



CITY OF WACO

Property Management
Post Office Box 2570
Waco, Texas 76702-2570
254 /750-5651
kendraa@wacotx.gov
www.waco-texas.com

Purchasing Steps for Tax Foreclosed Property

The process is very simple.

Fill out the Offer to Purchase forms, which states the name you want the deed to be made, your mailing address, phone number and email. All four (4) forms must be signed by the buyer. The Disclaimer and Conditions form states the property is conveyed 'as is' and the city will not provide title insurance or a current survey. The city makes no guarantee as to the availability of utilities or no warranty concerning zoning. Property will not be sold to anyone having taxes owed. Waiver of Liability is a hold harmless agreement, you are allowed to be on the property, but you are not allowed to begin any work, until you have the deed.

You must pay for the property in full and sign four (4) forms.

Once, I have a receipt of payment I will submit the offer to City Council for approval. Once approved, a Tax Resale Deed will be prepared and routed for signatures by the City Manager. Then, the deed is sent to WISD for signatures and then the County Commissioner to be placed on their agenda for approval.

It normally takes 5-6 months to receive the executed deed. Once completed, the deed will be mailed to you.

In the unlikely event your purchase is not approved, your purchase amount will be returned to you in full.

Please feel free to contact me or my staff assistant, Doris for questions. DorisS@wacotx.gov.

I can be reached by e-mail at KendraA@wacotx.gov or 254-750-5651.

I look forward to visiting with you about the possible purchase of your property.

Sincerely,

Kendra Anderson-Zadnik, Broker, CRS, GRI, ABR
City of Waco Property Manager
254-750-5672
KendraA@wacotx.gov

OFFER TO PURCHASE Standard CITY OWNED PROPERTY

Date: _____

To: City Council of Waco, Texas

Please accept my offer to purchase the following described property for the stated amount below.

Address: _____
Legal Description: Lot _____, Block _____, Addition _____
Lot Size: _____
Zoning: _____
MCAD Value: \$ _____
Court Cost: \$ _____
Purchase Amount: \$ _____

Background information: This property is being purchased for general ownership purposes. I understand that in accordance with the Sale of City Owned Property Policy the purchase price is to be the greater of 40% of the current year MCAD Value or Court Costs as stated above. I have been advised to contact the Planning Department at 1-254-750-5650 to insure that any use of this property I determine in the future will be in compliance with the city rules and ordinances. All sales are final. There are no refunds, unless a taxing entity does not approve sale.

Please make the deed in the name of _____ and mail it to:

Name: _____
Address: _____ City: _

State: _____, ZIP: _
Phone Number: _____
Email: _

SIGNED _____

DATE _____

Finance: Payment to be applied to Acct: **1000-485100 REAL**

Return to 401 Franklin Avenue or email to Kendraa@wacotx.gov

OFFER TO PURCHASE Sub Standard CITY OWNED PROPERTY

Date: _____

To: City Council of Waco, Texas

Please accept my offer to purchase the following described property for the stated amount below.

Address: _____
Legal Description: Lot_____, Block_____, Addition _____
Lot Size: _____
Zoning: _____
MCAD Value: \$ _____
Court Cost: \$ _____
Purchase Amount: \$ _____

Background information: This **SUB STANDARD** property is being purchased for general ownership purposes. I understand that in accordance with the Sale of City Owned Property Policy the purchase price is to be the greater of 25% of the current year MCAD Value or Court Costs as stated above. I have been advised to contact the Planning Department at 1-254-750-5650 to insure that any use of this property I determine in the future will be in compliance with the city rules and ordinances. All sales are final. There are no refunds, unless a taxing entity does not approve sale.

I understand that this property is **SUB-STANDARD** because it is may not be independently developable due to the following:

- _____ Sub Standard due to size of lot.
- _____ Extension of utility lines either water or sewer are required.
- _____ Other _____.

