

NOTICE OF SALE OF REAL PROPERTY

Brady Independent School District hereby offers for sale a tract of real property and improvements described as follows:

BEING 0.836 acres in McCulloch County, Texas out of the Fisher & Miller Survey No. 2293, Abstract No. 357, and being a combination of those certain tracts described as 0.162 acres in a deed to Brady I.S.D. recorded in Volume 305, Page 232 of the McCulloch County Official Public Records, and that certain tract described as 180 feet by 180 feet in a deed to Brady I.S.D. recorded in Volume 256, Page 64 of the McCulloch County Deed Records.

BEGINNING at a 1/2" steel stake in the north line of West 11th Street, the south line of said 180 feet by 180 feet tract, and the west line of a 20 feet wide public alley for the S .E. corner hereof;

THENCE along the north line of West 11th Street, the south line of said 180 feet by 180 feet tract, and the south line hereof N 88°32'57" W a distance of 37.44 feet to a railroad spike, and S 86°45'52" W a distance of 138.21 feet to a 1/2" steel stake found for the S.E. corner of that certain tract described as 6.0 acres in a deed to Kenneth Friar recorded in Volume 304, Page 261 of said Official Public Records, the S.W. corner of said 0.162 acres, and the S.W. corner hereof;

THENCE along the east line of said 6.0 acres, the west line of said 0.162 acres, and the west line hereof N 01°51'34" E a distance of 216.14 feet to a 1/2" steel stake found for the S.W. corner of that certain tract described as 0.093 acres in a deed to Kenneth Friar, et ux, recorded in Volume 310, Page 290 of said Official Public Records, the N.W. corner of said 0.162 acres, and the N.W. corner hereof;

THENCE along the south line of said 0.093 acres, the north line of said 0.162 acres, and the north line hereof N 88°34'24" E @ 23.29 feet passing a common corner of that certain tract described as 0.493 acres in a deed to John W. Jones, et ux, recorded in Volume 358, Page 710 of said Official Public Records, and said 0.093 acres, and @ 77.07 feet passing the common corner of that existing Frank Roddie tract (see Volume 303, Page 754 of said Official Public Records), and said 0.493 acres, for a total distance for this course of 166.16 feet to a 1/2" steel stake found in the west line of said public alley for the N.E. corner of said 0.162 acres, and the N.E. corner hereof;

THENCE along the west line of said public alley, the east line of said 0.162 acres, and the east line hereof S 00°37'00" E @ 34.30 feet passing the common corner of said 0.162 acres and said 180 feet by 180 feet tract for a total distance for this course of a distance of 213 .33 feet to the point of beginning, having an area of 0.836 acres.

Persons interested in purchasing this property should pick-up a bid package at the Brady ISD located at 1003 W 11th Street, Brady, Texas 76825.

Sealed bids are due no later than 4:00 p.m. on Thursday, April 14, 2022. Sealed bids will be opened on Friday, April 15, 2022 at 4:00 p.m. Brady ISD reserves the right to reject any and all bids.