







VOLUME 13, NO. 41

400 Bolivar Street, Suite 311 in Historic Wilfong Building - Sanger, TX 76266

October 10, 2025



Sanger ISD is inviting the public to celebrate the opening of the Sanger Sanger High School. The Ribbon Cutting Ceremony will take place on Wednesday, October 22 from 5-7 p.m. in the new Cafeteria at 3001 FM 455. You will be able to walk the building after the ceremony and see the new facilities.





### Sanger Clean Sponsored by DEF Recycling 📅 Śaturday, October 11, 2025 Ø 8 AM – 11 AM Railroad Park Don't forget to bring your new, unwrapped toys for the Blue Santa Program when you come to drop off your bulky trash at the Sanger Clean Up Day!

## 17 statewide propositions will appear on the November ballot

Here's what Texas voters need to know. A majority of the proposed constitutional amendments address tax cuts for homeowners and businesses.

On Nov. 4, Texas voters will get the final say on 17 constitutional amendments — usually listed as statewide propositions at the top of the ballot — including billions of dollars in property tax cuts for homeowners and businesses. This affects Sanger and Denton County voters.

Earlier this year, a two-thirds majority of the state Legislature passed the joint resolutions calling for the constitutional amendment elections. along with the state's budget for the next two years, which includes \$51 billion for property tax cuts.

Texas lawmakers have multibillion-dollar budget surpluses, the result of inflation and temporary federal stimulus dollars during the COVID-19 pandemic, to pay for tax cuts in recent years. Proponents of tax cuts and bans, including Gov. Greg Abbott, have said they will maintain Texas as a competitive, business-friendly state and contribute to economic growth.

If the constitutionamendments are approved, a majority of Oct. 20-31, and election state lawmakers and Texas voters would need to pass new constitutional amendments to undo measures. Constitutional amendments are the only ballot propositions Texans get to vote on at the state level and will appear on the top of voters' ballots, above any local races or measures they may be de-

ciding. To weigh in on the constitutional ments, Texas voters need amendments are measures to be registered to vote. meant to lower taxes for

day is Nov. 4. The deadline for counties to receive applications to vote by mail is Oct. 24. There will be 41 loca-

tions throughout Denton County for Sanger voters to cast their ballot, including the Sanger Community Center at 101 Freese Drive.

Here's a brief breakdown of the constitutional amendments.

A majority of the amend- proposed constitutional Early voting will run from various Texans, including:

 Homeowners. Businesses.

Elderly and disabled homeowners.

Spouses of veterans.

• Homeowners who had home destroyed in a fire. • Property owners w/ border security infrastructure.

• Those who sell animal feed.

Other proposed amendments would prevent the state from imposing additional taxes on:

Personal or business capital gains.

• Securities transactions, those working in securities. • Inheritances.

Other proposals would fund: • Water infrastructure.

• The Texas State Technical College. •Research on dementia treatment and prevention.

A few proposals would amend the constitution to: • Limit when a person can be released on bail.

Enshrine parental rights.

• Clarify citizenship requirements for Texas voters. Overhaul the State Commission on Judicial Con-

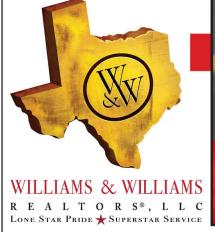
Go to https://www.votedenton.gov/ for early voting and election day locations.

Sample Ballot - Page 6

EARLY VOTING BY PERSONAL APPEARANCE DAYS AND HOURS (DÍAS Y HORAS DE VOTACIÓN TEMPRANO POR APARICIÓN PERSONAL)

October (octubre) 20 - 25 October (octubre) 26 October (octubre) 27 - October (octubre) 31 Monday - Saturday (lunes - sábado) Sunday (domingo) Monday - Friday (Iunes - viernes)

8:00 a.m. - 5:00 p.m. 11:00 a.m. - 5:00 p.m. 7:00 a.m. - 7:00 p.m.





## Homes • Land • Ranches • Commercial • Rentals

VIRGINIA **WILLIAMS** 

(Cell)

940-391-2379 virginiaawilliamscrp@yahoo.com

**EDDIE WILLIAMS** 

(Cell)

940-368-2043

ww.ranch@yahoo.com (email)

2730 N. Elm • Denton, TX 76201 940-383-2712 (OFFICE) www.williamsandwilliamsrealtors.com



## OBITUARIES...

### Richard "Dick" Elvin Hoffman

April 27, 1944 - September 28, 2025

Richard "Dick" Elvin Hoffman, 81, of Sanger, Texas, passed away on September 28, 2025. He was born on April 27, 1944, in Long Beach,

California.

The son of a preacher and the middle boy among four sisters, Dick grew up with a deep appreciation for family and hard work. At church camp in Augusta, Kansas, he met the love of his life, Melva, with whom he shared 61 years of marriage, raising 3 children while living throughout Kansas, Oklahoma and Texas.

Dick enjoyed a long career in construction and sales before retiring. In his free time, he enjoyed gardening, baking bread,

going on cruises, and flipping golf carts. Most of all, he cherished gathering with family and friends around the dinner table, sharing good food, telling stories, and creating lasting memories. To his grandchildren and great-grandchildren, he was simply "Happy"—a name that perfectly captured his spirit.

He will be remembered for his generosity, humor, and devotion to the people he loved.

Dick is survived by his beloved wife, Melva Hoffman of Sanger; his daughter, Lisa Martin and husband Rodney of Sanger; his grandchildren, Samuel Martin and wife Kendall of Sanger, Nicole Caouette and husband Cameron of Valley View, and Ava Hoffman of McKinney; and his great-grandchildren, Brookelynn, Benjamin, Hannah, and Ellie. He is also survived by his sisters, Karen Khourie of Elk City, Oklahoma, and Linda Wince and husband Rick of Bloomington, Illinois, along with many beloved nieces, nephews, and extended family.

He was preceded in death by his son, Rich Hoffman, and his daughter, Amy Hoffman; his parents, Reverend E.E. and Verna Hoffman; his sisters, Joyce Anderson and Janice Friley; and his brother-in-law, Bill Khourie.

A family gathering will be held in November. Services are under the direction of Coker Funeral Home in Sanger. Please make online condolences to: www.cokerfuneralhome.com.

### Donna Clarece Taylor Richie

September 20, 1963 - September 29, 2025

Donna Clarece Taylor Richie, 63, of Sanger, TX passed away on Monday, September 29th, 2025, at 2:35am of a heart attack. Donna was born in Garland, TX on September 20th, 1963, to

Mary Burton and Carl Taylor.

Donna graduated class of 1982 at North Garland High School and went on to pursue an Associate's Degree at Richland College. She worked as an Event Coordinator and Event Planner, first at University of Texas-Dallas and then at University of North Texas.

Donna was married to James Michael Richie at the

time of her passing. She leaves behind her mother, Mary Burton, her brother, Mike Davis and his wife, Morgan Davis, a sister-in-law, Kim Taylor, cousins Randy Jones, Aubrey Jones, and David Brennan, many nieces and nephews, and her father Carl Taylor.

Donna was preceded by her grandparents, Syble and Herschel Bostick, and her brother Lonnie Taylor.

Donna loved to sing, craft gifts for loved ones, and cook gourmet meals. She also loved to read (a lot) and travel the world, with a special place in her heart for New Orleans.

The Memorial Service for Donna was held on Tuesday, October 7th, 2025, at 11:00am at DeBerry Funeral Home in Denton, Texas.



Let our knowledgeable staff assist in your

everlasting Memorial Celebration.

www.deberryfuneraldirectors.com

2025 W. University • Denton • 940.383.4200

### Susan Kaye (Suzy) Self

November 14, 1942 - September 21, 2025

Susan Kaye (Suzy) Self, a resident of Pilot Point, Texas, passed away September 21, 2025. She was preceded in death by her husband Buford T (Big Tom) Self

and her parents. Suzy was born November 14, 1942, in Lawton, Oklahoma to E. Frank Rush and Genelle Rush from Cache, Oklahoma and later of Carrollton, Texas. Suzy was the granddaughter of Frank S. Rush and May (Mamo) Rush of Cache, Oklahoma and Dilmus A. Walker and Maudie Smith Walker of Blair, Oklahoma.

