

**United States Bankruptcy Court  
Northern District of Texas**

**PROOF OF CLAIM**

Name Of Debtor: **OPUS WEST CORPORATION, A MINNESOTA CORPORATION** Case Number: 09-34356-HDH-11  
Chapter: 11

Note: This form should not be used to make a claim for an administrative expense arising after the commencement of the case. A request for payment of an administrative expense may be filed pursuant to 11 U.S.C. § 503.

Name of Creditor (The person or entity to whom the debtor owes money or property):  
**CLEAR CREEK INDEPENDENT SCHOOL DISTRICT**

Check box if you are aware that anyone else has filed a proof of claim relating to your claim. Attach copy of statement giving particulars.

Check Box if you have never received any notices from the bankruptcy court in this case.

Check box if the address differs from the address on the envelope sent to you by the court

Name and address where notices should be sent:  
**Carl O. Sandin  
Perdue, Brandon, Fielder, Collins & Mott, L.L.P.  
1235 North Loop West, Suite 600  
Houston, TX 77008  
Telephone: (713) 862-1860  
Facsimile: (713) 862-1429  
E-Mail: csandin@pbfc.com**

**RECEIVED  
DEC 21 2009  
BMC GROUP**

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Account or other number by which creditor identifies debtor: **Please See Attached Statement(s)** Check here if this claim  replaces a previously filed claim dated:  amends

**1. Basis For Claim:** Ad Valorem Property Taxes  
**2. Date debt was incurred:** January 1st of each tax year, pursuant to Sections 32.01 and 32.07 of the Texas Property Tax Code.

**3. If court judgment, date obtained:**

**4. Total amount of claim at time case filed:** \$245,129.12  
if all or part of your claim is secured or entitled to priority, also complete Item 5 or 6 below.  
 Check this box if claim includes interest or other charges in addition to the principal amount of the claim. Attach itemized statement of all interest or additional charges.

**Make checks payable to:** CLEAR CREEK INDEPENDENT SCHOOL DISTRICT  
**Mail payments to:** P. O. Box 799, League City, TX 77574

**5. Secured Claim:**  
 Check this box if your claim is secured by collateral (including a right of setoff). Claim secured by statutory tax lien provided by Sections 32.01 and 32.05 of the Texas Property Tax Code and Art. 8, Section 15 of the Texas Constitution.  
Amount entitled to Secured Classification: \$245,129.12  
Brief Description Of Collateral:  
 Real Estate  Motor Vehicle  
 Other: Personal Property  
Value Of Collateral: Fully Secured  
Amount of arrearage and other charges at time case filed included in secured claim, if any:

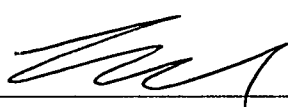
**6. Unsecured Priority Claim:**  
 Check this box if you have an unsecured priority claim.  
Amount entitled to priority:  
Taxes or penalties owed to government units - 11 U.S.C. § 507(a)(8) to the extent of any shortfall in collateral value and for personal liability.

**7. General Unsecured Claim:**  
Amount entitled to General Unsecured Classification:  
\$0.0

**8. Credits:**  
The amount of all payments on this claim has been credited and deducted for the purpose of making this proof of claim. This claim is not subject to any setoff or counterclaim.

**9. Supporting Documents:**  
Tax Statements On which this claim is founded are attached.

Date: 12/16/2009  
Perdue, Brandon, Fielder, Collins & Mott, L.L.P.  
Attorneys At Law

By:   
Carl O. Sandin  
Attorneys For Claimant  
SBN: 17619750

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# Tax Statement

## CLEAR CREEK INDEPENDENT SCHOOL DISTRICT

P. O. Box 799  
League City, TX 77574  
Telephone: (281) 284-0218

OPUS WEST LP  
2555 E. CAMELBACK RD., SUITE 800  
PHOENIX, AZ 85016-9267

Taxpayer ID: 140773

IF YOU ARE 65 YEARS OF AGE OR OLDER OR ARE DISABLED AND YOU OCCUPY THE PROPERTY DESCRIBED IN THIS DOCUMENT AS YOUR RESIDENCE HOMESTEAD, YOU SHOULD CONTACT THE APPRAISAL DISTRICT REGARDING ANY ENTITLEMENT YOU MAY HAVE TO A POSTPONEMENT IN THE PAYMENT OF THESE TAXES.

Tax Year	Tax Due	P and I	Total Due
CLEAR CREEK INDEPENDENT SCHOOL DISTRICT			
Legal: WALKER COMMONS SEC 8 (2008) ABST 3, LOT 1, ACRES 18.686 @ 1751 W WALKER ST, LEAGUE CITY, TX 77573			
GEO Code: R511029 Client Property Code:			
2009	\$245,091.72	\$0.00	\$245,091.72
Legal: BUSINESS PERSONAL PROPERTY @ 1751 W WALKER ST, LEAGUE CITY, TX 77573			
GEO Code: P504893 Client Property Code:			
2009	\$37.40	\$0.00	\$37.40
CLEAR CREEK INDEPENDENT SCHOOL DISTRICT TOTAL -->			\$245,129.12

**Total If Paid By 7/31/2009** **\$245,129.12**