

COUNTY JUDGE
Fort Bend County, Texas

Robert E. Hebert
County Judge

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

October 12, 2018

Yanting Li
9334 Mineral Rock Ln
Richmond, TX 77407

Reference: Account Number: 5048-03-001-0681-907
Tax Year 2017, Precinct 3

Dear Mr. Li:

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 Fort Bend Emergency Services District #5 which represents a total amount of \$315.15 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, 2nd 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, Andy Meyers, prior to October 23, 2018, at telephone 281-238-1400 or by email at andy.meyers@fortbendcountytexas.gov, to discuss any additional documentation you may wish to provide to the Court when they consider your request.

Sincerely,

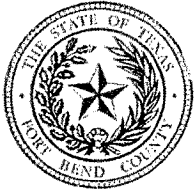
A handwritten signature in black ink, appearing to read "Robert Hebert", written over a horizontal line.

Robert E. Hebert

Enclosure

Copy: Commissioner Andy Meyers, Precinct No. 3

*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
www.fortbendcountytexas.gov

DATE: October 11, 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 – Li Yanting: Account # 5048-03-001-0681-907, 2017 Tax Year; Legal Description: Mission Trace Sec 3, Block 1, Lot 68, 50.00000% UDI

Precinct 3

Li Yanting is requesting waiver of penalty and interest for 2017 tax year stating his mortgage company made a mistake and paid only one half of the property taxes for 2017. In June 2016, Li Yanting purchased a property that was set up in two Undivided Interest Accounts, # 5048-03-001-0681-907 & # 5048-03-001-0680-907. Li Yanting stated the mortgage company paid account # 5048-03-001-0680-907 but did not pay account # 5048-03-001-0681-907. He did not realize the account was unpaid until he received a Delinquent Statement on May 10, 2018.

Tax Office records and research indicate:

- June 24, 2016 – Deed of Trust filed with the Fort Bend County Clerk's Office listing Grantee: Jiangang Zhang and Yanting Li mailing address: 9334 Mineral Rock Lane, Richmond, TX 77407. Two tax accounts were created due to multiple owners and exemption purposes: Account # 5048-03-001-0680-907 for Jiangang Zhang and account # 5048-03-001-0681-907 for Yanting Li.

- September 18, 2017 - The mortgage company, MB Financial Bank N.A., only requested the 2017 Tax Statement for account # 5048-03-001-0680-907.
- November 27, 2017 – 2017 – Certified Statement for account # 5048-03-001-0681-907 was mailed to Li Yanting, 9334 Mineral Rock Ln, Richmond, TX 77407-2072. **The statement was not returned by the Post Office.**
- February 20, 2018 – 2017 Reminder Notice for account # 5048-03-001-0681-907 was mailed to Li Yanting, 9334 Mineral Rock Ln, Richmond, TX 77407-2072 and **was not returned by the Post Office.**
- May 23, 2018 – MB Financial Bank c/o Corelogic made payment for 2017 taxes in the amount of \$2,739.37 including May 2018 penalty and interest for account # 5048-03-001-0681-907.
- There is no evidence of an error by the Fort Bend County Tax Office or the Fort Bend Central Appraisal District.
- Fort Bend Independent School and Fort Bend ESD #5 have authorized Fort Bend County Tax Office to handle the processing of the waiver of penalty and interest, and allows 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 5048-03-001-0681-907:

2017 Tax Year

Tax Unit	Base	Penalty & Interest	Total Waiver Request
Fort Bend ISD	\$1,769.99	\$230.10	\$230.10
Fort Bend ESD #5	\$ 104.23	\$ 13.55	\$ 13.55
FBC	\$ 550.00	\$ 71.50	\$ 71.50
Total	\$2,424.22	\$315.15	\$315.15

Total Penalty and Interest: \$315.15

I **do not** recommend waiver of penalty and interest for **2017** Tax Year. Per 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..."

To: County Judge Robert E. Hebert
401 Jackson Richmond, Texas 77469-3110

County Judge
Received

JUN 18 2018

Dear Sir:

I am writing this letter for waiver of penalty and interests on my home tax (acct: 5048-03-001-0681-907). I bought this house by borrowing money from MB Financial Bank with Jiangang Zhang. The home taxes were automatically divided to two halves. I pay monthly bill to my mortgage company. The mortgage company pay property taxes and insurance for us every year. In 2017, The mortgage company mistakenly paid only one half of the property taxes for 2017. I did not know until I got a delinquent statement on May 10th, 2018. I informed the bank and they paid right away from my mortgage account. Now they increased my monthly bill which is very high. I know that it is our responsibility to pay property taxes on time. But If I knew that Mortgage company did not pay my taxes in full, I would have them to pay right away. It had been too late when I was informed. Please help us with this matter.