Suzy succumbed to cancer after a courageous battle.

Suzy and Tom were married for 58 years before Tom's passing in 2020. They met at Craterville Park near Cache, Oklahoma. Suzy's grandparents and parents

founded and operated Craterville Park, which was the family entertainment center of Southwest Oklahoma from 1923 until it closed in 1965. Tom's grandparents worked at Craterville Park, so Tom and Suzy spent much of their childhood together. Suzy graduated from Cache High School and Southwestern Oklahoma State University in Weatherford, Oklahoma. She was an accomplished rider and performed as "Sure Shot Annie Oakley" in the Rush family Wild West Show at Six Flags Over Texas in 1966 and 1967,

Suzy and Tom were also co-owners of Sandy Lake Amusement Park from 1971 until the park was closed and the property sold in October of 2018. Suzy's parents, Frank and Genelle Rush (both now deceased), and her brother Frank and his wife Vickie Rush, were the other co-owners of the popular Carrollton fun spot for 48 successful seasons.

Suzy's primary park responsibility was the operation of FunFest. FunFest became, by far, the largest and longest-running privately owned school music competition in the nation. FunFest, held at Sandy Lake Amusement Park, hosted as many as 1,400 bands, choirs, and orchestras annually during the nine weeklong competitions. Suzy recently accepted the prestigious 2025 Phi Beta Mu Outstanding Contributor Award at the Texas Bandmasters Association Convention in San Antonio on behalf of the Sandy Lake Amusement Park family and FunFest.

Suzy is survived by their son Tom F Self, and his wife Annesa Self of Valley View, Texas, one grandson, TJ Self of Valley View, and her brother Frank Rush III and wife Vickie Rush of Frisco, Texas.

Tom F Self and Annesa, along with Suzy and Tom's nephew David Rush and his wife Tori Rush, their niece Jodi Rush Cuccurullo and her husband Frank Cuccurullo, plus the 5th generation amusement park family, including TJ Self, Whitney Rush Strong, and Taylor Cuccurullo, worked and lived at the family-owned park.

Burial is pending. Donations can be made to the Justin Cowboy Crisis Fund at justincowboycrisisfund. org.

Services are under the direction of Bill Deberry Funeral Directors in Denton, TX. Please make online condolences at www.deberryfuneraldirectors.com/



WEEKLY MEETINGS:
Every Tuesday at 7 p.m. at
5926 FM 455 W. at the Ridin' For the
Brand in the Corral Bldg, behind main
building. Call 270-846-5189 or
www.aadallas.org for more information.



Thousands of digital scanned newspapers of Sanger Courier and News on Texas History Portal website

An original copy of a July 23, 1970 Sanger Courier newspaper, collected by the Sanger Historical Society and Sanger Public Library. Original copies are scanned, archived and are searchable in the new digital files.



The Sanger issues are searchable through The Portal to Texas History at https://texashistory.unt.edu/explore/collections/SANG/.







Donuts & Coffee 9:30-10:00am • Worship 10:30am





## Come Grow With Us!

Sundays 10:30am 13037 N I-35 KOA, Sanger, TX 76266

940-205-4594

Website:

SangerBibleChurch.org

"Come all you who are thirsty, come to the water."

Isaiah 55:1

### Water's Edge Fellowship

Sunday Morning Worship - 11:00 am Sunday Morning Bible Study - 10 am **3003 Belz Road in Sanger 940-458-4769** 







MONTGOMERY

FUNERAL HOME



You eat 'en What a deal!



Hush Puppies, Dessert and Iced Tea. No takeout!

Saturday October 18th, 2025 5:00pm - 7:00pm

**Bolivar Masonic Lodge Hall** 311 N. 3rd Street Sanger, TX

### All you can eat! No takeout!



Tickets \$15.00 per person. Purchase at door or from Lodge member



Bolivar Masonic Lodge is having our Annual Fish Fry fundraiser Saturday, October 18th, from 5-7 PM at the Masonic Dinning hall, 311 N. 3rd St. here in Sanger. Tickets are \$15 for "All you can eat" and may be purchased from any Sanger Mason or at the door. French Fries, hush puppies, dessert, and iced tea are included. Funds raised will be used for local Sanger charities and scholarships.

### **GLENN POLK** SANGER TEXAS AUTOPLEX





Sanger Sellabration 2nd Annual Car, Truck & Motorcycle Show Saturday, October 25, 2025

Benefiting Sanger ISD Automotive Department Downtown Sanger, Church of Christ (parking lot) 400 Locust St Sanger, TX 76266

Registration: 10:00 am - 1:30 pm - Awards at 4:00 pm Vehicle Entry - \$25 (Proceeds to be shared with Sanger ISD Automotive Department)

Yes, I will enter a vehicle (circle one) Truck

Company: Questions? Email: <a href="mailto:chamber@sangertexas.com">chamber@sangertexas.com</a>

Please complete and return this form with payment to: Sanger Area Chamber of Commerce, 300 Bolivar St., Sanger, TX 76266. Please make checks payable to Sanger Area Chamber of Commerce

> CLICK THE QR CODE TO REGISTER ON LINE



### FOR BORN 2 BE THERAPEUTIC EQUESTRIAN CENTER 100 Bird Clay Shoot **OCTOBER** Meal Included 26, 2025 Shells NOT included Noon - 5:00 pm Payout for Top Shooters & Team INDIVIDUAL **Team Options Available** REGISTER NOW! https://born2betec.org/pull-for-born-2-be https://donate.givedirect.org/?cid=16391 Become an Event Sponsor

# Sanger Bargain Depot seeking volunteers

WOULD YOU LIKE TO GIVE BACK TO YOUR COMMUNITY?

THE SANGER BARGAIN DEPOT/CRISIS CENTER IS LOOKING FOR A COUPLE OF NEW VOLUNTEERS. WE ARE SEARCHING FOR DEDICATED AND COM-MITTED INDIVIDUALS WHO ARE WANTING TO MAKE A DIFFERENCE IN THE SANGER COMMUNI-TY. CALL 940-453-5166 TO SET UP AN INTERVIEW.

OUR HOURS ARE MONDAY, TUESDAY AND THURSDAY 12:30 TO 4PM.



PLEASE DONATE CLOTHES & ITEMS LOCALLY

## DOWNTOWN SANGER **FARMERS**

7282 N FM 51, Decatur, TX 76234



**Harvest Festival** 

November 1st

October 18th-19th

November 15th-16th **Small Business Days** 

SATURDAY: 9am-1pm SATURDAY: 8am-12pm SUNDAY: 10am-2pm SUNDAY: 9am-1pm

SATURDAY: 6pm-10pm

307 Bolivar St, Sanger, TX 76266 Follow us on social media for market updates!





Use your EBT card @ the Info Booth & receive market

We'll double that spend on fresh produce! \*Up to \$30/day Texas Health
Community Hope

Don't forget! We accept SNAP at our market, and now, with Double Up Food Bucks, we can match it for up to \$30 a day on fresh fruits and veggies! Stop by during our HARVEST FEST and check it out!



### **Sanger TX Senior Center**

October 2025 Schedule

All classes are being temporarily held at the First Baptist Church of Sanger-708 Fifth Street - enter through the door under the canopy facing  $5^{th}$  street –  $\hat{A}$ ll Programs are currently  $\underline{Free}$ 

### Mondays

\*\*30 min. low impact exercise classes

### **Wednesdays**

\*\*30 min. low impact exercise classes starting at: 10:30am & 11:00am

Come see the <u>Sanger Senior Center booth</u> at the following events: National Night Out - Oct 7th Sanger Square - 6-8pm (free event) <u>Sanger Sellabration</u> - Oct 25<sup>th</sup> Sanger Downtown - 8am - 5pm (free event) Stop by say hi, met SSC Board Members, and complete an interest survey look forward to seeing you!

