

**DELINQUENT TAX SALE - THE COUNTY OF HILL, TEXAS, HILL COUNTY APPRAISAL DISTRICT
AND WHITNEY INDEPENDENT SCHOOL DISTRICT, HILL COUNTY, TEXAS**

October 6, 2026 at 10:00AM

Courthouse Steps

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**. A person intending to bid on behalf of a corporation or entity must provide documentation showing that the person is authorized to bid on behalf of that corporation or entity as an owner, manager, member or other duly authorized agent. The person intending to bid, or the corporation or entity on whose behalf the person is bidding, must not be prohibited from purchasing or acquiring an interest in real property in the state of Texas by Section 5.253 of the Texas Property Code due to an affiliation with a designated country as defined by Section 5.251 of the Texas Property Code. The grantee named in the deed must be the same person, or corporation or entity on whose behalf the person bid, as the successful bidder (Section 34.015, Texas Tax Code).
2. The property will be sold at public auction to the highest bidder based on oral bids. Successful bidders must pay for their property with **cash or a cashier's check payable to Hill County Tax Office**. 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. A person registering to bid on behalf of a corporation, LLC, or other legal entity will be personally liable for payment of the bid amount if the legal entity does not timely pay.
3. The minimum bid amount is set out beside each tract on the bid sheet. The minimum bid amount includes taxes which were delinquent at the date of judgment.
4. Purchasers at this tax foreclosure sale will receive an ordinary type of Sheriff's Deed which is **WITHOUT WARRANTY**, express or implied. Title to property is **NOT** guaranteed. **OBTAINING TITLE INSURANCE MAY BE DIFFICULT**.
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, property appraised as agricultural land and mineral interests. There is a 180 day right of redemption for all other property.
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. Purchasers may have to pay for these liens.

If you have any questions, you may contact our office in Round Rock at (512) 323-3270 or (512) 323-3272, or on our website at www.mvbalaw.com under Tax Sales.

PROPERTIES TO BE SOLD ON OCTOBER 6, 2026:

TRACT	SUIT #	STYLE	PROPERTY DESCRIPTION, APPROXIMATE ADDRESS, ACCT #	MIN BID
1	T138-18	Whitney Independent School District V Cynthia N. Canlas	Being all that certain Lot 168 of White Bluff No. 39, a Subdivision to Hill County, Texas (V1404/P59 and V1420/P616, ODR), Account #150074	\$3,127.05
2	T207-18	Whitney Independent School District V William T. Taylor	Being all that certain Lot 53, White Bluff No. 38, a Subdivision to Hill County, Texas (V899/P817, DR), Account #149826	\$2,907.56
3	T195-21	The County of Hill, Texas v Vision Enterprises, LLC	Lots 52 and 53, Edgewood Place Add, to the City of Hubbard, Hill County, Texas (Tract (2) in V1923/P117, OPR), 908 NE Fourth Street, Hubbard, Account #117064	\$49,174.27
4	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 304 of White Bluff No. 39, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #150210	\$2,324.73
5	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 340 of White Bluff No. 39, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #150246	\$2,324.63
6	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 54 of White Bluff No. 40, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #150325	\$890.09
7	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 56 of White Bluff No. 40, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #150327	\$890.09
8	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 19 of White Bluff No. 41, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #155942	\$1,862.40
9	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 20 of White Bluff No. 41, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #155943	\$1,862.40
10	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 68 of White Bluff No. 41, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #155991	\$1,862.40
11	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 32 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #160050	\$2,617.14
12	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 62 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235684	\$6,388.64
13	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 63 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235685	\$4,052.82
14	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 64 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235686	\$1,672.36
15	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 162 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235782	\$1,672.36
16	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 281 of White Bluff No. 42, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235901	\$1,672.36
17	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 40 of White Bluff No. 43, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #235946	\$890.09
18	T004-22	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 88 of White Bluff No. 44, a Subdivision to Hill County, Texas (V2072/P100, ODR), Account #240580	\$890.09
19	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 30 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142345	\$1,076.36
20	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 52 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142367	\$1,076.36
21	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 77 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142392	\$1,076.36
22	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 91 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142406	\$721.74
23	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 106 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142421	\$1,076.36
24	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 114 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142429	\$1,076.36

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25	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 129 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142444	\$1,076.36
26	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 150 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142465	\$1,076.36
27	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 151 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142466	\$1,076.36
28	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 156 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142471	\$1,076.36
29	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 182 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142497	\$1,076.36
30	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 212 of White Bluff #12, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142527	\$1,076.36
31	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 40 of White Bluff #14, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142681	\$1,037.15
32	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 49 of White Bluff #14, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142690	\$1,156.53
33	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 68 of White Bluff #14, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #142709	\$1,156.53
34	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 1 of White Bluff #15, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #143819	\$3,887.78
35	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 10 of White Bluff #15, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #143828	\$3,887.78
36	T013-23	Whitney Independent School District v Flatiron White Bluff Lot Portfolio, LLC	Being all that certain Lot 17 of White Bluff #15, A Subdivision of Hill County, Texas (V/2159, P/480, DR), Account #143835	\$1,570.61
37	T119-23	Whitney Independent School District v Zaryl Joaquin	Being all that certain Lot 175 of White Bluff #24, A Subdivision of Hill County, Texas (V1339/P420, DR), Account #146047	\$1,942.63
38	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 29, Account #149935	\$1,031.75
39	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 85, Account #149991	\$1,031.65
40	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 87, Account #149993	\$1,031.65
41	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 93, Account #149999	\$1,031.65
42	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 275, Account #150181	\$2,322.32
43	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 279, Account #150185	\$2,322.32
44	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 280, Account #150186	\$2,322.32
45	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 291, Account #150197	\$2,322.32
46	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 292, Account #150198	\$2,322.32
47	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 306, Account #150212	\$2,322.32
48	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 307, Account #150213	\$2,322.32
49	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 316, Account #150222	\$2,322.32

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50	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 317, Account #150223	\$2,322.32
51	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 325, Account #150231	\$2,322.32
52	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 329, Account #150235	\$2,322.32
53	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 344, Account #150250	\$2,322.32
54	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 346, Account #150252	\$1,598.45
55	T170-23	Whitney Independent School District V Flatiron White Bluff Lot Portfolio, LLC	White Bluff #39 Lt 358, Account #150264	\$1,031.65
56	T053-25	The County of Hill, Texas v Hi Star Properties, DFW LLC	Part of Lot 8, Block 77, of the Original Town of Whitney, assessed on the tax rolls as Lot 8R, Block 77, Hill County, Texas (V2235/P720, OPR), 104 S San Marcos St, Whitney Account #131636	\$5,853.97
57	T073-25	The County of Hill, Texas v Raul DeLuna	Part of Lot 10, Harris Add, assessed on tax rolls as Lot 4, Block 10, Harris Add, Hill County, Texas (V1785/P204, OPR), 111 Line St, Hillsboro Account #106914	\$1,901.30
RESALES <u>THE FOLLOWING PROPERTIES HELD IN TRUST BY THE TAXING UNITS LISTED BELOW ARE OFFERED FOR SALE PURSUANT TO SECTION 34.05 OF THE TEXAS PROPERTY TAX CODE:</u>				
58	T035-25	The County of Hill, Texas v James Michael Whitfield, et al	Lot 215, White Bluff Add #39, Hill County, Texas (V2115/P9, OPR), 39215 Shadow Ridge Dr, Whitney, Texas, Account #150121 (Bid in Trust 7/7/2026)	\$3,383.84