Please make the deed in the name of _____ and mail it to:

Name: _____
Address: _____
City: _____ State: _____
ZIP: _____ Phone Number: _____
Email: _____

SIGNED _____ DATE _____

Finance: Payment to be applied to Acct: **1000-485100 REAL**

Disclaimers & Conditions of Sale Agreement

Date: _____

I _____, the buyer of the property located at _____ do hereby agree and accept that this transaction is contingent upon the following terms and conditions:

Disclaimers

- a. the property is being sold on an "AS IS" basis;
- b. the property is being sold subject to the possibility of an existing "prior owner's right of redemption" (Not applicable to this property.);
- c. the City of Waco makes no warranty concerning zoning or suitability of the property for any specific purpose or use;
- d. it is my sole responsibility as the buyer to examine all applicable building codes and ordinances to determine if the property in question can be used for my intended purpose;
- e. if the property being purchased includes a structure and the condition of that structure is in violation of any construction and building codes, all violations and deficiencies must be repaired/renovated in strict adherence with the procedures and timelines specified in the related Code Inspection Condition Report. **No work can begin until the property has been legally conveyed to the Buyer.**
- f. Offers to Purchase property will not be accepted from any Disqualified Buyer. A Disqualified Buyer is anyone with:
 - 1. a delinquent tax account for City, School District, Community College or County Taxing Entities;
 - 2. past due amounts owed to the city for mowing, water bills, library fines, hotel sales tax, abatement of other nuisances by the city or demolition of
 - 3. Sub-standard structures; or
 - 4. in current violation of any city code and/or ordinance related to real estate.

Conditions

- a. the buyer must, at all times, maintain the property at or above all City Code Standards;
- b. the buyer may not sell this property in an unimproved condition within 12 months of the deed recording date of this transaction; however, the property may be sold if the buyer has constructed or renovated a single family dwelling on the property and is selling it to a third party. Failure of the buyer to fully comply may, at the city's sole discretion, result in additional compensation to be paid by buyer to the city equal to 50% of the initial purchase price and any profit realized from the prohibited re-sale shall be paid to the city as a penalty for breach of terms and conditions of the initial sale;
- c. in the event, at any time, the buyer elects to build a structure on the purchased property, the buyer acknowledges that such structure must be compatible with the neighborhood character and style of other structures located in the same block and must be formally approved in advance by the related City of Waco inspections and/or plan review departments in accordance with city ordinances.

I have been advised that this sale is subject to approval by the City Council, McLennan County and WISD. The average period of time for a Tax Resale deed to be completely executed and mailed is six months after the City Council's approval has been granted.

Agreed and Accepted:

Date

Date

**WAIVER of LIABILITY and
TOTAL INDEMNIFICATION AGREEMENT**

I _____, do hereby agree and accept complete responsibility for any and all accident(s) and/or injuries including death, which may occur while I am on any and all property owned or held in trust by the City of Waco.

In Addition, I hereby hold harmless, the City of Waco, its agent(s), assign(s) and employee(s) from responsibility of any kind for said accident(s) and/or injuries including death.

I am fully aware of the potential for various types of hazards to exist whether in or around structures or on vacant land.

I hereby also accept complete responsibility and liability for all accident(s) and/or injuries including death, which may occur to any individual(s) who come onto the property(ies) as invited or allowed by me. Such persons include, but are not limited to relatives, associates, contractors, employees and any others.

By affixing my signature below, I am exercising my Waiver of Liability and Total Indemnification for the benefit and protection of the City of Waco and all other parties specified above.

Accepted and Agreed:

Date

Date

City of Waco Properties
 Bid Sale and for Purchase Now
 As of February 5, 2018

Available Now	MCAD PID	Street Number	Street	Zip	Deed Legal Description	Lot Frontage	Lot Depth	Lot Size	Current Zoning	2017 MCAD Value	Court Costs	Direct Sales Price
<p><i>Purchasers 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. Property is sold "AS IS" with all faults. All sales are final. All property purchased are 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. Property purchased may be subject to liens and District Clerk court costs</i></p>												
Summer Bid Sale	183966	4002	3rd St. S.	76706	0.32 Acres+/- C. O'Campo Survey, Tract 30	.32 Acres		No Utilities-Standard	R-1B	\$8,660.00	\$2,097.00	\$2,097.00
Neighbor Only	167700	1501	7th St. N.	76707	Lot A14, Block 21, Chamberlain & Taylor Addition	25	165	Sub-Standard	R-2	\$2,230.00	\$1,237.00	\$557.50
Neighbor Only	174088	1704	7th St. N.	76707	Lots A1, B1 & D1, Block 19, Garland Addition	88	75	Sub-Standard	R-2	\$3,160.00	\$1,938.38	\$790.00
Neighbor Only	173560	725	11th St. N.	76707	Lot A16 and B17, Block 229, Finks Subdivision	33	150	Sub-Standard	R-2	\$4,600.00	\$675.00	\$675.00
No-Spring Bid Sale	173236	2504	15A St. N.	76708	Lots A13, A14, B13 & B14, Block 78, Farwell Heights	165	100	Standard	R-2	\$7,260.00	\$1,788.00	Bid \$2,904.00
Available-Retain Easement	161728	2025	15th St. N.	76708	Lot 3, Block 9, Archenhold Addition	50	169	Standard - Easement	R-1B	\$6,000.00	\$977.00	\$2,400.00
Neighbor Only	185994	1204	21st St. N.	76707	Lot C13, B14, Block 15, Provident Addition	82	65	Sub-Standard	R-1B	\$6,500.00	\$899.00	\$899.00
Neighbor Only	194875	2315	21st St. N.	76708	Lot B8, Block 103, University Heights Addition	100	50	Sub-Standard	R-2	\$5,150.00	\$908.00	\$908.00
No-June 2018	178096	928	30th N.	76707	Lot 7, Block 29, Huaco Heights Addition	50	150	Standard	R-1B	\$9,230.00	\$1,301.00	\$3,692.00
Available	186841	904	Burgan St.	76704	Lot 16, Block 11, Paul Quinn Addition	50	125	Standard	R-2	\$3,630.00	\$1,450.00	\$1,452.00
Available	186846	905	Burgan St.	76704	Lot 3, Block 12, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	Truly Zero	\$1,520.00
Available	186840	906	Burgan St.	76704	Lot 15, Block 11, Paul Quinn Addition	50	125	Standard	R-2	\$3,630.00	\$1,227.00	\$1,452.00
Available	166900	916	Calumet Ave.	76704	Lot 5, Block 35, Carver Park Addition	50	126	Standard	R-1B	\$4,100.00	\$1,275.00	\$1,640.00

<i>Available Now</i>	<i>MCAD PID</i>	<i>Street Number</i>	<i>Street</i>	<i>Zip</i>	<i>Deed Legal Description</i>	<i>Lot Frontage</i>	<i>Lot Depth</i>	<i>Lot Size</i>	<i>Current Zoning</i>	<i>2017 MCAD Value</i>	<i>Court Costs</i>	<i>Direct Sales Price</i>
Available	166669	704	Carver Ave.	76704	Lot 2, Block 18, Carver Park Addition	50	140	Standard	R-1B	\$4,700.00	\$507.00	\$1,880.00
Available	193880	1024	Chestnut St.	76704	Lot 5A, Block 4, Turner-Clinton-Turner Addition	50	150	Standard	R-3E	\$6,080.00	\$2,213.00	\$2,432.00
Available	195782	1220	Chestnut St.	76704	Lot 9, Block 7, J. Weisman Addition	50	142	Standard	R-2	\$3,980.00	\$768.00	\$1,592.00
Summer Bid Sale	163231	1513	Clay Ave.	76706	Lot 2, Block 144, BF Bell Subdivision, pt of Farm Lot 28	100	165	Standard	R-2	\$5,610.00	\$1,023.00	\$2,244.00
Neighbor Only	195756	424	Clifton St.	76704	Lot B15, C16, Block 6, J. Weisman Addition	40	110	Sub-Standard	C-3 & R-2	\$3,300.00	\$914.00	\$825.00
Neighbor Only	358047	0-OFF	Clifton St.	76704	Lot D18, Block H, Genicy Ford Addition	landlocked		Sub-Standard	C-3	\$2,590.00	\$23.20	\$647.50
Neighbor Only	197772	515-Rear	Clifton St.	76704	Lot C4, Block 1, George W. Witt Addition	186	70.41	Sub-Standard	C-3	\$5,730.00	\$1,225.00	\$1,225.00
Available	186715	828	Dawson St.	76704	Lot 28, Block 4, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,228.00	\$1,520.00
Available	166536	709	Dearborn St.	76704	Lot 11, Block 8, Carver Park Addition	50	140	Standard	R-1B	\$4,700.00	\$1,060.00	\$1,880.00
Available	166630	1012	Dearborn St.	76704	Lot 10, Block 15, Carver Park Addition	55	140	Standard	R-1B	\$4,620.00	\$1,471.00	\$1,848.00
Available	166868	617	Delano Ave.	76704	Lot 12, Block 32, Carver Park Addition	51	133	Standard	R-1B	\$4,630.00	\$1,223.00	\$1,852.00
Available	166892	813	Delano Ave.	76704	Lot 10, Block 34, Carver Park Addition	50	147	Standard	R-1B	\$4,480.00	\$1,526.00	\$1,792.00
Neighbor Only	166904	905	Delano Ave.	76704	Lot 9, Block 35, Carver Park Addition	50	152	Sub-Standard	C-1	\$4,560.00	\$20.00	\$1,140.00
Available	166821	802	Dunbar Ave.	76704	Lot 2, Block 29, Carver Park Addition	50	150	Standard	R-1B	\$4,410.00	\$210.00	\$1,764.00
Available	166822	804	Dunbar Ave.	76704	Lot 3, Block 29, Carver Park Addition	50	140	Standard	R-1B	\$4,700.00	\$1,226.00	\$1,880.00