### Questions? Contact us at:

Senior Center Phone: (940) 458-3128 Facebook Group: Sanger TX Senior Center

email: sangertxsc@gmail.com





> edwardjones.com | Member SIPC



Make your financial future a priority. Let's talk about your options.



**Nikki Smith** Financial Advisor 1640 W Chapman Suite 200 Sanger, TX 76266 940-458-7866

EJB-19325-A-E-DA-4 AECSPAD 26441572



## Fourth Round of Public Meetings for Denton County Outer Loop Project –

### Virtual Meeting runs through Oct 29

Denton County hosted a series of in-person public meetings to share updates about the Denton County Outer Loop project, including the detailed design schematics for the build alternatives under consideration and preliminary environmental impact findings, and gather feedback from the public. A Virtual Public Meeting option is avail-

County, TxDOT and the the same at in-person and study team available to an- virtual public meeting opswer questions.

- Monday, September 29, 2025 Denton Congrowth in the region, Denvention Center (Embassy ton County, in partnership Suites)
- Tuesday, tember 30, 2025 Midway Church (Gymnasium)

Virtual Meeting: Monday, September 29, 2025 - Wednesday, October 29, portunities.

To address increasing with the Texas Depart-Sep- ment of Transportation (TxDOT), is developing an Environmental Impact Statement (EIS) to construct a six-lane freeway

primarily on new location



TxDOT began the devel- to both the human and natmental Impact Statement consideration of input re-(EIS) to evaluate the po-ceived from Federal, State, tential impact of the proj- and local agencies as well Environmental Policy Act final alignment. (NEPA) process.

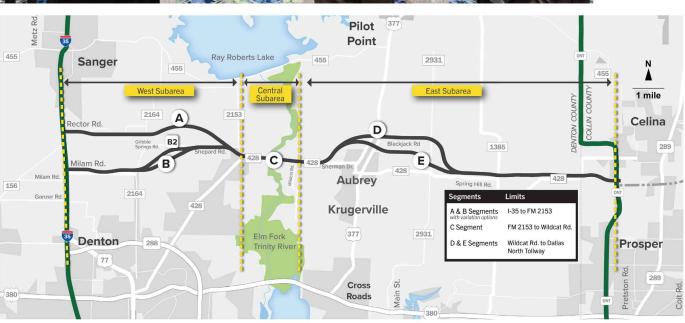
a "no-build" alternative. next 30 years. Alternatives are evaluated for their potential impact

opment of an Environ- ural environment and in ect and alternatives under as stakeholder groups and consideration in accor- the public. No decisions dance with the National have been made about a

Transportation projects In this EIS, Denton require years of advanced County and TxDOT are planning and developevaluating four alterna- ment, which is why the tives for a new location six county must plan now for lane freeway in addition to the growth it expects in the

(Continued on pg 7)





The project location map was presented at the Denton County Outer Loop Public Meetings held this week. The six-lane highway will come out at Milam (B) or Rector Road (A) to connect with I-35 just south of Sanger.





able on the project website 2025 www.DentonCoun-

house format with repre- October 29, 2025. sentatives from Denton

J.W. HOPP & ASSOC

210 Bolivar Street, Sanger

A pre-recorded pretyOuterLoop.com through sentation, exhibit boards Dallas North Tollway in October 29, 2025. This is and interactive comment the fourth round of public map will be available on meetings since the current www.DentonCountyOutproject began in late 2022. erLoop.com from 8 a.m. The in-person meet- Monday, September 29, ings were held as an open 2025, until Wednesday,

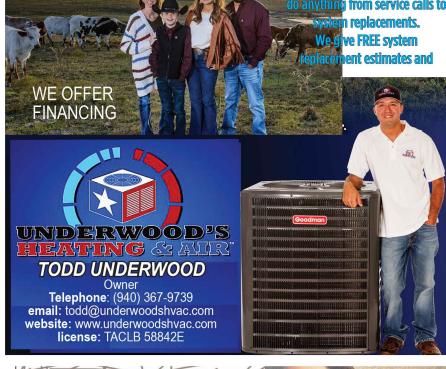
TAXES - BUSINESS CONSULTING - PAYROLL

provides financial services to both individuals and businesses

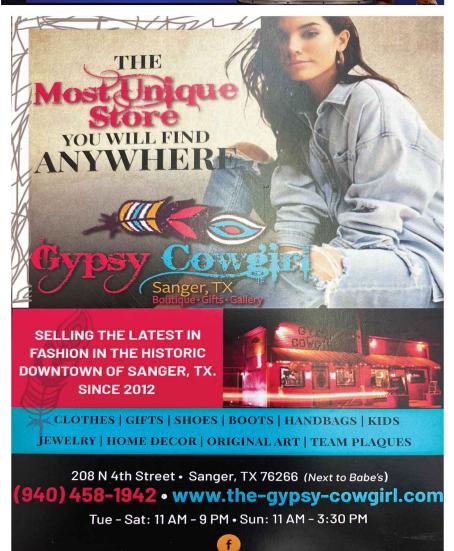
connecting I-35 in Denton County, Texas with the Collin County, Texas.

The Denton County Outer Loop study kicked off in late 2022 to study the feasibility of potential alignments for the new roadway. In September Information shared is 2024, Denton County and









### **CITY OF SANGER NEWS**

**CITY OF SANGER** 

### CITY WIDE **CLEAN-UP** DAY

SATURDAY, **OCTOBER 11, 2025** 8am-11am

The City of Sanger will hold its Fall Clean-up Day on Saturday, October 11, 2025.

The drop-off event will take place from 8 a.m. to 11 a.m. at Railroad Park.

Date: Saturday, October 11, 2025 Time: 8 a.m. to 11 a.m.

Location: Railroad Park, 600 Railroad Avenue Residents can drop off bulk trash, including appliances and large furniture. Some Household Hazardous Waste (HHW) will also be accepted.

#### Restrictions:



### RAILROAD PARK

Hazardous waste items, such as paint and chemicals, generally require a voucher for disposal. Refrigerant-based appliances (like refrigerators) must have a tag certifying that all refrigerants have been removed by a certified technician.

Individual items cannot exceed 100 pounds. Construction debris, demolition waste, and remodeling materials are not accepted.

### For more information:

For questions: Contact the Parks and Recreation Department at (940) 458-2718. For bulk pickup services: The city offers weekly bulk

## **Public Notices**

### **CITY OF SANGER, TEXAS NOTICE OF PUBLIC HEARING**

Notice is hereby given that public hearings will be held by the Planning & Zoning Commission in the Historic Church Building, 403 N 7 th Street, Sanger, Texas at 6:00 p.m. on Monday, October 13, 2025, and by the City Council on Monday, November 3, 2025 at 7:00 p.m. in Historic Church Building, 403 N 7th Street, for the purpose of considering the following:

An Amendment to Ordinance No. 08-22-25 for Approximately 130.907 Acres of Land, Described as A0029A R. BEEBE, TR 67 & 68(PT) and A0029 R. BEEBE, TR 66(PT), Within the City of Sanger, and Generally Located North of FM 455 and East of the Santa Fe Railroad.

A Request for a Specific Use Permit (SUP) for a Professional Tattoo Studio Business Zoned as Regional Commercial and located at 103 S Stemmons Frwy

A Request for a Future Land Use Amendment from Medium Residential to Light Industrial for Approximately 5.624 Acres Described as A0792A J. MORTON, TR 53B and Generally Located on Union Hill Rd Approximately 1075 Feet West of the Intersection of FM 455 and Union Hill Rd.

