2075		OWNERS ACRES: 0.2080																											
ABST NUM:															LARGER TRACT: 0.0000														
ABST/SUBDIV:		MAHONEY ADDN													LAND HHS: 0														
TRACT/LOT:		2													LAND NHS: 2,080														
BLOCK:		5													PROD MKT: 0														
															IRR ACRES: 0														
															IRR AG/TIM: 0														
															TOTAL LAND MKT: 2,080														
															IS VALUE OVERRIDDEN: N														
															USE INCOME VALUE: N														
															TOTAL TAXABLE: 492														
															OWNER INT: 1.000000														
															OWNER VALUE: 492														
															CIRCUIT BREAKER VALUE: 490														
															TOTAL MKT: 2,080														
															CIRCUIT BREAKER														

..CIRCUIT BREAKER LIMIT APPLIED..

COMMENTARY (only shows 10 sequences)

SEQ	COMMENTARY	VALUE	UNIT
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NOTES

Tax Statement

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2	WILSON, PEARL		
1	WILSON, PEARL		

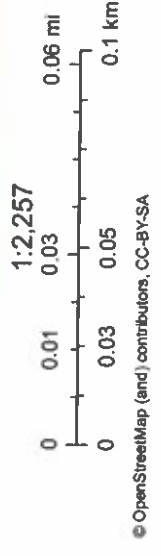
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Coleman CAD



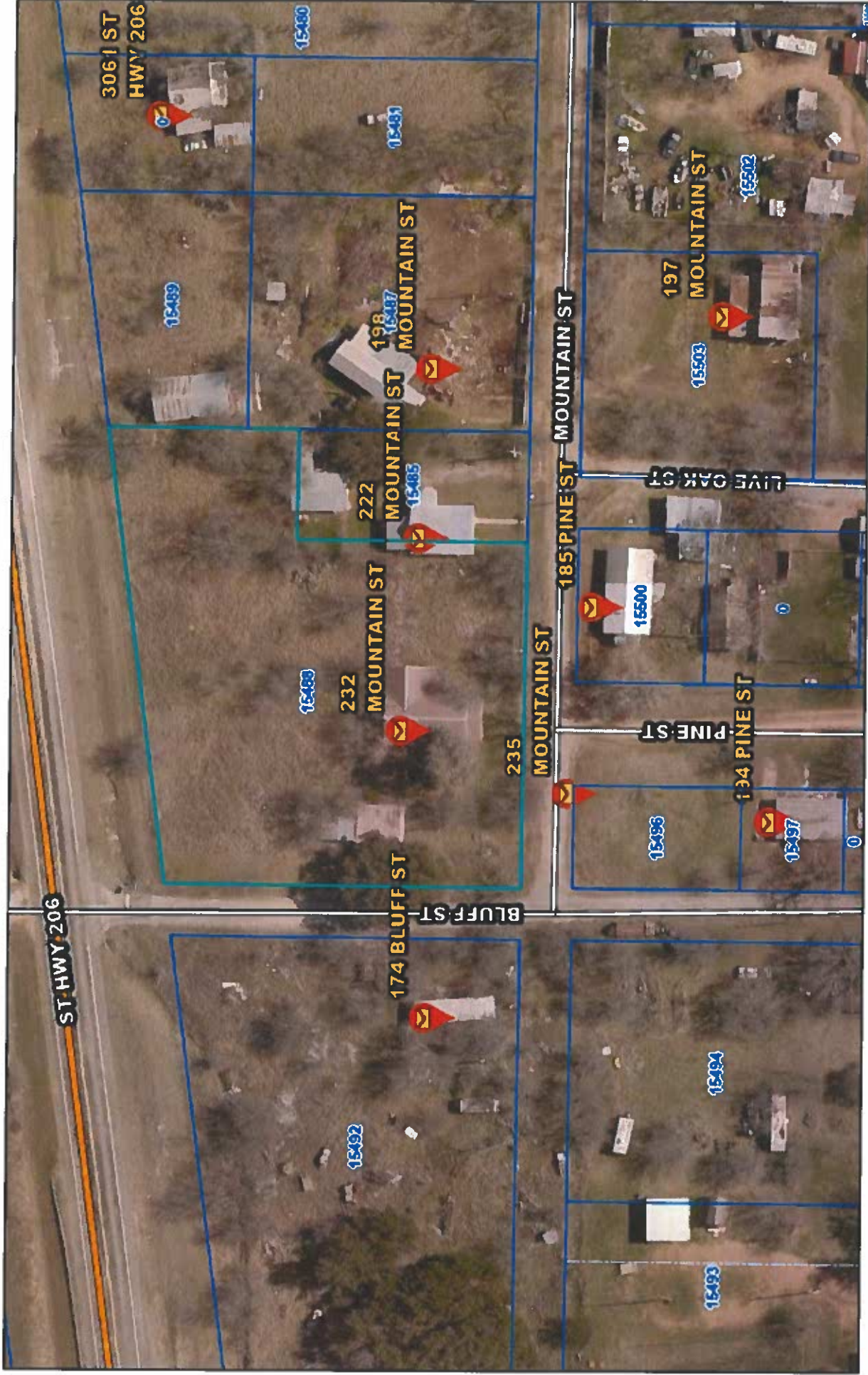
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- History Line
- WCTCOG Road Centerlines
- County Road & City
- Parcels
- Highway
- WCTCOG 911 Address



