

**NOTICE OF SHERIFF'S SALE**

THE STATE OF TEXAS  
COUNTY OF COOKE

By virtue of Resolution Authorizing Sale of Property, signed on April 24, 2023 by the Cooke County Commissioners Court of Cooke County, Texas and Orders of Sale issued out of the 235th Judicial District Court of Cooke County, Texas, by the Clerk of the Court on January 22, 2024 and January 31, 2024 in the following numbered and styled suits listed below and did on the 14<sup>th</sup> day of February 2024, levy upon said property and as directed, I, the Sheriff of Cooke County, Texas will proceed to auction and sell, at 10:00 o'clock A.M. on the 5<sup>th</sup> day of March 2024, which is the first Tuesday of said month, at the East door of the Courthouse of Cooke County, Gainesville, Texas, the following described property, to-wit:

\*\*\*\*\*

No. 1

**Original Tax Foreclosure Sale: April 4, 2023**

Styled: Cooke County, Et Al v. Robert Merritt – Cause No. TX22-00041

**Property:** Pioneer Valley, Lot 515, (Vacant Lot) located on Boone Trail, Valley View, Texas and being identified as Property ID Number 22202 on the Cooke County Tax Roll

\*\*\*\*\*

No. 2

**Original Tax Foreclosure Sale: April 4, 2023**

Styled: Cooke County, Et Al v. Estate of Ola Lee Miller – Cause No. TX22-00051

**Property:** Pioneer Valley, Lot 1477, (Vacant Lot) located on Cumberland Trail, Valley View, Texas and being identified as Property ID Numbers 14338, 131054, 131055, 131056, 131057, 131058, 131059 and 131060 on the Cooke County Tax Roll

\*\*\*\*\*

No. 3

**Original Tax Foreclosure Sale: April 4, 2023**

Styled: Gainesville ISD v. Wells Fargo Bank NA Trustee for ABFC 2004-OPT2 Trust – Cause No. TX-07341

**Property:** FJ Lindeheimer Survey, Abstract 571, 0.5 acres, (Vacant Lot) known locally as 945 FM 902, Gainesville, Texas and being identified as Property ID Number 28526 on the Cooke County Tax Roll

\*\*\*\*\*

No. 4

Styled: Cooke County, Et Al v. Barbara Thomas Graves – Cause No. TX22-00064

**Property:** Sparks Addition, Block 29, Lot 3, known locally as 818 N. Commerce Street, Gainesville and being identified as Property ID Number 7442 on the Cooke County Tax Roll

\*\*\*\*\*

No. 5

Styled: Cooke County, Et Al v. Margaret C. Hutchins– Cause No. TX23-00018

**Property:** Robertson First Addition, Block 8, Lot 13 & the East half of 14, known locally as 1025 E. Tennie Street, Gainesville, Texas and being identified as Property ID Number 17763 on the Cooke County Tax Roll

\*\*\*\*\*

No. 6

Styled: Cooke County, Et Al v. Yolanda Castaneda, Et Al – Cause No. TX22-00006

**Property:** Montgomery Addition, Block 4, Part of Lot 5, known locally as 606 Mill Street, Gainesville, Texas and being identified as Property ID Number 11699 on the Cooke County Tax Roll

\*\*\*\*\*

No. 7

Styled: Cooke County, Et Al v. Tire Assets, LLC – Cause No. TX22-00104

**Property:** McCain Addition, Block 2, West half of Lot 3, (Vacant Lot) known locally as 720 Myrtle Street, Gainesville, Texas and being identified as Property ID Number 16482 on the Cooke County Tax Roll

\*\*\*\*\*

No. 8

Styled: Cooke County, Et Al v. Rodney Fleenor – Cause No. TX22-00012

**Property:** Gainesville Addition, Block 140, Tract 2, (Vacant Lot) known locally as 611 Belcher Street, Gainesville, Texas and being identified as Property ID Number 6297 on the Cooke County Tax Roll

\*\*\*\*\*

No. 9

Styled: Cooke County, Et Al v. Juan Francisco Valadez & Maria Valadez – Cause No. TX22-00005

**Property:** Berend Addition, Block 8, Lot 21, known locally as 1801 Mill Street, Gainesville, Texas and being identified as Property ID Number 18586 on the Cooke County Tax Roll

\*\*\*\*\*

No. 10

Styled: Cooke County, Et Al v. Courtney Erin Gregg – Cause No. TX22-00009

**Property:** Gainesville Addition, Block 118, Tract 3, known locally as 1111 Wine Street, Gainesville, Texas and being identified as Property ID Number 17741 on the Cooke County Tax Roll

\*\*\*\*\*

No. 11

Styled: Cooke County, Et Al v. Eva Y. Gonzalez and Juan F. Gonzalez – Cause No. TX22-00110

**Property:** CE Perry Addition, Block 7, Lot 4, known locally as 1510 E. Tennie Street, Gainesville, Texas and being identified as Property ID Number 21528 on the Cooke County Tax Roll

\*\*\*\*\*

No. 12

Styled: Gainesville ISD v. Maria Sonia De La Rosa – Cause No. TX21-00077

**Property:** Gainesville Addition, Block 70, Tract 5, known locally as 712 N. Commerce Street, Gainesville, Texas and being identified as Property ID Numbers 9024 on the Cooke County Tax Roll

\*\*\*\*\*

No. 13

Styled: Gainesville ISD v. Martha Guadalupe Gloria – Cause No. TX23-00011

**Property:** Clements First Addition, Block 9, Part of Lot 4, known locally as 315. S. Morris Street, Gainesville, Texas and being identified as Property ID Number 21912 on the Cooke County Tax Roll

\*\*\*\*\*

No. 14

Styled: Cooke County, Et Al v. Luther Dean Harper – Cause No. TX23-00026

**Property:** Pioneer Valley Lots 223 & 224 with mobile home, known locally as 95 Alden Drive, Valley View, Texas and being identified as Property ID Number 10238 on the Cooke County Tax Roll

\*\*\*\*\*

No. 15

Styled: Cooke County, Et Al v. David Shires – Cause No. TX22-00045

**Property:** Pioneer Valley Lot 741, (Vacant Lot) known locally as 741 Webster Court, Valley View, Texas and being identified as Property ID Number 18153 on the Cooke County Tax Roll

\*\*\*\*\*

No. 16

Styled: Cooke County, Et Al v. Monte Lee Milligan, Et Al – Cause No. TX22-00054

**Property:** Pioneer Valley Lots 314 & 315, (Vacant Lots) located on Lewis Drive, Valley View, Texas and being identified as Property ID Numbers 130639-130638-130637-130636-130635-130634-2337 on the Cooke County Tax Roll

\*\*\*\*\*

No. 17

Styled: Cooke County, Et Al v. Virgil Trotter and Christie Trotter a/ka Virgil L. Trotter and Christie L. Trotter, Et Al – Cause No. TX-07608


**Property:** Pioneer Valley Lot 866 with mobile home, known locally as 381 Bridger Street, Valley View, Texas and being identified as Property ID Numbers 13687 & 136031 on the Cooke County Tax Roll

\*\*\*\*\*

All the property being sold by the Sheriff of Cooke County will be subject to the right of redemption of the defendants or any person having an interest in the property to redeem the property at any time within the time periods provided in Section 34.21 of the Texas Property Tax Code, have the right to redeem said property as provided for by law.

Signed: February 9, 2024

Ray Sappington  
Sheriff Cooke County, Texas

 #219  
\_\_\_\_\_  
By: Deputy Liam Schemmel