A Request for a Zoning Change from Agriculture (AG) to Light Industrial (LI) for Approximately 5.624 Acres Described as A0792A J. MORTON, TR 53B and Generally Located on Union Hill Rd Approximately 1075 Feet West of the Intersection of FM 455 and Union Hill Rd.

Notice is hereby given that public hearings will be held by the Planning & Zoning Commission in the Historic Church Building, 403 N 7 th Street, Sanger, Texas at 6:00 p.m. on Monday. October 13, 2025, for the purpose of considering the following:

A Request for a Replat of McCormick Addition Blk A Lot 1 and 2, being Approximately 9.605 acres of Land Within the City of Sanger s ETJ, Generally Located on the North side of Lois Road East, Approximately 735 Feet East of the Santa Fe

A Request for a Replat of Lois Road Estates Filing No. 1 being Approximately 38.769 acres of Land Within the City of Sanger, Generally Located on the East Side of Santa Fe Railroad along the South Side of Lois Road East.

A Request for a Replat of Lois Road Estates Filing No. 2 being Approximately 29.228 acres of Land Within the City of Sanger, Generally Located on the East Side of Santa Fe Railroad along the South Side of Lois Road East.

A Request for a Replat of Lois Road Estates Filing No. 3 being Approximately 45.25 acres of Land Within the City of Sanger, Generally Located on the East Side of Santa Fe Railroad along the South Side of Lois Road East.

Notice is hereby given that public hearings will be held by the Zoning Board of Adjustments in the Historic Church Building, 403 N 7 th Street, Sanger, Texas at 6:00 p.m. on Monday, October 13, 2025, for the purpose of considering the following:

A Request for a Variance from APX ZO Zoning Ordinance Section 6 14 Town Residential formerly SF-10 to Allow a Variance from the Lot Coverage of 40% and to Allow for a Minimum Lot Coverage of 65% for a Residential Development Generally Located on the North Side of Chapman Dr, East of Santa Fe Railroad and West of Sanger Circle.

All interested citizens and property owners are hereby notified of their right to appear and be heard on this matter.











### ARTICLE ON PAGE 1:

# **SAMPLE BALLOT** for 17 State Propositions

Vote for the candidate or proposition of your choice in each race by completely filling in the square beside the candidate's name or beside the statement indicating the way you wish to vote. Please use a black or blue ink pen to mark your

Vote por el candidato o la proposición de su elección en cada carrera electoral llenando por completo el espacio cuadrado al lado del nombre del candidato al lado de la declaración indicando la manera en la cual desea votar. Por favor use solamente una pluma de tinta negra o azul para marcar su boleta.

State of Texas Estado de Texas

#### State of Texas Proposition 1

Propuesta número 1 del estado de Texas

'The constitutional amendment providing for the creation of the permanent technical institution infrastructure fund and the available workforce education fund to support the capital needs of educational programs offered by the Texas State Technical College System."

"La enmienda constitucional que dispone la creación del fondo permanente de infraestructura de instituciones técnicas y el fondo de educación de la fuerza laboral disponible para apoyar las necesidades de capital de los programas educativos ofrecidos por el Sistema de Universidades Técnicas del Estado de Texas".

For A favor

### Against En Contra

#### State of Texas Proposition 2

Propuesta número 2 del estado de Texas

'The constitutional amendment prohibiting the imposition of a tax on the realized or unrealized capital gains of an individual, family, estate, or trust."

"La enmienda constitucional que prohíbe la imposición de un impuesto sobre las ganancias de capital realizadas o no realizadas de un individuo, familia, patrimonio o fideicomiso"

For A favor

#### Against En Contra

#### State of Texas Proposition 6

Propuesta número 6 del estado de Texas

"The constitutional amendment prohibiting the legislature from enacting a law imposing an occupation tax on certain entities that enter into transactions conveying securities or imposing a tax on certain securities transactions.

"La enmienda constitucional que prohíbe a la legislatura promulgar una ley que imponga un impuesto ocupacional a determinadas entidades que realicen transacciones de transmisión de valores o que imponga un impuesto a determinadas transacciones de valores".

For A favor

### Against En Contra

#### **State of Texas Proposition 7** Propuesta número 7 del estado de Texas

The constitutional amendment authorizing the legislature to provide for an exemption from ad valorem taxation of all or part of the market value of the residence homestead of the surviving spouse of a veteran who died as a result of a condition or disease that is presumed under federal law to have been service-connected.' "La enmienda constitucional que autoriza a la legislatura a establecer una exención de impuestos ad valorem de la totalidad o pa valor de mercado de la residencia familiar del cónyuge sobreviviente de un veterano fallecido como resultado de una condición o enfermedad que se presupone, según la ley federal, haber

For A favor

### Against En Contra

#### **State of Texas Proposition 8** Propuesta número 8 del estado de Texas

estado relacionadas con el servicio".

"The constitutional amendment to prohibit the legislature from imposing death taxes applicable to a decedent's property or the transfer of an estate, inheritance, legacy, succession, or gift." 'La enmienda constitucional para prohibir que la legislatura imponga impuestos sucesorios aplicables a la propiedad de un difunto o a la transferencia de un patrimonio, herencia, legado, sucesión o donación".

For A favo.

Against En Contra

#### State of Texas Proposition 3

Propuesta número 3 del estado de Texas

The constitutional amendment requiring the denial of bail under certain circumstances to persons accused of certain offenses punishable as

"La enmienda constitucional que exige la denegación de la libertad bajo fianza en determinadas circunstancias a las personas acusadas de ciertos delitos sancionables como

For A favor

#### Against En Contra

#### State of Texas Proposition 4

"The constitutional amendment to dedicate a portion of the revenue derived from state sales and use taxes to the Texas water fund and to provide for the allocation and use of that

"La enmienda constitucional para destinar al fondo de agua de Texas parte de los ingresos derivados de los impuestos estatales sobre las ventas y sobre el uso, así como para estipular la asignación y el uso de esos ingresos".

For A favor Against En Contra

#### State of Texas Proposition 5 Propuesta número 5 del estado de Texas

"The constitutional amendment authorizing the legislature to exempt from ad valorem taxation tangible personal property consisting of animal feed held by the owner of the property for sale at

'La enmienda constitucional que autoriza a la legislatura a eximir de impuestos ad valorem los bienes muebles tangibles consistentes en alimento para animales en poder del propietario del bien para su venta al por menor"

#### Against En Contra

#### **State of Texas Proposition 9**

Propuesta número 9 del estado de Texas 'The constitutional amendment to authorize the legislature to exempt from ad valorem taxation a portion of the market value of tangible personal property a person owns that is held or used for the production of income.

'La enmienda constitucional para autorizar a la legislatura a eximir de impuestos ad valorem una parte del valor de mercado de los bienes muebles tangibles que posea una persona y que se mantengan o utilicen para la producción de ingresos"

For A favor

### Against En Contra

State of Texas Proposition 10 Propuesta número 10 del estado de Texas

The constitutional amendment to authorize the legislature to provide for a temporary exemption from ad valorem taxation of the appraised value of an improvement to a residence homestead that is completely destroyed by a fire."

La enmienda constitucional para autorizar a la egislatura a prever una exención temporal de impuestos ad valorem del valor tasado de una mejora a una residencia familiar que haya sido completamente destruida por un incendio

For A favor

### Against En Contra

#### **State of Texas Proposition 11** Propuesta número 11 del estado de Texas

The constitutional amendment authorizing the legislature to increase the amount of the exemption from ad valorem taxation by a school district of the market value of the residence homestead of a person who is elderly or disabled." 'La enmienda constitucional que autoriza a la legislatura a aumentar el monto de la exención de impuestos ad valorem por un distrito escolar del valor de mercado de la residencia familiar de una persona de edad avanzada o discapacitada"

For A favor

Against En Contra

#### **State of Texas Proposition 12**

'The constitutional amendment regarding the membership of the State Commission on Judicial Conduct, the membership of the tribunal to review the commission's recommendations, and the authority of the commission, the tribunal, and the Texas Supreme Court to more effectively sanction judges and justices for judicial misconduct."

