



SALE OF REAL PROPERTY

RS-25-123

August 5, 2025

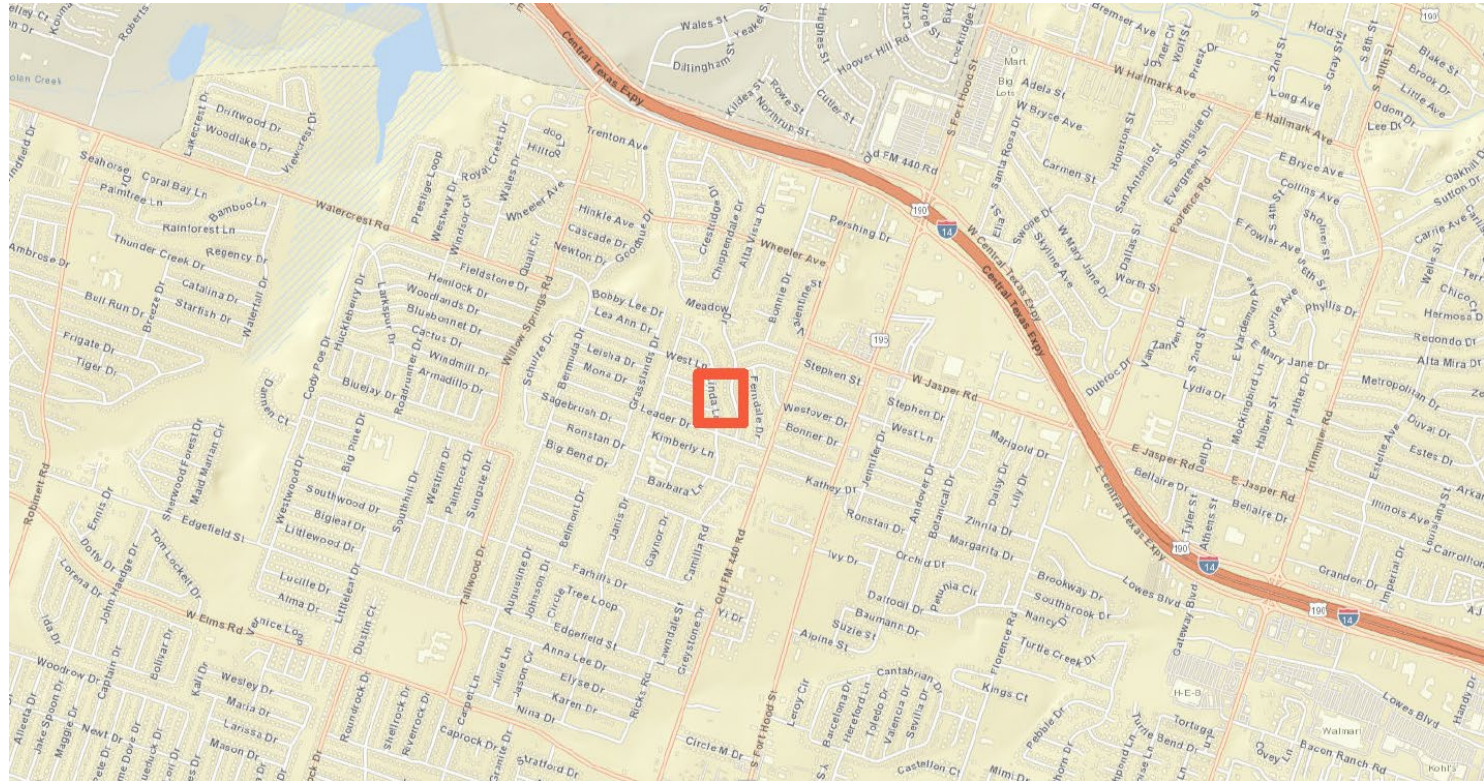
Background

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- ❑ In February 2025, Staff identified a parcel of vacant and unimproved property that it owns in fee simple.
- ❑ The property is located at 1510 Linda Lane and is 6,615 sq ft.
- ❑ The property was conveyed to the City in February 2017.
- ❑ The property is located within a residential district (Sugar Loaf Estates) and is surrounded by existing single-family homes.
- ❑ The City does not have plans to use the property.