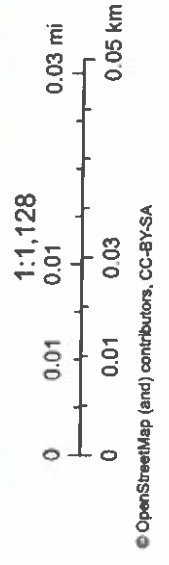
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Coleman CAD



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- History Line
- WCTCOG Road Centerlines
- County Road & City
- Parcels
- Highway
- WCTCOG 911 Address



Coleman County Appraisal District

Appraisal Year: 2026

ACCT: 2700-003-00110-000

PARCEL TYPE: 18618/R
OWNER/SEQ: R30045/1
HARRIS, ELOYCE
4470 RICH BEEM
EL PASO TX 79938

LOG CODE: 003

JUR CODE: CAD

RCD

CCO

SCO

CHD

LEGAL 1: ZWEIG ADDN TOWN COLEMAN, BLOCK 3, LOT 11

LEGAL 2:

LEGAL 3:

LEGAL 4:

PROP ADDR: 800 BLK E 1ST
COLEMAN TX 76834

CAT CODE: C1

NEIGHBOR: CCOSE

RD TYPE:

UTIL TYPE:

ECONOMIC:

ZONING: 23227

ROUTE CODE/ORDER: A20000

MTG: AGENT: 2026

APPR DATE: 03/03/2026

APPR NAME: HannahR

MAP: 58/

GPS: 0, 0

User Code 1: User Code 2: User Code 3: User Code 4: User Code 5: User Code 6:

REAL

AG

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ACRES: 0.0981																									
ABST RUM: ZWEIG ADDN																									
TRACT/SUBDIV: 11																									
BLOCK: 3																									
LARGER TRACT: 0.0000																									
SIC CODE:																									
IRR WELLS:																									
IRR ACRES:																									
CAPACITY:																									
USE INCOME VALUE: N																									
LAND HHS:																									
PROD MKT:																									
PROD (AG/TIM):																									
TOTAL LAND MKT: 3.930																									
IS VALUE OVERRIDDEN: N																									
TOTAL NKT: 3.930																									
TOTAL TAXABLE: 408																									
OWNER INT: 1.000000																									
OWNER VALUE: 408																									
CIRCUIT BREAKER VALUE: 410																									

COMMENTARY (only shows 10 sequences)