City of Waco Properties
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Available	166835	912	Dunbar Ave.	76704	Lot 4, Block 30, Carver Park Addition	50	140	Standard	R-1B	\$4,410.00	\$1,060.00	\$1,764.00
Neighbor Only	163025	1024	Earle Ave.	76704	Lot B15, Block 8, Nelson Beall	25	150	Sub-Standard	M-2	\$2,030.00	\$1,247.00	\$507.50
Neighbor Only	195859	1210	Edgeway St.	76704	Lot A5, Block 10, J Weisman and Company Addition	23	142	Sub-Standard	R-2	\$2,170.00	\$1,225.00	\$542.50
Available	354181	1317	Faulkner Ln.	76704	Lot 19, Block 12, Paul Quinn Addition	120	90	Standard	R-2	\$4,940.00	\$ -	\$1,976.00
Available	187730	1625	Faulkner Ln.	76704	Lot 13, Block 5, Riddle Addition	50	165	Standard	R-2	\$4,290.00	\$ -	\$1,716.00
Available	189170	1236	Frost Ave.	76708	Lot G2, Block 128, Scott Subdivision	50	156	Standard	R-2	\$3,430.00	\$1,029.00	\$1,029.00
Available	186743	903	Garrison St.	76704	Lot 2, Block 6, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,098.00	\$1,520.00
No-June 2018	180676	1316	Gholson Rd.	76704	0.28 Acres +/- of the Tomas De La Vega Survey, Tract 361	73	166/150	Standard	R-1B	\$5,120.00	\$1,718.00	\$2,048.00
Available	167472	1004	Gholson Rd.	76704	Lot 7, Block 18, Central Villa Addition	49	140	Standard	R-1B	\$4,020.00	\$1,237.00	\$1,608.00
Available	122374	1117	Gholson Rd.	76704	Lot 12, Block 7, Central Villa Addition	50	140	Standard	R-1B	\$6,510.00	\$917.00	\$2,604.00
Available	122376	1125	Gholson Rd.	76704	Lot 14, Block 7, Central Villa Addition	50	140	Standard	R-1B	\$6,510.00	\$1,060.00	\$2,604.00
Neighbor Only	192573	1310	Grant St.	76704	Lot B5, Block 3, Teachers Addition	34	100	Sub-Standard	R-2	\$2,350.00	\$1,488.00	\$587.50
Available	192560	1315	Grant St.	76704	Lot 2, Block 2, Teachers Addition	50	100	Standard	R-2	\$3,300.00	\$1,764.00	\$1,764.00
Available	166464	701	Harlem Ave.	76704	Lot 9, Block 3, Carver Park Addition	50	140	Standard	R-1B	\$4,410.00	\$1,330.00	\$1,764.00