'La enmienda constitucional relativa a la composición de la Comisión Estatal de Conducta Judicial, la composición del tribunal para revisar las recomendaciones de la comisión, y la autoridad de la comisión, el tribunal y la Corte Suprema de Texas para sancionar más eficazmente a los jueces y magistrados por mala conducta judicial"

For A favor

Against En Contra

#### **State of Texas Proposition 13**

"The constitutional amendment to increase the amount of the exemption of residence homesteads from ad valorem taxation by a school district from \$100,000 to \$140,000."

'La enmienda constitucional para aumentar el monto de la exención de impuestos ad valorem de las residencias familiares por un distrito escolar de \$100,000 a \$140,000".

For A favor

Against En Contra

#### State of Texas Proposition 17

Propuesta número 17 del estado de Texas

"The constitutional amendment to authorize the legislature to provide for an exemption from ad valorem taxation of the amount of the market value of real property located in a county that borders the United Mexican States that arises from the installation or construction on the property of border security infrastructure and related improvements."

"La enmienda constitucional para autorizar a la legislatura a establecer una exención de impuestos ad valorem del monto del valor de mercado de los bienes inmuebles ubicados en un condado fronterizo con los Estados Unidos Mexicanos que surja de la instalación o construcción en la propiedad de infraestructura de seguridad fronteriza y mejoras relacionadas".

For A favor

Against En Contra

#### State of Texas Proposition 14

Propuesta número 14 del estado de Texas

The constitutional amendment providing for the establishment of the Dementia Prevention and Research Institute of Texas, establishing the Dementia Prevention and Research Fund to provide money for research on and prevention and treatment of dementia, Alzheimer's disease, Parkinson's disease, and related disorders in this state, and transferring to that fund \$3 billion from

"La enmienda constitucional que prevé la creación del Instituto de Prevención e Investigación de la Demencia de Texas, estableciendo el Fondo de Prevención e Investigación de la Demencia para destinar dinero para la investigación, prevención y tratamiento de la demencia, la enfermedad de Alzheimer, la enfermedad de Parkinson y trastornos relacionados en este estado, y transfiriendo a dicho fondo \$3 mil millones de los ingresos generales del estado".

For A favor

Against En Contra

#### State of Texas Proposition 15

Propuesta número 15 del estado de Texas "The constitutional amendment affirming that parents are the primary decision makers for their

"La enmienda constitucional que afirma que los padres son los principales responsables de la toma de decisiones para sus hijos".

For A favor

Against En Contra

#### **State of Texas Proposition 16**

Propuesta número 16 del estado de Texas "The constitutional amendment clarifying that a

voter must be a United States citizen." "La enmienda constitucional que aclara que un votante debe ser ciudadano de los Estados Unidos'

For A favor

Against En Contra

# Can't Get to Us?



We'll bring your prescriptions right to your door.



### We'd Love To Hear From You

At S & J Pharmacy, we're committed to helping you live a healthier life. Our pharmacy staff would be happy to help you with any questions you may have.

• 801 W Chapman Dr # 100, Sanger, Texas 76266 • 940-458-4448

• Mon-Fri: 8:30a.m.-6p.m. | Sat: 8:30a.m.-12p.m. | Sunday: Closed





### SPEND LIFE WISELY®

Living a life of love and impact is a journey of small steps. And First United Bank is here to inspire and empower you along the way. We invite you to call or stop by today to learn more.



1403 West Chapman Drive Sanger, Texas 76266 (940) 458-2001

FirstUnitedBank.com 

# Six-lane highway

(Continued from pg. 4

This area of Denton County is growing at a rapid pace. With a population of 1.07 million people in 2025, Denton County is projected to grow to 1.88 million people by 2050, according to North Central Texas Council of Governments (NCTCOG) demographic forecasts for the region. That's an approximately 76% increase in popula-

This project will enhance regional mobility and connectivity. The existing roadway network in the study area consists of small rural county roads and Farm-to-Market roads. These roadways were not designed to handle the expected traffic growth and increasing congestion is hampering travel times. As growth and development continue to move north and east in the County, another high-capacity eastwest corridor will be needed.

Denton County is seeking written comments from the public regarding the proposed project. Comments must be submitted in one of the following ways:

- In-person at one of the public meetings
- Online at www.DentonCountyOuterLoop.com



DentonCountyOuterLoop.com Materials posted Sept. 29 at 8 a.m. through Oct. 29 \*Not a live event

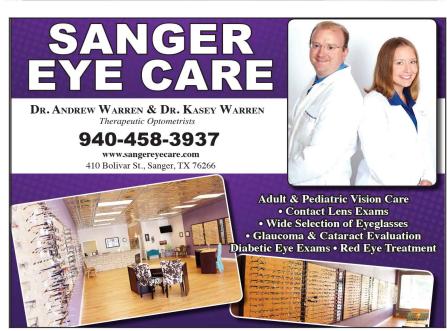
VIRTUAL\*

- By mail to: Burns & Mc-Donnell, Attn: Denton County Outer Loop, 13737 Noel Rd., Suite 700, Dallas, TX 75240
- By email to info@dentoncountyouterloop.com

All comments must be received on or before Wednesday, Oct. 29, 2025, to be included in the public record.

For media inquiries, please contact the project team at info@dentoncountyouterloop.com or (737) 471-1672.











The Center is currently in need of staple product foods. Donate & Make an Impact!

> Chili Canned Chicken Canned Tuna Vienna Sausages Chicken Helpers Tuna Helpers Hearty Soups Tomato Soups Chicken Noodle Soups Vegetable Soups Saltine Crackers Dry Beans Rice Spaghetti Sauce Spaghetti Mac-n-Cheese Potatoes (instant, canned or fresh) Ravioli Spaghettio's Canned Fruit Oatmeal Nutrigrain Bars Canned Corn Canned Green Beans Canned Peas Canned Carrots

## Your Sanger Crisis Center Needs Our Help ~

#### Mission

TO ASSIST CITIZENS OF SANGER IN NEED, BY PROVIDING CLOTHING, FOOD AND MONETARY HELP FOR MEDICATION, UTILITIES, GASOLINE AND ANY OTHER NECESSITIES.

Also known as the Bargain Depot, the Sanger Crisis Center has helped over 400 families yearly with the help from your donations to the Center

> The Sanger Crisis Center and Bargain Depot is a non-profit 501(c)3 organization that has been in existence for over 30 years.

Our mission is to assist citizens of Sanger in need, by providing food, clothing and monetary help for medications, utilities, rent, and gasoline for Dr.'s appointments. We do operate as a non-profit and depend on the generosity of the citizens of Sanger for donations

We are assisted by 13 volunteers that work countless hours in keeping our doors open. They work different days throughout the week from 12:00pm to 4:00pm. So when it's close to 4pm they are ready to go home to their families. With that being said, we actually stop taking donations and preparing food boxes at 3:45pm (no exceptions). This is an ongoing job and we could stay here until midnight and still not finish what needs to be done. So please be patient and kind to our volunteers.

This is just an example of what might be a normal week at the Crisis Center.

We have approximately 75 shoppers,

- 10 families needing food or clothes,
- 4 needing financial assistance and,
- 25 knocks at the back door dropping donations.

We are so blessed to be able to do this for the Sanger community. But we would not be able to help as many citizens as we do now, if it wasn't for your donations and generous contributions

> SO, A BIG THANK YOU TO OUR SANGER CITIZENS FOR YOUR CONTINUED SUPPORT.

Thank you from Board of Directors Natalie, Linda, Beverly, Grant, Sylvia, Crystal, Diane, Brad, Yvette, Marta



### October 10, 2023 Gariger News

SISD opens new CTE Cosmetology Learning Center Several ways you can offer support to local CTE programs and students ...