SEQ

COMMENTARY

VALUE

UNIT

4

NOTES

Tax Statement

PREVIOUS OWNER

SEQ

PREVIOUS OWNER

DEED DATE

VOLUME

PAGE

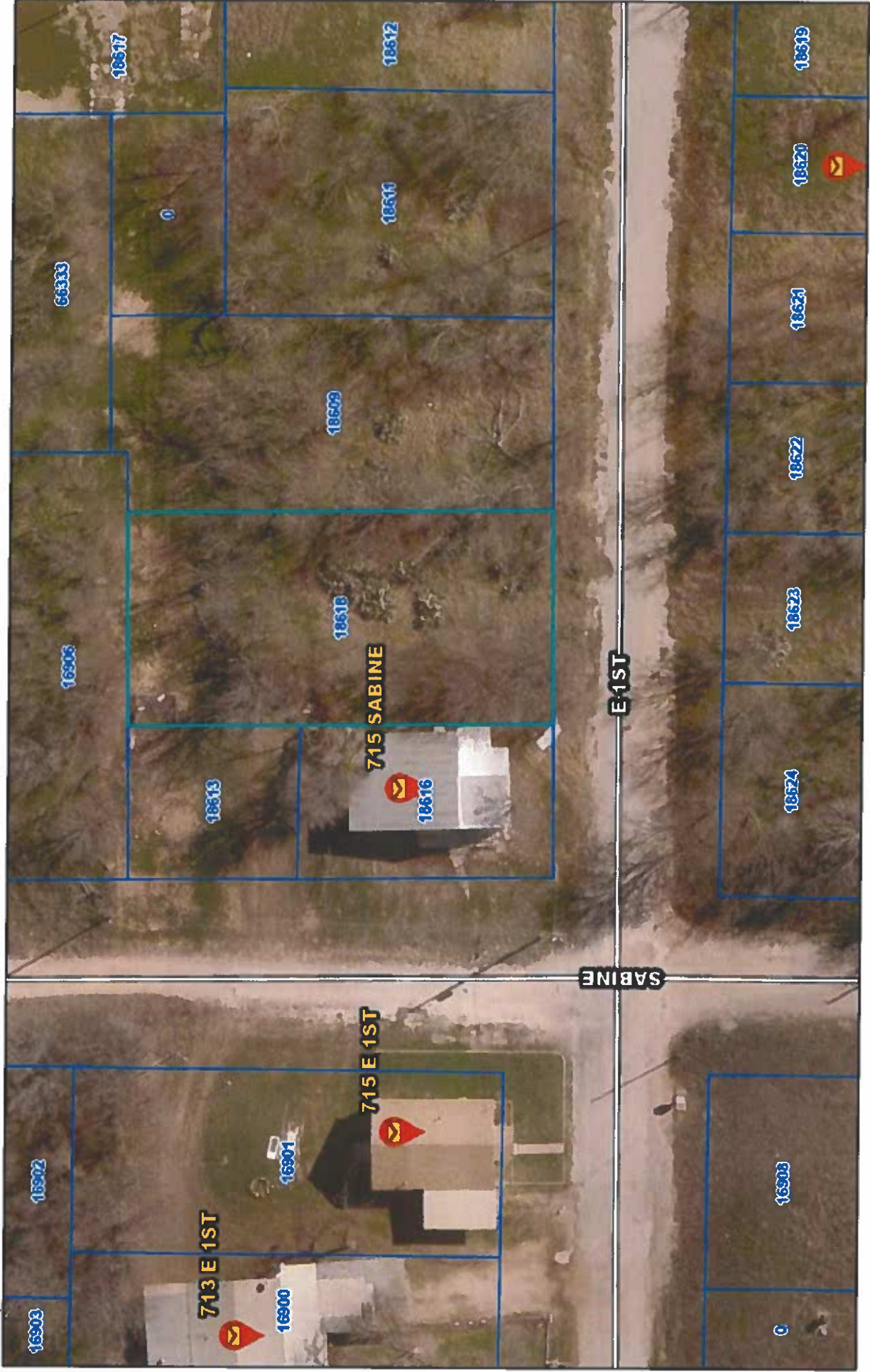
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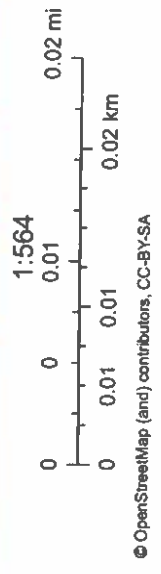
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Coleman CAD