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Available	166453	613	Harlem Ave.	76704	Lot 11, Block 2, Caver Park Addition	51	140	Standard	R-1B	\$4,430.00	\$1,283.00	\$1,772.00
Available	166527	706	Harlem Ave.	76704	Lot 2, Block 8, Carver Park Addition	50	140	Standard	R-1B	\$4,410.00	\$416.50	\$1,764.00
Available	166470	725	Harlem Ave.	76704	Lot 15, Block 3, Carver Park Addition	50	140	Standard	R-1B	\$4,410.00	\$1,073.00	\$1,764.00
Available	166559	1006	Harlem Ave.	76704	Lot 9, Block 10, Carver Park Addition	55	140	Standard	R-2	\$4,620.00	\$752.36	\$1,848.00
Available	166499	1025	Harlem Ave.	76704	Lot 22, Block 5, Carver Park Addition	55	140	Standard	R-2	\$4,620.00	\$482.00	\$1,848.00
Available	166526	700	Harlem Ave. (1401 Preston)	76704	Lot 1, Block 8, Carver Park Addition	50	140	Standard	R-1B	\$4,410.00	\$416.50	\$1,764.00
Available	197812 & 197813	608 & 620	Hatton St.		Lot A10 & 11, Block 3, Witt Addition	100	135	Sub-Standard	C-3	\$16,200.00	\$2,307.00	\$4,050.00
No-June 2018	173385	1621	Herring Ave.	76708	Lot 10, Block 92, Farwell Heights Addition	50	165	Sub-Standard	C-3	\$5,360.00	\$1,419.00	\$1,340.00
Available	170164	1123	Hood St.	76704	Lot 2, Block 16, J. F. Davis Addition	50	140	Standard	R-2	\$4,410.00	\$1,025.00	\$1,764.00
Available	186806	912	Houston St.	76704	Lot 15, Block 9, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$320.00	\$1,520.00
Available	186814	917	Houston St.	76704	Lot 5, Block 10, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,312.00	\$1,520.00
Available	186803	924	Houston St.	76704	Lot 12, Block 9, Paul Quinn Addition	50	125	Standard	R-2	\$3,950.00	\$1,455.00	\$1,580.00
Available	186817	929	Houston St.	76704	Lot 8, Block 10, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,266.00	\$1,520.00
Available	167459	1000	Houston St.	76704	Lot 8, Block 15, Central Villa	49	140	Standard	R1-B	\$4,030.00	\$1,213.00	\$1,612.00
Available	167456	1012	Houston St.	76704	Lot 5, Block 15, Central Villa Addition	49	140	Standard	R-1B	\$4,800.00	\$2,924.00	\$1,920.00

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Available	167452	1028	Houston St.	76704	Lot 1, Block 15, Central Villa Addition	49	140	Standard	R-1B	\$4,020.00	\$41.99	\$1,608.00
Available	167417	1114	Houston St.	76704	Lot 5, Block 11, Central Villa Addition	50	140	Standard	R-1B	\$3,920.00	\$1,225.00	\$1,568.00
Available	167415	1120	Houston St.	76704	Lot 3, Block 11, Central Villa Addition	50	140	Standard	R-1B	\$3,920.00	\$1,323.00	\$1,568.00
Available	186734	800	Hubert St.	76704	Lot 20, Block 5, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,548.00	\$1,548.00
Available	186749	928	Hubert St.	76704	Lot 8, Block 6, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$936.00	\$1,520.00
Neighbor Only	170077	722	James Ave. E.	76704	Lot B13, Block 9, J.F. Davis Tract	36	100	Sub-Standard	R-2	\$2,630.00	\$1,334.20	\$657.50
Available	170210	1213	JJ Flewellen Rd.	76704	Lot 5, Block 21, J.F. Davis Addition	50	140	Standard	R-2	\$4,410.00	\$895.00	\$1,764.00
Available	195804	1207	Kellum St.	76704	Lot 32, Block 7, J. Weisman Addition	50	142	Standard	R-2	\$3,980.00	\$661.00	\$1,592.00
Neighbor Only	195861	1214	Kellum St.	76704	Lots B6 & B7, Block 10, J. Weisman Addition	48	142	Sub-Standard	R-2	\$3,880.00	\$1,337.00	\$970.00
Neighbor Only	195865	1230	Kellum St.	76704	Lot 12, Block 10, J. Weisman Addition	50	87	Sub-Standard	R-2	\$2,630.00	\$1,138.00	\$657.50
Available	166957	500	Lenox St.	76704	Lot 1, Block 5, Carver Park Addition	56	140	Standard	R-1B	\$4,630.00	\$830.00	\$1,852.00
Available	166951	501	Lenox St.	76704	Lot 7, Block 4, Carver Park Second	56	140	Standard	R-1B	\$4,630.00	\$1,397.00	\$1,852.00
Available	166705	909	Lenox St.	76704	Lot 14, Block 20, Carver Park Addition	45	140	Standard	R-1B	\$4,100.00	\$1,060.00	\$1,640.00
Neighbor Only	195627	104	Lillian St.	76704	Lot 5D, Block H, Walton Tract	45	36	Sub-Standard	R-2	\$1,050.00	\$1,019.00	\$262.50
Available	167422	1105	Linn St	76704	Lot 10, Block 11, Central Villa Addition	50	140	Standard	R-1B	\$3,920.00	\$1,133.00	\$1,568.00