Sanger ISD is proud to announce that the new Sanger High School CTE Cosmetology Learning Center is now officially open and in use for classes! It is located at 105 Berry Street, next to Linda Tutt High School (former SMS). This new facility provides students with expanded opportunities to develop their skills, gain hands-on experience, and prepare for future careers in the cosmetology industry. SISD looks forward to seeing the positive impact this new space will have on the students' learning and success! Sanger ISD has one of the top CTE programs in the state in Class 4A. Check out what they offer below and see how to get involved in the CTE programs below:







## **About CTE**

# Sanger ISD offers 15 CTE pathways.

- Each CTE pathway integrates core academic knowledge with technical knowledge and professional skills to provide a pathway to post-secondary education and careers.
- All Sanger ISD students have the opportunity to take a multi-year sequence of courses.
- These course offerings help to prepare students for college expectations and labor market demands.



Follow us to see our students in action, support our programs, and contact us to learn more!



@sangerhighschool,texas @sangerhscareerand technology



940-458-7497



Sanger, Texas 76266 shs.sangerisd.net

100 Indian Lane

Sanger Independent School District

# Career & Technology Education



"Taking CTE courses has enriched my high school experience, giving me practical skills, confidence, and a clearer path for my future." SHS Student- Hope Hughey



### What We Offer

- Animal Science
- Audio & Video Production
- Automotive Technology
   Business Marketing and Entrepreneurship
- Cosmetology
- Criminal Justice
- Culinary Arts
- Education and Training
- Engineering, Robotics, Drones
- Emergency Services
- Exercise & Wellness
   Graphics Design
- Health Sciences
- Plant Science
- Welding



### Building Future Ready Students

Sanger ISD is building futureready students and expanding CTE programs by evaluating labor market demands and student interests. Scan this QR code to learn more!





### Support CTE Programs and students by...

Contact the Coordinator of Student Services, Erica.Chupp@sangerisd.net to get involved!



Becoming a guest speaker



Judging a competition



Providing student internship opportunities



Becoming an Advisory member



Hosting a student field trip to your company



Sponsoring a CTE program



**Amanda Howland CTE** 



JIII Morphis BES



Sally Herrell CCI



Dr. Logan Lacy SMS



Carly Sperry SHS



**Tony Love LTHS** 

### October is National Principals Month!

SISD wants to take a moment to recognize and sincerely thank the amazing principals at Sanger ISD. Their leadership and passion for education guide our schools to success every single day. From creating a positive learning environment and fostering a strong sense of community to supporting students and staff and taking care of business daily, they genuinely make a difference in the lives of everyone at Sanger ISD.

- Amanda Howland- Chisholm Trail
- Jill Morphis- Butterfield Elementary
- Sally Herrell- Clear Creek Elementary
- Dr. Logan Lacy- Sanger Middle School
- Carly Sperry- Sanger High School
- Tony Love- Linda Tutt High School



"Let's give a big shout-out to our principals, who continue to inspire, lead with excellence, and build a thriving school community!"





Fellowship of Christian Athletes

First Baptist Church Sanger

# **Fields of Faith** Saturday, October 11

### 4-7 PM, Sanger HS Baseball Field\*

- Featuring an American Ninja Warrior Style Course
  - Games
  - Free Food and Water
  - Testimonies from Students and Coaches
    - Time of Worship
  - Speaker: American Ninja Warrior Jared Greer

This event is for all ages! Attendees may bring a lawn chair to sit on the playing field during the program, or sit in the stands. Younger folks may choose to sit on the ground.

Attendees are encouraged (but not required) to bring a canned food item as a donation to our local food pantry.

> \*In case of inclement weather, the event will be held indoors at the First Baptist Church Gym.

## FENTANYL POISONING AWARENESS MONTH

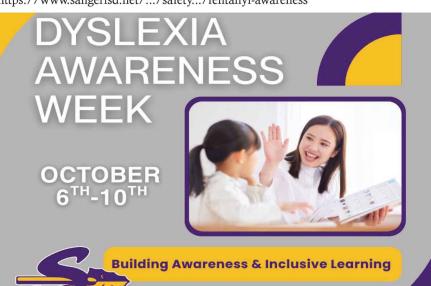


### October is Fentanyl Poisoning Awareness Month

This month, let's raise awareness about the dangers of fentanyl poisoning. Fentanyl is a potent synthetic opioid responsible for countless tragedies, but we can help prevent more lives from being lost.

Get the facts and learn how you can help: http://txopioidresponse.org/fentanyl

https://www.sangerisd.net/.../safety.../fentanyl-awareness



### This week is Dyslexia Awareness Week!

Dyslexia affects approximately 1 in 10 people, and SISD is proud to support awareness, understanding, and resources for the students and their families. "Together, we can celebrate strengths and ensure every learner has the tools to succeed."









700 Londonderry Ln, Suite 100 Denton, Texas 76205 allen.chick@picinvesting.com picinvesting.com



Office 940.239.9364 Cell 940.391.8278 Fax 940.205.4150





www.sangerbank.com • 940-458-4600



### **Indians roll Caddo Mills**

Friday night under the lights at Stephen Baker Field at Sanger Indian Stadium, the tribe hosted the Caddo Mills Foxes in a 4A Division II District 5 matchup — and the home team put on a show.

Sanger won the toss and elected to receive, driving deep into Fox territory before a fumble halted the opening drive. But the defense wasted no time making a statement, as Jaise Jackson snagged an interception to give the Indians the ball

After a slow start offensively, the momentum shifted midway through the first quarter when Reggie Jones broke loose for a 40-yard touchdown run to give Sanger a 7-0 lead. Caddo Mills responded with a 30-yard touchdown pass to even things at 7–7, but the Indians answered quickly — this time with Bola punching it in from 10 yards out to reclaim the lead, 14–7, late in the first.

The second quarter brought a defensive showcase for Sanger. After Bola intercepted a Fox pass at the 1-yard line, the Indians marched 99 yards — their longest drive of the season capped by a 2-yard touchdown run from Austin Martin. The Indians took a 21-7 lead into halftime.

Caddo Mills came out firing to start the second half, cutting the lead to 21-13 before Jaise Jackson blocked the extra point — his second blocked kick of the season. From there, it was all Sanger. The offense exploded, led by the unstoppable Reggie Jones, who found the end zone three more times, including a highlight-reel 89-yard touchdown run. Bola added another rushing touchdown as the Indians rolled to a dominant 49-20 victory.

The Indians' offense was electric, piling up over 600 total yards behind a dominant offensive line that didn't allow a single sack or pressure.



Sanger quarterback Reed Sebastian hands off to Reggie Jones against Cadd Mills.



Sanger lineman Jason Lemayan blocks for Austin Martin





House of carts Players of the game was the all Senior offensive line. Shout out to those young men for having a great game. They led the Sanger offense to 620 yards of total offense.

- QB Reed Sebastian: 15-of-18 passing, 157 yards RB Reggie Jones: 25 carries, 301 yards, 4 TDs
- RB Bola: 9 carries, 83 yards, 2 TDs
- RB Kale Barr: 4 carries, 32 yards
- RB Christian Bush: 3 carries, 25 yards • WR Austin Martin: 7 receptions, 91 yards
- · WR Joel Rodriguez: 4 receptions, 43 yards
- WR Wyatt Pennington: 3 receptions, 21 yards



Jaise Jackson catches a pass from Reed Sebastian.

Defensively, Luke Hendricks led the charge with 15 tackles, while Joshua Lindsey added 12. JJ Mikas and Des Sampson were disruptive all night, combining for five tackles for loss, and Sampson added a sack.

The win moves the Indians to 4-2 overall and 2-0 in district play as they continue to build momentum heading deeper into district competition.

Final Score: Sanger 49, Caddo Mills 20

Presented by Cap Plumbing, Proud Supporters of Sanger Athletics. Sanger travels to Van Alstyne on Friday. The Panthers are

0-1 in district, losing a close game 23-19 to undefeated Krum (5-0, 2-0) last week.