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- History Line WCTCOG Road Centerlines WCTCOG 911 Address
- Parcels County Road & City



Coleman County Appraisal District

Appraisal Year: 2026

ACCT: 2880-041-00010-000

PARCEL TYPE: 19897/R

LOC CODE: 016

JUR CODE: CAD

RCD: CSA

GCO: CHD

CSA: A1

OWNER R19897/1

OWNER/SEQ: 1 000000

LEGAL 1: ORIGINAL TOWN SANTA ANNA, BLOCK 41, LOT 1.2.3

LEGAL 2: 0

LEGAL 3: 0

LEGAL 4: 0

MITG: AGENT: 2026

APPR YEAR: 03/19/2026

APPR DATE: Joshua

APPR NAME: 94A

MAP: 0.0

GPS: 0.0

PO BOX 64

SANTA ANNA TX 76878

SEC ACCOUNT: R19897

ROUTE CODE/ORDER: A25080

LAND																									
REAL													AG												
SEQ	ACRES	SQ FT	FRNT FT	REAR FT	FRNT FT AND	DEPTH	DEP %	CLASS	COST	EXTRA COST	% RD	% GD	EXTRA ADJ %	EXTRA VAL LIF	MKT VAL	CLASS/CD	COST	EXTRA COST	% TYPE	% GD	EXTRA ADJ %	EXTRA VAL LIF	VALUE	LAST APPRAISER & DATE	CAT
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IMPROVEMENTS																									
SEQ	TYPE	CLASS	HS	YR BLT	EFF YR	AGE	COND	NOTES	TTL AREA	COST	% GD	% FC	% EC	% CP	% EX1	% EX2	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT					
1	MA	RS2F	N	1950	1950	76	PR	Type/Class - MARS2F	2 548	86.00	0.15	1.00	1.00	1.00	1.00	1.00	0	32,870	D40R24U52R26U26L50D38	A1					
2	CP	Percent	N	1950	1950	76	PR	Type/Class - CP RS2F	144	18.06	0.15	1.00	1.00	1.00	1.00	1.00	0	390	R24D8L24U6	A1					
3	CP	Percent	N	1950	1950	76	PR	Type/Class - CP RS2F	16	18.06	0.15	1.00	1.00	1.00	1.00	1.00	0	40	L4D4R4U4	A1					
4	STG	STF2	N	1950	1950	76	FR	Type/Class - ST GSTF2	231	18.00	0.30	1.00	1.00	1.00	1.00	1.00	0	1 250	D21L11U21R11	A1					
5	SHED	1	N	1950	1950	76	FR	Type/Class - CP STF2	231	3.80	0.30	1.00	1.00	1.00	1.00	1.00	0	260	D21L11U21R11	A1					
ACRES: 0.3788													OWNERS ACRES: 0.3790												
ABST NUM: ORIGINAL TOWN													LARGER TRACT: 0.0000												
ABST/SUBDIV: 1													LAND HS: 0												
TRACT/LOT: 41													SIC CODE: 3,790												
BLOCK:													IRR WELLS: 0												
													IRR ACRES: 0.00												
													CAPACITY: 0.00												
													PROD (AG/TIM): 0												
													TOTAL LAND MKT: 3,790												
													IS VALUE OVERRIDDEN: N												
													USE INCOME VALUE: N												
													IMP NEW HS: 0												
													IMP NWS: 34,810												
													TOTAL TAXABLE: 38,600												
													OWNER INT: 1,000,000												
													OWNER VALUE: 38,600												

ABST NUM: 0.3788

ABST/SUBDIV: ORIGINAL TOWN

TRACT/LOT: 1

BLOCK: 41

#1 MA

#2 CP

#3 CP

#4 STG

#5 SHED

5

NOTES

Tax Statement

PREVIOUS OWNER

SEQ PREVIOUS OWNER DEED DATE VOLUME PAGE FILE #

COMMENTARY (only shows 10 sequences)

