

September 14, 2016

Ms. Barbara Watson, Attorney
Mr. Cole W. Flannery, Staff Attorney
TCEQ
Austin, Texas

RE: 10.11 acre tract out of Smallwood Owens Survey
Abstract A0678, Sheet 2, Tract 21, Collin County, Texas

Dear Ms. Watson and Mr. Flannery:

This Letter of Intent expresses my desire to purchase the above captioned property from the Farmersville Independent School District, Collin County, and Collin County Community College. These entities are the owners of record through foreclosure for nonpayment of ad valorem taxes. As you are aware, TCEQ also has a lien against the property for the cost of remediation of various environmental issues.

In previous telephone conversations with my agent, J. Duane Fisher, it was related to you that the entities above are averse to enter into any sort of binding agreement without having an assurance that TCEQ will agree, under separate document, to convey clear title simultaneously with the other three entities. As previously discussed, I would like to reach an agreement with TCEQ for the release of their lien and within that agreement be allowed 45 days in which to negotiate a release price for the other outstanding liens.

I would propose to pay TCEQ \$230,000.00 for the release of their lien and all claims to the property. Upon agreement of a settlement price with all lienholders and TCEQ, all claims would be settled and title would pass to me or an entity of my choosing.

If this arrangement would be agreeable to TCEQ, please notify me and/or my agent, J. Duane Fisher, and we will proceed to have the proper documentation drafted.

Cordially,


Duffie L. Caldwell
P. O. Box 812
Princeton, TX 75407

Received by
Barbara Watson,
TCEQ attorney

9/14/16
3:43pm