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<i>Available Now</i>	<i>MCAD PID</i>	<i>Street Number</i>	<i>Street</i>	<i>Zip</i>	<i>Deed Legal Description</i>	<i>Lot Frontage</i>	<i>Lot Depth</i>	<i>Lot Size</i>	<i>Current Zoning</i>	<i>2017 MCAD Value</i>	<i>Court Costs</i>	<i>Direct Sales Price</i>
Available	167424	1113	Linn St	76704	Lot 12, Block 11, Central Villa Addition	50	140	Standard	R-1B	\$3,920.00	\$895.00	\$1,568.00
Available	167442	1004	Linn St.	76704	Lot 7, Block 14, Central Villa Addition	49	140	Standard	R-1B	\$4,020.00	\$1,060.00	\$1,608.00
Available	167467	1025	Linn St.	76704	Lot 15, Block 15, Central Villa Addition	49	140	Standard	R-1B	\$3,840.00	\$1,477.00	\$1,536.00
Available	125018	1706	Main St.	76704	Lot 17, Block C, Riddle Addition	54	162	Standard	R-2	\$6,850.00	\$ -	\$870.35
Neighbor Only	174067	609	Maryland Ave.	76707	Lot B1, Block 17, Garland Addition	50	52	Sub-Standard	R-2	\$1,430.00	\$912.00	\$357.50
Neighbor Only	167696	624	Maryland Ave.	76707	Lot D8 D9 D10, Block 21, Chamberlain and Taylor Addition	41	150	Sub-Standard	R-2	\$3,010.00	\$762.00	\$752.50
Neighbor Only	173492	1213	McKenzie Ave	76708	Lot 13 & 14, Block 24, Farwell Heights Addition	92	143	No paved access or utilities	R-2	\$6,710.00	\$450.00	\$450.00
Available	123680	1211	Miller St.	76704	Lot 20, Block A, Ikes Addition	55	110	Standard	R-1B	\$5,930.00	\$1,247.00	\$2,324.00
Available	173557	1016	Morrow Ave.		Lots A12, & A13, Block 229, Finks Subdivision	50	110	Standard	O-2	\$5,010.00	\$1,813.00	\$2,004.00
Available	188820	725	Olive St.	76704	Lot 7, Block 2, Ryals Subdivision, Division I	50	134	Sub-Standard	C-3	\$8,040.00	\$1,608.00	\$1,608.00
Available	186823	910	Olive St.	76704	Lot 14A 14B, Block 10, Paul Quinn Addition	50	125	Standard	R-2	\$3,800.00	\$1,060.00	\$1,520.00
Available	161844 & 161843	812 & 816	Preston	76704	Lot 8B & 9, Block 4, Ashburn Addition	50 & 50	125 & 100	Standard	R-2 & O-2	\$7,560.00	\$1,731.00	\$1,731.00
Neighbor Only	161864	905	Preston St.	76704	Lot A2, Block 8, Ashburn Addition	40	125	Sub-Standard	R-2	\$3,500.00	\$1,133.00	\$875.00
Available	170097	1015	Preston St.	76704	Lot 5, Block 11, J.F. Davis Tract	50	140	Standard	R-2	\$4,700.00	\$1,030.00	\$1,880.00

City of Waco Properties
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 As of February 5, 2018