Thank you.
Sincerely,

X Yanting Li

Yanting Li
Homeowner

6/15/2018

Account #: 5048-03-001-0681-907
9334 Mineral Rock Ln
Richmond TX, 77407

The other homeowner:

X Jiangang Zhang

Jiangang Zhang
Homeowner

6/15/2018

Account #: 5048-03-001-0680-907
9334 Mineral Rock Ln
Richmond TX, 77407

PAYMENT RECORD



PATSY SCHULTZ, PCC
FORT BEND COUNTY TAX ASSESSOR/ COLLECTOR
1317 EUGENE HEIMANN CIRCLE
RICHMOND, TEXAS 77469-3623
(281) 341-3710

Certified Owner:

LI YANTING
9334 MINERAL ROCK LN
RICHMOND , TX 77407-2072

Legal Description:

MISSION TRACE SEC 3, BLOCK 1, LOT 68,
50.000000% UDI

Parcel Address: 9334 MINERAL ROCK LN

Legal Acres: 0.0000

Account No: 5048-03-001-0681-907

Year : 2017

Print Date : 05/28/2018

Operator Code: WEB-PRINT

Rec Type : Levy

Year	Tax Unit Name	Tax Value	Tax Rate	Levy	Penalty &	Coll. Fee	Refund	Total
					Interest			
2017	FORT BEND ISD	134,090	1.320000	1,769.99	230.10	0.00	0.00	2,000.09
2017	FORT BEND ESD #5	131,931	0.079000	104.23	13.55	0.00	0.00	117.78
2017	FORT BEND CO DRAINAGE	117,272	0.016000	18.76	2.44	0.00	0.00	21.20
2017	FORT BEND CO GEN FND	117,272	0.453000	531.24	69.06	0.00	0.00	600.30
Levy Total :				\$2,424.22	\$315.15	\$0.00	\$0.00	\$2,739.37
Gross Total :				\$2,424.22	\$315.15	\$0.00	\$0.00	\$2,739.37
Grand Total :				\$2,424.22	\$315.15	\$0.00	\$0.00	\$2,739.37

LAST PAYMENT DATE: 05/23/2018

Payment Receipt Dates:

05/23/2018



We know
the
property tax
business

Skip Navigation Links

Home Accounts Tax Rates Exemptions

Account Information

Account No: **5048-03-001-0681-907**

LI YANTING

9334 MINERAL ROCK LN
RICHMOND, TX 77407-2072

Service Address

9334 MINERAL ROCK LN
RICHMOND, TX 77407

Jurisdiction Information

Jurisdiction ID: M49

Fort Bend County M.U.D. 30

Mike Arterburn, Tax A/C
11500 NW Freeway, Ste 465
Houston, TX 77092

Tax Year: 2017

Statement Mail Date: 10/25/2017

Delinquent Date: 2/1/2018

Property Information

MISSION TRACE SEC 3, BLOCK 1, LOT 68, 50.000000%

UDI

Acreage: 0.000000

Appraised Values

Improvement HS \$122,400

Land HS \$24,190

Total Appraised Value \$146,590

Taxing Unit

Fort Bend County M.U.D. #30 (FB)

Exempt Amount

\$0

Taxable Value

\$146,590

Tax Rate

0.80000

Tax Levy

\$1,172.72

Other Years (Click to view)

2017

Tax Levy

\$1,172.72

Amount Due

\$0.00

Due for All Years

\$0.00

Total Taxes

\$1,172.72

Payment(s), last on 5/22/2018

\$1,325.17

Due for **2017** as of 5/28/2018

\$0.00

Print This Page

Make checks payable to:
Fort Bend County M.U.D. #30

Data Current as of 05/27/2018

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Please contact the tax office if you have any questions.

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DUPLICATE TAX RECEIPT



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

Certified Owner:

LI YANTING
9334 MINERAL ROCK LN
RICHMOND, TX 77407-2072

Legal Description:

MISSION TRACE SEC 3, BLOCK 1, LOT 68,
50.000000% UDI

Parcel Address: 9334 MINERAL ROCK LN
Legal Acres: 0.0000

UDI/Exempt %: 0.500000

Deposit No: J180523AW7
Validation No: 5

Account No: 5048-03-001-0681-907
Operator Code: DJONES

Remit Seq No: 38280388
Receipt Date: 05/23/2018
Deposit Date: 05/23/2018
Print Date: 06/26/2018 04:09 PM
Printed By: ROSEL

Year	Tax Unit Name	Rec Type	Tax Value	Tax Rate	Levy Paid	P&I	Coll Fee Paid	Total
2017	Fort Bend Isd	TL	134,090	1.320000	1,769.99	230.10	0.00	2,000.09
2017	Fort Bend Esd #5	TL	131,931	0.079000	104.23	13.55	0.00	117.78
2017	Fort Bend Co Drainage	TL	117,272	0.016000	18.76	2.44	0.00	21.20
2017	Fort Bend Co Gen Fnd	TL	117,272	0.453000	531.24	69.06	0.00	600.30
					\$2,424.22	\$315.15	\$0.00	\$2,739.37

Check Number(s):
023813

PAYMENT TYPE:

Checks: \$2,739.37

Exemptions on this property:

HOMESTEAD

Total Applied: \$2,739.37

Change Paid: \$0.00

PAYER:
MB FINANCIAL BANK
C/O CORELOGIC
3001 HACKBERRY RD
IRVING, TX 75063-0156

ACCOUNT PAID IN FULL

(281) 341-3710