SEQ COMMENTARY VALUE UNIT



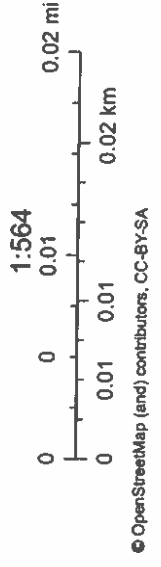
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Coleman CAD



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- History Line
- WCTCOG Road Centerlines
- WCTCOG 911 Address
- Parcels
- County Road & City



Coleman County Appraisal District

Appraisal Year: 2026

ACCT: 2290-010-00060-026

PARCEL/TYPE: 16944/R

OWNER R16063

OWNER/SEQ: R16063/1

ANDRADE, MIKE ESTATE

OWNER INT: 1 000000

MICHAEL ANDRADE, RICHARD A ANDRADE

HS CODE: 0

1003 CR 8490

DISABLED VET: 0

WEST PLAINS MO 65775

CEILING TAX: 0

LOC CODE: 003

JUR CODE: CAD

HENDERSON ADDN 2 TOWN COLEMAN, BLOCK 10 LOT 1

CCO

SCD

CHD

MTG: AGENT: 2026

APPR YEAR: 03/03/2026

APPR NAME: HannahR

MAP: 26/

GPS: 0 0

ROUTE CODE/ORDER: A2C05/0

21553

SEC ACCOUNT: R16944

User Code 1: 110712 User Code 2: User Code 3: User Code 4: User Code 5: User Code 6:																										
LAND		REAL																								
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IMPROVEMENTS																										
SEQ	TYPE	CLASS	HS	YR	BLT	EFF	YR	AGE	COND	NOTES	TTL AREA	COST	% EC	% FC	% GD	% CP	% EX1	% EX2	EXTRA	TOT VAL	CALLS	LAST APPRAISER & DATE	CAT			
1	MA	RS2F	Y	1950				76	VP	Type/Class - MAFR2	908	102.00	1.00	1.00	0.05	1.00	1.00	1.00	0	4,630	R24D18R10D14L34U32	-	A1			
2	CP	Percent	Y	1950				76	VP	Type/Class - CP1FR2	65	21.42	1.00	1.00	0.05	1.00	1.00	1.00	0	70	D5R13U5L13	-	A1			
ACRES: 0.3673		OWNERS ACRES: 0.3670										LARGER TRACT: 0.3673										CIRCUIT BREAKER VALUE: 7,000				
ABST NUM: HENDERSON ADDN 2												LAND HS: 0										TOTAL MKT: 19,420				
TRACT/LOT: 7												SIC CODE: 0.00										IMP NEW HS: 0				
BLOCK: 10												IRR WELLS: 0.00										IMP NEW NMS: 0				
												IRR ACRES: 0.00										IMP NMS: 0				
												CAPACITY: 0.00										TOTAL TAXABLE: 6,996				
												USE INCOME VALUE: N										OWNER INT: 1,000,000				
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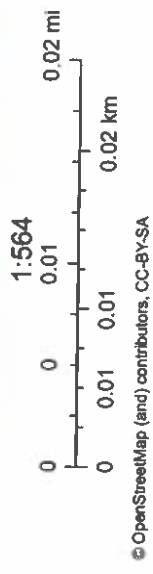
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Coleman CAD



9/4/2026, 2:03:20 PM

- History Line
- WCTCOG Road Centerlines
- WCTCOG 911 Address
- Parcels
- County Road & City



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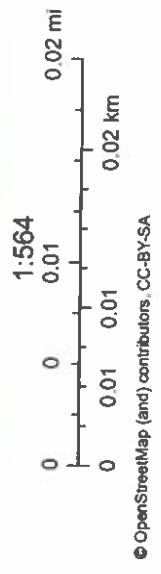
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Coleman CAD



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- History Line WCTCOG Road Centerlines WCTCOG 911 Address
- Parcels County Road & City



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Coleman CAD



9/4/2026, 2:08:06 PM

History Line WCTCOG Road Centerlines

- Parcels
- Private

