

Court Advisory

Fourth Court of Appeals
Cadena-Reeves Justice Center
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Fourth Court of Appeals to Hear Oral Argument

The Fourth Court of Appeals will hear oral argument in one appeal on Thursday, May 1, 2025, beginning at 10:00 a.m., before the following panel of justices: Justice Lori I. Valenzuela, Justice Adrian A. Spears II and Justice Velia J. Meza.

The following case will be presented:

Eckford v. Korth - This appeal concerns adverse possession of a tract of land in Karnes County, Texas. The Korths brought a trespass to try title action against the Eckfords, seeking to establish title by adverse possession against a cotenant, among other theories. The ancestors of the Eckfords owned the tract of land outright until a 1939 Administrator's Deed purported to convey the property to an ancestor of the Korths. The Korths argue the 1939 conveyance established an equal cotenancy and that they have adversely possessed the Eckfords' interest in the land.

After a trial, the jury returned a verdict against the Korths' claims; the trial court overrode that verdict based on Texas Property Code section 16.029 and rendered judgment in favor of the Korths. On appeal, the Eckfords argue the trial court's granting of judgment *non obstante veredicto* was improper and that the jury verdict should be reinstated. The Korths bring cross points arguing they conclusively proved every element of adverse possession, both statutory and common-law.

The oral argument will be held in the courtroom of the Fourth Court of Appeals, Cadena-Reeves Justice Center, Third Floor, 300 Dolorosa, San Antonio, Texas. The argument also can be accessed using the following link:

<https://www.youtube.com/channel/UCiaWJQ7eW5OQIALdyLN6s3A>