A Caddo player knocks down a deep pass to Joel Rodriguez (4).

## **Lady Indians volleyball:**



Kinsy Ribinskas had a season-high 9 kills against Frisco Panther Creek.

The SHS Sanger Lady Indians varsity lost another hard-fought district battle in five sets to the Frisco Panther Creek Lady Panthers on Friday October 3rd.

This team continues to fight for everything, but unfortunately came up just short — dropping the match in five games (23-25, 25-19, 22-25, 25-19, 12-15).

Offensively, Molly Schmucker led the way with 23 kills, followed by Blakely Pennington with 13 and Kinsy Ribinskas with a season-high 9 kills.

Sarah Dee dished out 22 assists while Kyla Sheriff added 20. From the service line, Sarah tallied 3 aces, with Blakely and Daijah Green contributing 2 each.

Defensively, Kinsy was a force at the net with 5 blocks, while 5 Lady Indians reached double digits in digs — Kyla (19), Blakely and Molly (16 each), Harley Mill-(14), and Sarah (10).

Despite the loss, the Lady Indians were tied for 5th place in district with Van Alstyne — their next opponent in what was another crucial matchup on Tuesday, October 8th. Van Alstyne won in three sets. Scores and stats weren't available before press time.

Sanger hosts Prosper Richland on Friday at 4:30 and travel to Celina on Tuesday for a 6 p.m. serve. in two more district contests.

### **SHS VARSITY VOLLEYBALL ROSTER:**

#	Name	Class
2	Nevaeh Sutherland	JR
3	Kirsten Lindberg	JR
4	Daijah Green	JR
5	Molly Schmucker	JR
11	Estelle Whitlock	JR
12	Kyla Sheriff	SOPH
14	Harley Miller	SR
15	Ryleigh Brown	SR
20	Blakely Pennington	FR
21	Kinsy Ribinskas	JR
44	Sarah Dee	JR





Committed to



711 N 5Th St Ste 400 Sanger, TX 76266

(940) 458-3669 gillum.insurance@hotmail.com







Website: www.northtexasrealstate.com



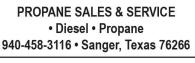






940-458-3030

www.allstarstrong.com





410 Bolivar St., Sanger, TX 76266 · www.sangereyecare.com





Authentic Mexican Cuisine

1412 N. Stemmons, Sanger

940-458-0073

www.miguelitosmexicancuisine.com 🥊









#### 25 words - \$10 a week Call: 940-458-8515 email: sanger@lemonspublications.com

### **Help Wanted**



SANGER DQ SEEKING GM TO LEAD OUR TEAM.

COMPETITIVE SALARY, MONTHLY BONUS, PTO & FREE MEALS.

NO LATE NIGHTS OR EARLY **MORNINGS.** 

FLEXIBLE SCHEDULE.

APPLY ONLINE: WWW.RICHESONDO.COM

### Office Space

OFFICE SPACE IN SANGER **AVAILABLE SOON:** Approx. 1000 sq. ft. for lease in the Hermes Building at 1640 W. Chapman Drive in Sanger. Call 940-391-6338 for more



### Lawnmower and **Small Engine** Repair

Franklin's Fix It Small Engine Repair/ Chains & Blades sharpened Robert Franklin 940-765-3402 raf157robert@aol.com 4598 Lois Rd East, Sanger, TX 76266

# DENTON SAND É

We Deliver - Any Size Load

Specializing in: • Blended Soils Compost • Delivery of All Materials · Etc.

• Driveway & Parking Area Installation & Repair

Dependable Service'

VISA

· Roads & Culverts 10531 FM 2450 Sanger TX 76266 / Steve & Paula Shackleford - Owners

LOCAL 940-566-4664 **TOLL FREE 1-800-321-3322** www.DentonSandAndGrayei.com





• Topsoil • Mulch

Sand







## **SANGER ISD IS... Right Where You Need to Be!**

### HIRING BUS DRIVERS!

- · 4-day week, 163 days per year
- · competitive salary of \$23+/hr with benefits
- · pay based on 4 hours per day
- training provided by district

### COME JOIN OUR TEAM

Transportation Dept.

940-458-3046

**Human Resources** www.sangerisd.net/departments/



### STORAGE BY LAKE RAY **ROBERTS BEST PRICES!**

· Boats or Contractors Lyndee: 940-458-0233



Wanted to rent pasture for cattle 2025 season in Sanger, Krum, Valley View area.

Call Keith at 214-232-3099



### **FENCE PIPE AND SUPPLIES**

23/8 - 27/8 - 31/2 - 41/2 - 51/2**Domed Caps & Springs Square & Rectangle Tubing** All Types of Steel DewEze

**C-Purlin Cattle Guards Round Bale Rings** Feed Troughs Creepe Feeders **Trailer Parts & Supplies** 

### **FLUSCHE ENTERPRISES INC.**

940-759-2203 SINCE 1942 MUENSTER, TX



**SANGER, TX 76266** 





HIRING E

**APPLY TODAY!** 





Home of the 4-day work week!

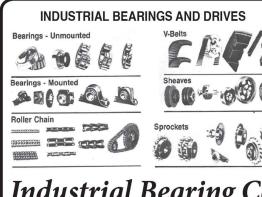
Follow us on







HIRING SUBSTITUTES



Industrial Bearing Co. 4312 W. Hwy 82 • Gainesville 940-665-6971



'5 ACRES...SELDOM DO YOU FIND SMALL ACREAGE ANYWHERE AROUND RAY ROBERTS LAKE AVAILABLE FOR SALE...BUILD YOUR IDEAL DREAM HOME OR LAKE RETREAT...OFFERING ENDLESS POSSIBILITIES FOR CUS-RETREAT...OFFERING ENDLESS POSSIBILITIES FOR CUSTOM DESIGN & OUTDOOR LIVING\*...Enjoy breathtaking North Texas Sunrises-Sunsets, Tranquility of Rural Life, & Breathe Fresh Country Air \* Bring Your Horses & Enjoy Horseback Riding Trails Around the Lake \* Awesome Sandy Soi! \* Located In Highly-Acclaimed Valley View ISD \* Provides Easy Access to Nearby Amenities While Maintaining the Peace & Quiet of Country Living \* Great Coastal Bermuda \* 2 Miles Off I-35 \* 1 Mile to Pecan Creek Public Boat Park \* 3 Miles to Johnson Branch Park \* NO CITY TAXES \* NO HOA \* PENTEX Electricity \* This Rare Find Is Perfect For Those Looking To Create A Personalized Sanctuary Near The Lake \* SEIZE THIS OPPORTUNITY TO TURN YOUR VISION INTO REALITY...MLS #20860961



Little Elm, 5105 Hedgerow Dr, Union Park, FAN-NIE MAE HOME PATH PROPERTIES \* MOVE-IN READY \$560 000 \* 3 250 \* SE \* 2-Story Custom Brick \* Bit 2022 P Deurooms \* 2 Baths \* 2 Car Garage \* New Paint & Barpet \* Office \* 2 Living Areas \* Media Rm \* Primary from Down \* Near Shopping, Dining \* Highly Desirable sco-Prosper Growth Off 380 \* Denton ISD...



