

# NOTICE OF SALE

STATE OF TEXAS

§ BY VIRTUE OF AN ORDER OF SALE

CAMERON COUNTY

§  
§

DATED MARCH 4, 2025

and issued pursuant to judgment decree(s) of the District Court of Cameron 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 January 28, 2025, seized, levied upon, and will, on the first Tuesday in March, 2025, the same being the 4th day of said month, Pursuant to Texas Tax Code 34.01, and as further provided in the Resolution To Allow Online Auctions For Tax Foreclosure Sales And To Adopt Rules Governing Online Auctions adopted by vote of Commissioners Court of Cameron County, Texas, on June 25, 2019, and recorded as instrument number 20191108000078 in the Official Real Property Records of Cameron County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://cameron.texas.sheriffsauctions.com>, between the hours of 10 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 10:30 AM, 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 Cameron and the State of Texas, to-wit:

## **SUIT NO. STYLE OF SUIT AND PROPERTY DESCRIPTION**

2021-DCL-05314	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. WORKS OF ART DAYCARE Lots 28, Block 75, Olmito Townsite, Cameron County, Texas, according to the map or plat thereof, recorded in Volume 8, Page 83, Map Records of Cameron County, Texas. (Account No.: 4500000750028000)
2021-DCL-05349	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. LOURDES LETICIA GUZMAN Lots 16, 17, 18, and 19, Block 3, Del Mar Heights Subdivision, a subdivision in Cameron County, Texas, according to the map or plat thereof, recorded in Volume 19, Page 36, Map Records of Cameron County, Texas. (Account No.: 7456000030016000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 18, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000018000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 19, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000019000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 30, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000030000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 59, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000059000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 60, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000060000)
2021-DCL-06588	CAMERON COUNTY AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. HUNG LIN LIN, ET AL Lot 61, Taiwan Shrimp Farm Development Subdivision No. 1, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 910-B, Map Records of Cameron County, Texas. (Account No.: 7919200000061000)
2022-DCL-03348	CAMERON COUNTY, CITY OF BROWNSVILLE AND LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT VS. LUELLA B. MARVIN, AKA LOUELLA BENSON MARVIN Tract 34, Bay View Park Addition, an addition to Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 404-B through 413-B, Map Records of Cameron County, Texas. (Account No.: 7378500000034000)
2022-DCL-05973	CAMERON COUNTY, POINT ISABEL INDEPENDENT SCHOOL DISTRICT, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. ERNST R. K. MUELLER, AKA ERNST RICHARD KONRAD MUELLER All that certain tract of land being out of Lot 7, Orive Reserve, an addition to Cameron County, Texas, described as 6.00 acres, more or less, in deed dated March 23, 1994, from David C. Sonmore et ux to Ernst R. K. Mueller, in Volume 2852, Page 295, Official Records of Cameron County, Texas; SAVE & EXCEPT however, that certain 1.03 acre tract described in Volume 8536, Page 155, Official Records of Cameron County, Texas, leaving herein a residue of 4.97 acres, more or less. (Account No.: 8230004000070500) & (Account No.: 8230004000070501)-Bldg
2023-DCL-00686	CAMERON COUNTY, POINT ISABEL INDEPENDENT SCHOOL DISTRICT, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. MARK WAUGH (DECEASED), ET AL Lot 21, Block 3, Waugh's Subdivision, a subdivision in the City of Padre Island, Cameron County, Texas, as described in Volume 9492, Page 131, Official Records of Cameron County, Texas. (Account No.: 9484000030021000)
2023-DCL-03560 2016-DCL-06349	CAMERON COUNTY, CITY OF BROWNSVILLE, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. FLORENTINO GONZALEZ, ET AL VILLA MARIA GARDENS SUBDIVISION LOT 16 BLK 6 (Account No.: 0743500060016000)
2023-DCL-05667	CAMERON COUNTY, LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. CARLOS E VARELA, AKA CARLOS ENRIQUE VARELA, ET AL Lot 1, Block 1, Pelican Pointe Subdivision, Phase II, a subdivision in Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 2482B-A, Map Records of Cameron County, Texas. (Account No.: 7922370010001000)
2024-DCL-03557	CAMERON COUNTY, POINT ISABEL INDEPENDENT SCHOOL DISTRICT, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. JAKUB KOSIEK (DECEASED) Lot 4, Block 79, Laguna Madre Beach Subdivision, an addition to the City of Brownsville, Cameron County, Texas, according to the map or plat thereof, recorded in Volume 20, Page 11, Map Records of Cameron County, Texas. (Account No.: 8240000790004000)
2023-DCL-03029	CAMERON COUNTY, CITY OF BROWNSVILLE, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. ALICIA G GALVAN, ET AL Lot 27, Block 2, Emerald Valley Subdivision, an addition to the City of Brownsville, Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 1640-A, Map Records of Cameron County, Texas. (Account No.: 7919160020027000)
2023-DCL-03067	CAMERON COUNTY, LOS FRESNOS CONSOLIDATED INDEPENDENT SCHOOL DISTRICT, SOUTH TEXAS INDEPENDENT SCHOOL DISTRICT AND TEXAS SOUTHWEST COLLEGE DISTRICT VS. HORACIO DEL ANGEL Lot 9, Block 1, Norgail Acres Subdivision, an addition to the City of Los Fresnos, Cameron County, Texas, according to the map or plat thereof, recorded in Cabinet 1, Slot 275-B, Map Records of Cameron County, Texas. (Account No.: 7695000010009000)

(any volume and page references, unless otherwise indicated, being to the Deed Records, Cameron 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 Brownsville, Texas, on January 28, 2025

\_\_\_\_\_  
Sheriff Manuel Trevino  
Cameron County, Texas

By \_\_\_\_\_  
Deputy

**THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR JUDICIAL REQUIREMENTS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, OWNED BY THE DEFENDANT(S) IN SUCH SUIT(S) IN AND TO THE REAL PROPERTY OFFERED.**

**THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS.**

**IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTEWATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL.**

**ESTA VENTA SE REALIZA CONFORME A LOS REQUISITOS ESTATUTARIOS O JUDICIALES. LOS POSTORES LICITARÁN POR LOS DERECHOS, TÍTULOS E INTERESES, SI FUESE EL CASO, DE LA PROPIEDAD INMUEBLE QUE SE OFRECE.**

**LA PROPIEDAD SE VENDE TAL CUAL, DONDE SE ENCUENTRE Y SIN NINGUNA GARANTÍA EXPRESA O IMPLÍCITA. NI EL CONDADO NI EL DEPARTAMENTO DEL ALGUACIL GARANTIZAN O REALIZAN ALGUNA DECLARACIÓN RESPECTO AL TÍTULO, CONDICIÓN, ABITABILIDAD, COMERCIABILIDAD O APTITUD PARA UN PROPÓSITO PARTICULAR. LOS COMPRADORES SE RESPONSABILIZAN POR TODOS LOS RIESGOS.**

**EN ALGUNAS SITUACIONES, UN LOTE DE CINCO ACRES O MENOS SE PRESUME QUE SE DESTINA PARA USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIOS DE AGUA POTABLE O ALCANTARILLADO, LA PROPIEDAD PUEDE NO CALIFICAR PARA USO RESIDENCIAL. SI UN COMPRADOR POTENCIAL DESEA MÁS INFORMACIÓN DEBE PREGUNTAR O CONSULTAR A UN ASESOR PRIVADO.**

## **NOTES**

For North Properties see  
The Valley Morning Star

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