



**City of Fort Worth
Tax Foreclosed Sealed Bid Sale
September 16, 2021**

The City of Fort Worth is accepting bids for the listed tax-foreclosed properties.

The sealed bid opening will be held on **September 16, 2021 at 2:00 p.m.** on the 2nd Floor of City Hall in the City Council Chamber, located at 200 Texas Street, Fort Worth, TX 76102. All bid packets MUST be in a SEALED ENVELOPE with the PROPERTY ADDRESS LOCATED ON THE OUTSIDE OF THE ENVELOPE. Please hand deliver completed bid packets to the Purchasing Department located on the lower level of City Hall at 200 Texas Street, Monday through Friday between the hours of 8:30 a.m. and 4:30 p.m. any day prior to September 16, 2021. On September 16th bids will be accepted in the Purchasing Department from 8:30 a.m. until 12:30 p.m., then at the South End Lobby of City Hall from 12:30 p.m. until 1:30 p.m. **NO BIDS WILL BE ACCEPTED AFTER 1:30 p.m. on September 16, 2021.** The bid opening will begin in the City Council Chamber at 2:00 p.m. and will be open to the public.

Street No.	Street Name	Addition/Survey	Block/Abstract	Lot/Tract	Mapsc	Zoning	Minimum Bid	Estimated Post-Judgment Taxes
1105	23RD ST (NW) ³	ROSEN HTS FIRST FILING ADDN	8	W40' 1, N5' & W40' 2, N22', W33' OF S45' 2	062J	A-5	\$10,637.23	\$2,642.70
6278	AVA COURT DR ⁶	CARVER HTS ADDN	22	28R	080N	A-5	\$23,596.23	\$1,620.92
4120	AVE N ⁶	EASTOVER ADDN		13	078R	A-7.5	\$16,565.73	\$2,895.85
6413	BASSWOOD DR	JINKENS HTS ADDN	11BR	15	046P	A-5	\$13,801.11	\$14,100.53
419	BOYCE AVE (W) ⁴	SOUTHSIDE ADDN	31	E 35' LT 13	091J	A-5	\$11,100.00	\$524.12
916	BOYCE AVE (W)	SOUTH SIDE ADDN	28	E 12' OF LOT 27	090M	B	\$4,100.00	\$173.93
3837	BURNICE DR	SANDY ACRES ADDN	3	17	079Y	A-10	\$7,900.00	\$2,322.20
4650	CAMPUS DR ^{1,3,4,5,7}	JOHN COLLETT SURVEY	260	1B & 1C	091M	A-5	\$62,305.18	\$126,887.76
2508	CASS ST	CARVER HTS ADDN	1	1	079R	A-5	\$21,788.33	\$3,012.17
2013	COMMERCE ST (N)	M G ELLIS ADDN	184	6B	062L	K	\$5,170.00	\$196.98
5549	COTTEY ST	RALPH BUNCHE ADDN	C	28	079U	A-5	\$21,700.00	\$2,445.45
1613	EDGEWOOD TERR (S) ⁶	EAST ROSEDALE HTS ADDN	3	4	079J	A-5	\$21,138.16	\$18,409.42
8105	ELIZABETH LN (W) ^{1,4}	BROADMOOR ADDN	2	S PT 13 & SW PT 12	073Q	C	\$11,341.43	\$3,622.73

0	GOLDEN TRIANGLE BLVD	WILLIAM MCCOWENS SURVEY	999	12D02D	021M	CF	\$34,533.69	\$3,510.10
1824	LANGSTON ST	IE STOUTS SUB		THE EAST 355' OF THE S 1/2 OF LT 6	079N	A-5	\$29,594.56	\$4,761.64
3014	LEE AVE ³	M G ELLIS ADDN	78	17	062B	A-5	\$36,854.68	\$4,070.40
1608	LINDSEY ST	EAST ROSEDALE HTS ADDN	3	8	079J	A-5	\$17,739.00	\$14,569.13
1600	LLOYD AVE	SOUTH EAST LAWN ADDN	2	B	079J	A-5	\$2,140.00	\$0.00
5121	LYNDON DR ^{2,3}	ARLINGTON HTS WEST ADDN	D	50	087D	A-5	\$30,271.78	\$4,401.03
2603	MALONE ST	DIAMOND HILL ADDN	27	22A	063E	A-5	\$8,025.00	\$693.52
2617	MALONE ST ^{3,4}	DIAMOND HILL ADDN	27	15A	063E	A-5	\$12,148.11	\$1,333.27
2999	MANSFIELD HWY	VICKERY ACRES ADDN	3	10 NORTH OF HWY	092E	E	\$5,409.53	\$329.23
3021	MC LEAN ST ^{3,4}	SYCAMORE HTS ADDN	53	13	078F	C	\$16,801.97	\$39,817.48
3626	MEADOWBROOK DR ⁶	TANDY ADDN	17	1R	078G	ER	\$80,129.45	\$23,872.14
0	NELSON ST	H S WESTBROOK ADDN	2	20 FOOT STRIP N	063R	A-5	\$1,870.00	\$0.00
2906	PEARL AVE ⁴	HILL ADDN	11	11	062A	A-5	\$15,533.73	\$873.52
2622	PROSPECT AVE	M G ELLIS ADDN	35	W 35' OF THE E 70' OF LOT 13	062F	A-5	\$1,650.00	\$0.00
2622	PROSPECT AVE	M G ELLIS ADDN	35	W 35' OF LOT 13	062F	A-5	\$1,680.00	\$0.00
5224	RAMEY AVE	WILLIAMS FUNERAL HOME ADDN	1	1	079P	E	\$85,657.00	\$13,238.77
2108	RIDGEVIEW ST	ROLLING HILLS ADDN	15	2	091D	A-7.5	\$33,250.63	\$26,144.59
3732	STALCUP RD	SUNRISE ADDN	12	N 50' OF S 122' OF LOT 1	079Y	A-7.5	\$13,100.00	\$2,703.22
3233	STUART DR ^{1,3,7}	RYAN & PRUITT ADDN	42	9	077W	I	\$8,385.69	\$196.69
3836	WALDORF ST ^{6,8}	ASTORIA ADDN	4	10	079Y	B	\$69,275.40	\$34,081.75

