

**DELINQUENT TAX SALE  
THE COUNTY OF HAYS, TEXAS  
HAYS COUNTY, TEXAS**

**April 2, 2019 at between the hours of 10:00 a.m. and 4:00 p.m.  
south door of the Hays County Government Center located at 712 S. Stagecoach Tr., San Marcos, Texas 78666**

**GENERAL INFORMATION REGARDING THE TAX SALE**

You must **READ THE FOLLOWING IMPORTANT INFORMATION** regarding the property to be offered for sale.

1. Prior to the beginning of the tax sale, a person intending to bid is required to register with the person conducting the sale and present a valid Driver's License or identification card issued by a State agency or the United States government. The grantee named in the deed must be the same person who was the successful bidder. (Section 34.015 Texas Tax Code.)
2. The property will be sold at public auction and will be sold for cash to the highest bidder, based on oral bids. Successful bidders must pay for their property with cash or a cashier's check payable to Hays County Constable Precinct #1. Any bidder who fails to make payment shall be held liable for twenty percent of the value of the property plus costs incurred as a result of the bidder's default pursuant to Rule 652 of the Texas Rules of Civil Procedure.
3. The amount of the opening bid is set out beside each tract. The bidding must start at that figure or higher and sums less than the given figure cannot be accepted. The minimum bid amount includes taxes which were delinquent at the date of judgment. This does not include the current tax year. Purchasers will be required to pay all taxes which accrued subsequent to the date of judgment.
4. Purchasers at this tax foreclosure sale will receive an ordinary type of Constable's Deed which is WITHOUT WARRANTY, express or implied. Title to property is NOT guaranteed. A policy of title insurance may be difficult to obtain.
5. All property purchased at this sale is subject to a statutory right of redemption. This redemption period commences to run from the date the purchaser's deed is filed for record in the deed records. There is a two year right of redemption for homestead property and property appraised as agricultural land. There is a 180 day right of redemption for all other property. Purchasers have a right of possession beginning twenty days after the purchaser's deed is filed in the deed records (Sec. 33.51 Tax Code).
6. Anyone having an ownership interest in the property at the time of the sale may redeem the property from the purchaser during the redemption period. The redemption price is set by the Texas Tax Code as follows: purchase amount, deed recording fee, taxes paid by purchaser after the tax sale, and costs expended on the property, plus a redemption premium of 25 percent of the aggregate total during the first year or 50 percent of the aggregate total during the second year. "Costs" are only the reasonable expenses incurred by the purchaser for the maintenance, preservation and safekeeping of the property. Do NOT make unnecessary repairs or renovations during the redemption period.
7. Property is sold by legal description. Bidders must satisfy themselves concerning the location and condition of the property on the ground, including the existence of improvements on the property, prior to this tax sale. Property is sold "AS IS" with all faults. All sales are final. There are no refunds. Deeds, maps and plats of the properties are in the County Clerk's office or the Appraisal District. Lawsuit files on which this sale is based are in the office of the District Clerk. Any property address reflected on the bid sheet is the address on the tax records and may not be accurate.
8. Property purchased at this tax sale may be subject to liens for demolition, mowing, or maintenance fees due to the City or Property Owners Association in which the property is located.

If you have any questions, you may contact our office in San Marcos at (512) 353-3755.

**PROPERTIES TO BE SOLD ON APRIL 2, 2019:**

TRACT	SUIT #	STYLE	PROPERTY DESCRIPTION, APPROXIMATE ADDRESS, ACCT #	MIN BID
1	16-0995	The County of Hays, Texas v Delia Rodriguez	Lot 39, Double R Subdivision, Hays County, Texas (Volume 4920, Page 658, Official Public Records, Hays County, Texas) Account #R26207 Judgment Through Tax Year: 2017	\$4,459.00
2	16-1002	The County of Hays, Texas v Gerardo M. Romero	Lot 7, Block 8, Hillside Terrace, Hays County, Texas (Volume 1006, Page 587, Official Public Records, Hays County, Texas) 313 Knox Dr., Buda, Texas 78610 Account #R31775 Judgment Through Tax Year: 2016	\$4,885.00
3	17-0702	The County of Hays, Texas v Raul Villarreal	5.00 acres, more or less, Lot 54, Rocky Ranch Acres Section 3, Hays County, Texas (Volume 995, Page 253, Official Public Records, Hays County, Texas) Account #R40297 Judgment Through Tax Year: 2016	\$8,810.00
4	17-0804	The County of Hays, Texas v Tommy K. Jeffries	Lot 266, Woodcreek Section 19, Hays County, Texas (Volume 1366, Page 175, Official Public Records, Hays County, Texas) Account #R51723 Judgment Through Tax Year: 2016	\$2,951.00
5	17-0815	The County of Hays, Texas v John R. Delarosa, Jr.	8115 square feet of land, more or less, being a portion of Lots 2 and 3, Block 8, Sunset Acres Subdivision, Section 2, in the City of San Marcos, Hays County, Texas (Volume 330, Page 14, Official Public Records, Hays County, Texas) 200 Ebony St., San Marcos, Texas 78666 Account #R44291 Judgment Through Tax Year: 2017	\$67,411.00
6	18-0073	The County of Hays, Texas v Jack Prince	Lots 75 and 76, Block 1, Timmeron Section 1, Hays County, Texas (Volume 1478, Page 609, Official Public Records, Hays County, Texas) 4000 Timmeron Trl., Wimberley, Texas 78676 Account #R45835 Judgment Through Tax Year: 2017	\$10,417.00
7	18-0073	The County of Hays, Texas v Jack Prince	Lots 55 and 56, Block 1, Timmeron Section 1, Hays County, Texas (Volume 1703, Page 529, Official Public Records, Hays County, Texas) Timmeron Trl., Wimberley, Texas 78676 Account #R45814 Judgment Through Tax Year: 2017	\$1,804.00
8	18-0094	The County of Hays, Texas v Valentin I. Salazar	6 acres, more or less, Lot 1, La Moraia, Hays County, Texas (Volume 16, Page 85, Plat Records, Hays County, Texas, and Volume 2413, Page 868, Official Public Records, Hays County, Texas) 474 Heidenreich Ln., Kyle, Texas 78640 Account #R135538 Judgment Through Tax Year: 2017	\$21,755.00
9	18-1221	The County of Hays, Texas v Jesus de la Rosa	.1148 of an acre of land, more or less, Lots 8 and 9, Block 14, Victory Gardens, Hays County, Texas (Volume 2476, Page 13, Official Public Records, Hays County, Texas) 405 Roosevelt St., San Marcos, Texas 78666 Account #R46450 Judgment Through Tax Year: 2017	\$2,966.00
10	18-1309	The County of Hays, Texas v Yasmin Diego Vega	Lot 35, Block 17, Green Pastures Section 3, Hays County, Texas (Volume 3756, Page 369, Official Public Records, Hays County, Texas) 401 Dickerson Rd., Kyle, Texas 78640 Account #R29285 Judgment Through Tax Year: 2017	\$5,211.00
11	18-1309	The County of Hays, Texas v Yasmin Diego Vega	An improvement only situated on Lot 35, Block 17, Green Pastures, Hays County, Texas, 401 Dickerson Rd., Kyle, Texas 78640 Account #R136353 Judgment Through Tax Year: 2017	\$3,703.00