VIRGINIA WILLIAMS 940-391-2379

(Broker Licensed in TX & OK) EDDIE,940-368-2043 OFFICE, 940-383-2712

virginiaawilliamscrp@yahoo.com www.williamsandwilliamsrealtors.com



OAKS OF CHEANEY BEND ESTATES, MOUNTAIN SPRINGS
\* LAKE RAY ROBERTS \* 2.01-2.76 ACRE LOTS (3
LOTS HAVE ALREADY SOLD \* CHOOSE YOUR BUILDING
TIME...2,500 Bldg Minimum \* NO HOA \* LOW TAXES
w-NO CITY TAXES \* MOUNTAIN SPRINGS WATER, UNDERGROUND PENTEX ELECTRIC, NORTEX FIBER
OPTIC CABLE \* SELLERS WILL GIVE 1st 3 LOT BUYERS \$10,000 BONUS & \$5,000 CLEARING FEE IF BUYERS \$610,000 BONUS & \$5,000 CLEARING FEE IF BUYERS BEGIN BUILDING WITHIN 1st 3 MONTHS \* Nestled
In Prime Location Just N of Ray Roberts Lake, Offering
Perfect Blend of Rural Serenity & Quick, Easy Commute
To D-FW Metro \* Escape Big City & Relax Amid Country
side w-No Compromise in Modern Amenities & Comforts
You Depend On \* Gorgeous Bld Sites, Spectacular Panoramic Views, Rolling Woodlands-Secluded & Protected \*
Exemplary Pilot Point ISD \* Awesome Sandy Soil Perfect
for Your Animals & Growing Your Own Vegetable Gardens \* Whether You're Seeking Personal Homestead,
Weekend Getaway, Smart Investment, We Invite You To
Explore This Exceptional Property, Experience the Beauty
& Potential It Offers, & Envision It As Sereen Retreat for
You, Filled w-Endless Possibilities \* ITS A LIFESTYLE,
SANCTUARY, & PLACE TO CULTIVATE COUNTLESS
MEMORIES...



Denton, 2421 Mercedes Rd. 225 Acres \* \$355,000 \* Taylor Park Addn \* 2,058+ SF \* 2 Story Brick \* Bit 1977 \* 3 Bedrooms \* 2 Baths \* NEW Paint-Interior & Exterior \* NEW Flooring \* Electrical System Replaced \* NEW HVAC \* NEW Hot Water Heater \* NEW Appliances \* FP \* Heavily Treed Corner Lot wLarge Bonus Bldg, Small Stg Bldg, Storm Shelter \* Across from Denia Park & Rec Center \* Denton ISD.





11858 FM 1190, Sanger, 8-Acre Tract \* 1/2 Miles W of Lake Ray Roberts' Boat Dock & Marina \* 4 Miles E of Sanger \* 15-Minute Drive to Denton \* Perfect Location near Lake w-Country feel, but yet still close to Town \* Fenced on All 4 Sides \* Water Tap on E Side \* Currently Zoned Ag w-Hay Production \* Seller Will Consider Dividing Into 2 4-Acre Tracts.

#### We Need LISTINGS We Have WELL-QUALIFIED CASH

BUYERS Looking For PROPERTIES In The NORTH TEXAS Area... We Know NORTH TEXAS &



308 COUNTRY CLUB RD, ARGYLE - 'RARE OPPORUNITY TO DISCOVER THIS WELL-KEPT SECRET IN MUCH-SOUGHT-AFTER ARGYLE ISD'...SELLER WILLING TO PAY UP TO \$7,500 FOR RATE BUY DOWN OR TOWARDS CLOSING COST.. Nestled Amongst Huge Century-Old Trees on Amazing 1.37 Acres Located on Prestigious Country Club Road-Sits This Stunning, Totally Updated 2-Story, 2,386+ SF Country Home W-Plenty of Room for Large Family, Friends, and Animals \* Spectacular Home Features 4 Spacious Bdrms, 3 Baths, 3 Living Areas, Dining Room, & Loft w-Enclosed Room Which Can Serve As 4th Bdrm, Media-Game Rm, or Home Gym. Chef's Delight Kitchen Highlighted w-Quartz Countertops, Stainless Steel Appliances Overlooking the Spectacular Morning Room w-Cast Iron Wood Burning Stove-Fireplace. Recent Fresh Paint, Built-In Features, & Wood-Details Added Throughout. Breathe Fresh Country Air and Enjoy Your Mornings and Evenings Swinging on the Front Porch. Plenty of Room to Build a Pool, Barn, or Workshop. Located Right Down the Road from Denton Country Club and Golf Course. Easy Access to Hilltop Elementary School and Liberty School.



'NESTLED ALONG THE BREATHTAKING SHORES OF LAKE RAY ROBERTS, DISCOVER THE UNPARALLED POTENTIAL OF THIS STUNNING 12.851-ACRE EXCEPTIONAL WATERFRONT TRACT OFFERING AN UNMATCHED BLEND OF NATURAL BEAUTY, PRIVACY, & RECREATIONAL OPPORTUNITIES'... This Expansive Parcel Provides Great Access To One of Exas' Fishing Destinations Renowned For Its Trophy Bass, Catfish, Crappie, & Perch \* With Remarkable Expansive Lake Views Perched On the Water's Edge, Picturesque Rolling Terrain, & Vibrant Texas Sunrises As Your Backdrop, This Amazing Property Is Rich in Character, Framed By A Beautiful Private Stocked Fishing Pond, Mix of Established Century-Old Pecan & Oak Trees, Desirable Sandy Loam, Improved, Lush Coastal Pastures, & Private Road \* Creating An Inviting Atmosphere Perfectly Suited for Agricultural Ventures Or For Those Looking to Raise Horses & Livestock & Offering Several Building Sites For Your Dream Ranch Home Or Weekend Getaway \* Thriving Area Combines The Allure of Rural Living w-Convenient Access to Urban Amenities \* Located Less Than 45 Minutes from DFW & Just Minutes Away From Historic Charming Tioga, Pilot Point & Future Route of N Toll Rd Outer Loop, The Location Is Poised for Continued Appreciation \* Surround Yourself w Breathtaking Horse Ranches & Expansive Acreage Estates In A Community That Embraces True Essence of Texas \* Explore The Natural Beauty of Johnson Branch State Park & Indulge In Outdoor Adventures Such As Fishing, Hiking, Biking, Horseback Riding, & Boating, Making This Property A Perfect 'Slice of Heavenly Haven' For Nature Lovers & Those Seeking An Authentic Western Lifestyle Don't Miss This Exceptional Opportunity To Own Your Own Piece of North Texas & Create Your Own Paradise\* To Maintain the Land's Integrity, Property Is Lightly Deed Restricted\*No City Taxes\* Ag Exemption Offers Lower Property Taxes \* Woodbine Water & Pen Tex Electric Available w-Access for Water Meter \* Top-Rated Callisburg Schools or Tioga Open Enrollment\*Add'l Land Available



## FCA and First Baptist Church bring Flelds of Faith to Sanger

Fellowship of Christian Athletes and First Baptist Church are teaming up to bring Fields of Faith to the Sanger High School baseball field! Saturday, October 11, Jared Greer, evangelist and American Ninja Warrior competitor, will be bringing a message about Overcoming Obstacles. Jared has been a youth pastor for 12 years and has competed on American Ninja Warrior 4 times.

At 4:00pm the food and fun will begin with free hot dogs, and a ninja warrior style obstacle course that anyone is welcome to try! A signed release waiver is required for everyone doing the obstacle course. Participat-



**FIRST BAPTIST** SANGER | Experience Life Change |

guardians of minors, may access and sign the release waiver prior to the event by using the provided QR code. Select Sanger in the location dropdown box. At 6:00pm worship

ing adults, and parents/

will begin, and Jared Greer will be speaking from the pitcher's mound. Bring a chair, sit on the ground, or use the bleach-

First Baptist Sanger will also be having a food drive to stock the shelves of Helping House, a new food pantry opening this

Come hear American Ninja Warrior competitor Jared Greer speak.

fall! If you would like to contribute, we are asking for: canned tuna, canned chicken, canned black beans, instant potatoes, peanut butter, spaghetti noodles and pasta sauce. You can drop off donations while you are at the fields, or at the church!

Don't forget to sign the release waiver using this QR code!





**Jared Greer** Founder / President of Overcoming Obstacles



Mon-Fri: 7:30am-5:00pm • Sat: 7:30am-12:00pm 2100 N. Interstate 35 or 2301 Foundry Rd., Gainesville, TX

We have two entrances to better serve the customers