Notation Legend

1=Easement required 2=FEMA Floodplain 3=Potential for high water 4=Property is subject to one or more of the following requirements or conditions: No Sewer available; Water/Sewer extensions required; Substandard Water/Sewer; and/or No street access/landlocked 5=Storm drain or open channel 6=Immediate repairs needed to avoid demolition 7=City easement requested 8=Third-party lienholder on tax suit

The bidder is responsible for determining if the legal description is correct.

Purchase Agreement Bid Packets

Bid packets can be downloaded at <https://www.fortworthtexas.gov/departments/property-management/real-estate-division/tax-foreclosed-property-section> or you can call (817) 392-7590 to discuss options for picking up bid packets. **A complete Tax-Foreclosed Sealed Bid Purchase Agreement Bid Packet must be submitted to the City's Purchasing Department, at 200 Texas Street, Fort Worth, TX 76102 per the instructions above no later than 1:30 p.m. September 16, 2021. BIDS RECEIVED AFTER 1:30 P.M. ARE LATE AND WILL BE REJECTED.**

Bidders must certify they have no outstanding City of Fort Worth judgments or delinquent taxes. Successful bidders shall be responsible for paying any delinquent property taxes, post-judgment taxes, federal tax liens, penalties and interest that continue to accrue and any other charges or liens that were not a part of the foreclosure lawsuit. **IMPORTANT NOTE: The minimum bid amount includes an administration and maintenance fee.**

The tax-foreclosed property is available for purchase on an “as-is” and “with all faults” basis. The City of Fort Worth accepts **no** responsibility for the condition of any tax-foreclosed property and specifically disclaims all warranties of habitability or suitability for a particular purpose. Tax-foreclosed properties could be subject to flooding, it is the bidder’s responsibility to check flood plain maps. The Texas Property Code Section 5.008(e) (9) specifically exempts governmental entities from providing a seller’s disclosure relating to the condition of the property and any improvements on the property. ***Bidders are responsible for performing due diligence on the property BEFORE submitting their bid packet.***

The City of Fort Worth assumes no responsibility as to the accuracy of any fact relating to the properties for sale. The data reflected in the items above is for information only. All sales are “as-is” to the successful bidder on a “Buyer Beware” basis.

The City reserves the right to reject a bid if it is found that collusion exists among bidders. In addition, if a bidder submits two (2) or more bids(s) on the same Property, the City will automatically reject the lower bid(s). The City reserves the right to reject any bid for any reason.

Post-Judgment Taxes

The advertised minimum bid amount **DOES NOT INCLUDE** post-judgment taxes, and post-judgment taxes will **NOT** be paid from the bid amount. The buyer must pay post-judgment taxes in addition to the bid amount and **must show proof of payment** before the City will execute and file the deed. The Tarrant County Tax Office adjusts the post-judgment taxes on a monthly basis; the successful bidder must pay outstanding post-judgment taxes **directly to the County**. Be advised that if you need a title policy on a tax-foreclosed property, please contact the title company of your choice to determine if a policy can be issued before submitting your bid.

The Tax Resale Deed without Warranty contains an acknowledgment that the property is **subject to right of redemption**.

The City of Fort Worth, by advertising these properties, makes no warranty concerning the properties’ zoning or whether the advertised properties can be utilized for any particular purpose. Therefore, it is the responsibility of the bidder to examine all applicable building codes and ordinances to determine whether the property in question can be used for the purpose desired. **Current year property taxes will not be prorated, and will become the full responsibility of the buyer.**

The completed Bid Form must be submitted with a Certified Fund Letter from a legal banking institution. Please note, the successful bidder may be asked to provide an updated Certified Fund Letter to finalize the sale. All funds must be in **the form of a Cashier’s Check or Bank Certified Check – NO EXCEPTIONS.**

For further information pertaining to the sale, please contact Property Management - Real Estate Division at (817) 392-6253 or (817) 392-7590, or visit our website address at: <https://www.fortworthtexas.gov/departments/property-management/real-estate-division/tax-foreclosed-property-section>.