<i>Available Now</i>	<i>MCAD PID</i>	<i>Street Number</i>	<i>Street</i>	<i>Zip</i>	<i>Deed Legal Description</i>	<i>Lot Frontage</i>	<i>Lot Depth</i>	<i>Lot Size</i>	<i>Current Zoning</i>	<i>2017 MCAD Value</i>	<i>Court Costs</i>	<i>Direct Sales Price</i>
Available	170044	1122	Preston St.	76704	Lot 9, Block 7, J. F. Davis Homestead Addition	50	140	Standard	R-2	\$4,410.00	\$1,103.00	\$1,764.00
Available	170068 & 170069	1205	Preston St. & 714 James	76704	Lot A6, A7, Block 9, J.F. Davis Tract	100	80	2 lots: Sub-Standard	R-2	\$6,050.00	\$1,487.00	\$2,420.00
Neighbor Only	190004 & 190005	1114 & 1120	Primrose Dr.	76706	Lot A4 & A5, Block 2, South End Addition	100	122 & 116	Never buildable	O-2	\$14,950.00	\$1,266.99	\$1,266.99
Available	163192	1412	Proctor	76708	Lot B15, Block 129, J.O. Beckley Subdivision out of the Old Scott's Subdivision of the J.M. Stephens Survey	63	195	Standard: Easement	R-2	\$4,890.00	\$1,180.00	\$1,222.50
Available	170196	1113	Rose St.	76704	Lot 4, Block 19, J. F. Davis Tract	50	140	Standard	R-2	\$4,700.00	\$1,593.00	\$1,880.00
Available	123676	1800	Seley St.	76704	Lot 16, Block A, Ikes Addition	50	101	Standard	R-1B	\$5,580.00	\$1,247.00	\$2,232.00
Available	123679	1812	Seley St.	76704	Lot 19, Block A, Ikes Addition	55	102	Standard	R-1B	\$5,620.00	\$497.00	\$2,248.00
Available	169971	1312	Selman St.	76704	Lot 11, Block 1, J.F. Davis Addition	50	150	Standard	R-2	\$4,580.00	\$1,303.00	\$1,832.00
Neighbor Only	170042	1201	Sherman (fka 600 Riddle)	76704	Lot A7, Block 7, J. F. Davis Tract	50	75	Sub-Standard	R-2	\$2,740.00	\$1,459.00	\$685.00
Available	170011	1316	Sherman St.	76704	Lot 10, Block 4, J.F. Davis Tract	50	140	Standard	R-2	\$4,700.00	\$556.00	\$1,880.00
No-June 2018	172669	1917	Summer Ave.	76708	Lot 10, Block 24, Farwell Heights Addition	50	165	Standard	R-2	\$5,360.00	\$1,403.00	\$2,144.00
Available	165150	1140	Sunset St.	76704	Lot 11, Block 2, Borden Addition	50	120	Standard	R-1B	\$3,960.00	\$1,159.00	\$1,584.00
Available	165151	1144	Sunset St.	76704	Lot 12, Block 2, Borden Addition	50	120	Standard	R-1B	\$3,960.00	\$1,159.00	\$1,584.00

Email to Kendraa@wacotx.gov or call 254-750-5651.

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No-June 2018	167388	1100	Texas St.	76704	Lot 8, Block 9, Central Villa Addition	50	140	Standard	R-1B	\$3,920.00	\$1,012.00	\$1,568.00
Neighbor Only	194793	2025	Trice Ave.	76707	Lot B8, Block 64, University Heights Addition	37	150	Sub-Standard	R-2	\$5,700.00	\$1,025.00	\$1,025.00
Available	170138	1007	Turner St.	76707	Lot 4, Block 14, J.F. Davis Addition	50	140	Standard	R-2	\$4,410.00	\$1,214.00	\$1,764.00
Available	170123	1115	Turner St.	76707	Lot 3, Block 13, J.F. Davis Tract	50	140	Standard	R-2	\$4,700.00	\$590.00	\$1,880.00
Available	170108	1221	Turner St.	76704	Lot 2, Block 12, J.F. Davis Addition	50	140	Standard	R-2	\$4,700.00	\$1,405.00	\$1,880.00
Neighbor Only	170107	1225	Turner St.	76704	Lot A1, Block 12, J.F. Davis Addition	42	140	Sub-Standard	R-2	\$4,360.00	\$1,405.00	\$1,405.00
Neighbor Only	191972	3830	Windsor Ave.	76708	Lot 24, Block 6, Sunset Addition	25	128	Sub-Standard	R-1B	\$3,810.00	\$1,227.00	\$952.50