

## COUNTY JUDGE

Fort Bend County, Texas

Robert E. Hebert  
County Judge

October 11, 2018

(281) 341-8608  
Fax (281) 341-8609

Nhan Le  
12243 Ashford Park Dr.  
Sugar Land, TX 77478

Reference: Account Number: 1258-01-005-0200-907  
Tax Year 2017, Precinct 2

Dear Mr. Le:

The County has received your request to waive penalty and interest on Fort Bend County property taxes. Fort Bend County is also authorized to act on behalf of Fort Bend Independent School District and the City of Sugar Land which represents a total amount of \$483.09 for penalties assessed on the referenced account for tax year 2017. The Tax Assessor's Office has conducted research on your account; a copy of the research is enclosed with this letter, and has also been provided to the Commissioners Court.

The information you provided, along with the Tax Office research, has been placed on the Agenda, becoming part of public record, for the Commissioners Court meeting on Tuesday, October 23, 2018 at 1:00 p.m. Commissioners Court is located at the Historic Courthouse, 401 Jackson Street, 2<sup>nd</sup> Floor, in Richmond, Texas.

You are not required to appear in order for the Court to consider your request. Action by the Court is governed by guidelines under Texas Tax Code, Chapter 33, Section 33.011\*, Commissioners Court cannot waive penalty, interest and/or collection fees unless there is evidence of an error by the appraisal district or the County. However, if you have any new information showing proof of an error that was not researched by the Tax Assessor and wish to discuss, please contact your Commissioner, Grady Prestage, prior to October 23, 2018, at telephone 281-403-8000 or by email at [james.prestage@fortbendcountytexas.gov](mailto:james.prestage@fortbendcountytexas.gov), to discuss any additional documentation you may wish to provide to the Court when they consider your request.

Sincerely,

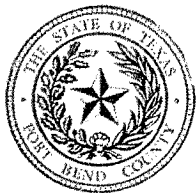
A handwritten signature in black ink, appearing to read "Robert E. Hebert", is written over a horizontal line.

Robert E. Hebert

Enclosure

Copy: Commissioner Grady Prestage, Precinct No. 2

\*Section 33.011(a)(1) of the Texas Tax Code states, "The governing body of a taxing unit: shall waive penalties and may provide for the waiver of interest on a delinquent tax if an act or omission of an officer, employee, or agent of the taxing unit or the appraisal district in which the taxing unit participates caused or resulted in the taxpayer's failure to pay the tax before delinquency."



## COUNTY TAX ASSESSOR / COLLECTOR

Fort Bend County, Texas

Patsy Schultz, PCC  
County Tax Assessor/Collector  
1317 Eugene Heimann Circle  
Richmond, TX 77469-3623

(281) 341-3710  
Fax (281) 341-9267  
Email: [patsy.schultz@fortbendcountytexas.gov](mailto:patsy.schultz@fortbendcountytexas.gov)  
[www.fortbendcountytexas.gov](http://www.fortbendcountytexas.gov)

DATE: October 10, 2018

OCT 10 2018

TO: County Judge Robert E. Hebert  
Commissioner Vincent Morales  
Commissioner Grady Prestage  
Commissioner Andy Meyers  
Commissioner James Patterson  
Roy Cordes, County Attorney

FROM: Tammy Staton *T.S.*  
Chief of Property Taxes

Re: Waiver of Penalty and Interest – Nhan Le: Account # 1258-01-005-0200-907, 2017 Tax Year;  
Legal Description: Ashford Lakes Sec 1, Block 5, Lot 20; Mailing Address: 12243 Ashford Park Dr,  
Sugar Land, TX 77478

### Precinct 2

Nhan Le is requesting a waiver of penalty and interest for the 2017 tax year, stating he did not receive a bill until after the taxes were delinquent.

Tax Office records and research indicate:

- September 5, 2017 – Copy of the Warranty Deed dated September 5, 2017 shows the Grantee as Nhan Le with the mailing address 12243 Ashford Park Drive, Sugar Land, TX 77478.
- November 16, 2017 – 2017 October Name Address Change received from the Fort Bend Central Appraisal District to change ownership to Le Nhan with the mailing address 12243 Ashford Park Drive, Sugar Land, TX 77478.
- November 21, 2017 – the E-Statement for the previous owner was removed due to the Name and address change on November 16, 2017.
- December 28, 2017 – Nhan Le went online and registered to receive a certified Tax Statement by E-mail.
- February 20, 2018 – 2017 Reminder Notice was mailed to Le Nhan, 12243 Ashford Park Dr, Sugar Land, TX 77478. **This statement was not returned by the Post Office.**

- March 5, 2018 – Nhan Le went online and made a payment of \$5,850.76 (including March penalty and interest).
- There is evidence of an error by the Fort Bend County Tax Office.
- Fort Bend ISD and City of Sugar Land have authorized Fort Bend County Tax Office to handle the processing of the waiver of penalty and interest and allow the Fort Bend County Commissioners Court to make the determination based on 33.011 of the State Property Tax Code.