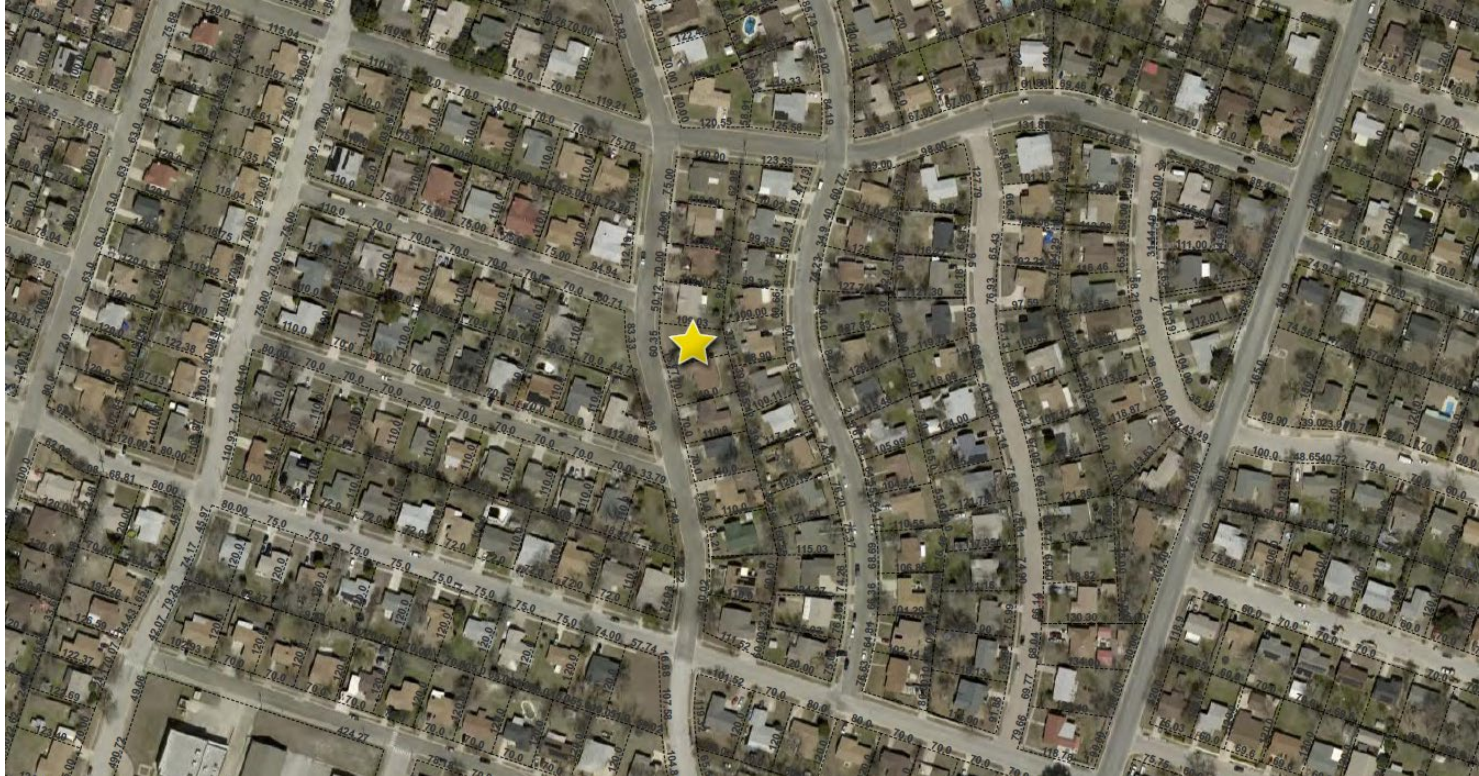
Location

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Location

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Property Taxes

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- The property is currently delinquent in property taxes from 2012-2017.
- The delinquent taxes amount to \$1,105.10.
- These past due taxes will become the responsibility of the new owner and would not be affected by the sale.

Abatement Liens

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- ❑ 1510 Linda Lane has liens recorded by the City of Killeen in connection with the abatement of high grass and weeds.
- ❑ The liens total \$5,849.00.
- ❑ City Policy allows for the waiver of these liens if it would constitute a public purpose.
- ❑ Staff believes that waiver of the liens would constitute a public purpose as it would make the properties more marketable.
- ❑ The sale would waive these liens.

1510 Linda Lane

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- View of the property looking east from Linda Lane



- View of the property looking west toward Linda Lane



Offers

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- ❑ Staff engaged a realty company to publicly advertise the properties for 30 days on the Multiple Listing Service.
- ❑ The properties were listed for cash only offers on an “as-is” basis.
- ❑ The City received 3 cash offers. However, all three offerors withdrew their bids. The property was relisted.
- ❑ The City received a single cash offer for \$13,500.
- ❑ If approved, the property will be conveyed to the highest bidder via a Special Warranty Deed with a Release of Liens.

Alternatives

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- The City Council may:
 - ▣ Not authorize the sale of 1510 Linda Ln;
 - ▣ Authorize the sale of 1510 Linda Ln for more than \$13,500; or
 - ▣ Authorize the sale of 1510 Linda Ln for \$13,500.

Recommendation

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- Staff recommends that the City Council authorize the sale of 1510 Linda Lane for \$13,500, and authorize the City Manager, or designee, to execute all documentation necessary to complete the sale.