### **Breakdown of Taxes Paid:**

**Account 1258-01-005-0200-907:**

#### **2017 Tax Year**

Tax Unit	Base	Penalty & Interest	Total Waiver Request
Fort Bend ISD	\$3,363.36	\$302.70	\$302.70
City of Sugar Land	\$809.30	\$72.84	\$72.84
FBC	\$1,195.01	\$107.55	\$107.55
Total	\$5,367.67	\$483.09	\$483.09

**Total Penalty and Interest: \$483.09**

I do recommend waiver of penalty and interest for 2017. Property Tax Code Section 33.011 (a) (1): "The governing body of a taxing unit: shall waive penalties and may provide for the waiver of interest on a delinquent tax if an act or omission of an officer, employee, or agent of the taxing unit or the appraisal district in which the taxing unit participates caused or resulted in the taxpayer's failure to pay the tax before delinquency..."

JUL 12 2018

## Request for Waiver of Penalty, Interest and Collection Fees

July 7, 2018

**Owner's Name:** Nhan Le

**Account No:** 1258-01-005-0200-907

**Address:** 12243 ASHFORD PARK DR. SUGAR LAND, TX 77478

**Legal Description:** ASHFORD LAKES SEC 1, BLOCK 5, LOT 20

**Tax Year:** 2017

**Telephone No:** 626-242-6863

To those who may concern,

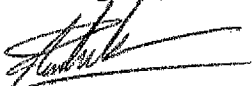
I'm writing this letter to request for waiver of penalty and interest that were charged against my property.

The reason for the late payment was that I didn't receive any 2017 property tax statement until March 5, 2018. (See the attachment) At that time, my account was already delinquent with penalty and interest of \$483.09. I made the payment immediately after receiving the statement. (See the attachment)

I moved to Texas from California in June 2017 and bought the property mentioned above in August 2017. It was the first time that I bought a house. I didn't know about the property tax deadline. I assumed that the county would send me the property tax statement, so I could make the property tax payment on time. However, I didn't receive any statement except the one mentioned above.

Therefore, I greatly appreciate it if all penalty and interest were waived.

Best regards,



Nhan Le

# DUPLICATE TAX RECEIPT



**PATSY SCHULTZ, PCC**  
**FORT BEND COUNTY TAX ASSESSOR/ COLLECTOR**  
**1317 EUGENE HEIMANN CIRCLE**  
**RICHMOND, TEXAS 77469-3623**

**Certified Owner:**

**LE NHAN**  
**12243 ASHFORD PARK DR**  
**SUGAR LAND, TX 77478-6121**

**Legal Description:**

**ASHFORD LAKES SEC 1, BLOCK 5, LOT 20**

**Parcel Address:** 12243 ASHFORD PARK DR  
**Legal Acres:** 0.0000

**Remit Seq No:** 37958128  
**Receipt Date:** 03/05/2018  
**Deposit Date:** 03/07/2018  
**Print Date:** 08/01/2018 04:46 PM  
**Printed By:** LORIMA

**Deposit No:** EK180307  
**Validation No:** 48  
**Account No:** 1258-01-005-0200-907  
**Operator Code:** VEGA

Year	Tax Unit Name	Rec Type	Tax Value	Tax Rate	Levy Paid	P&I	Coll Fee Paid	Total
2017	Fort Bend Isd	TL	254,800	1.320000	3,363.36	302.70	0.00	3,666.06
2017	City Of Sugar Land	TL	254,800	0.317620	809.30	72.84	0.00	882.14
2017	Fort Bend Co Drainage	TL	254,800	0.016000	40.77	3.67	0.00	44.44
2017	Fort Bend Co Gen Fnd	TL	254,800	0.453000	1,154.24	103.88	0.00	1,258.12
					<b>\$5,367.67</b>	<b>\$483.09</b>	<b>\$0.00</b>	<b>\$5,850.76</b>

**Check Number(s):**

**Credit Card Authorization No:** 0

**Exemptions on this property:**

**PAYMENT TYPE:**

**Credit Cards:** \$5,850.76

**Total Applied:** \$5,850.76

**Change Paid:** \$0.00

**PAYER:**  
**NHAN LE**  
**12243 ASHFORD PARK DR**  
**SUGAR LAND, TX 77478**

**ACCOUNT PAID IN FULL**

(281) 341-3710