

6/27/58

353

Patent to original, Kate Michaelis, with R.R. 1-2-59. *John L. Benson*

File S. F. 15980

Abst. No. 833

Hays County

SCHOOL LAND

Kate Michaelis
By E. R. Michaelis
(Good Faith Claimant)
Galveston, Texas

545 Acres

Section No.

Sketch & Report in SF-15931

Block Tsp. Cert.

Act of June 19, 1939.

Audit *NJK*
Legal *JBL*
Engineer *YES*
Geology *Bill*
Execution *Bill*

Vacancy approved. 9-30-58.

Bill Allcorn
Bill Allcorn, Commissioner

REG. MK'D. PTD.

Map Mk'd. Ptd.

Approved as M&G and valued by the Commissioner and the School Land Board at \$45.00 per acre. December 11, 1958.

Gordon R. McNutt
Gordon R. McNutt, Secretary
of the School Land Board

Obligation

Vol. 143 Page 504

B-138-1050-4m Patd. Abst. Sup. G

Patented JAN 6 - 1959

No. 353 Vol. 28-B

Method Co. Clk. JAN 27 1959

Hick 6-26-58 1:00 p.m.

- No. 1—Application
- No. 2—Questionnaire (6-26-58 *ss*)
- No. 3—Deed (Evidence) (6-26-58 *ss*)
- No. 4—Affidavit (Evidence) (6-26-58 *ss*)
- No. 5—Power of Attorney (Evidence) (6-26-58 *ss*)
- No. 6—Ltr. to Applicant (7-2-58 *ss*)
- No. 7—Ltr. to Applicant (8-11-58 *ss*)
- No. 8—Ltr. to Applicant (8-27-58 *ss*)
- No. 9—Field Notes (9/27/58 *VES*)
- No. 10—Letter to applicant apppr. fee (10-9-58)
- No. 11—accept. of terms (12-16-58 *ss*)
- No. 12—*Pay 17 73 58*
- No. 13—*Sup. Award + Receipt 12-16-58*
- No. 14—*appraiser's report 11-17-58*

Pat Fee 10.00 R 30672
Rec Fee 1.00 Reg 30673
E. R. Michaelis
Stewart Bldg.
Galveston - Texas

PAID IN FULL FOR 545 ACRES
DATE 17 73 58

APPLICATION TO PURCHASE

(Good Faith Claimant)

RECEIVED

JUN 26 1958

1:06 PM

O.A.

GENERAL LAND OFFICE

TO THE COMMISSIONER OF THE GENERAL LAND OFFICE, AUSTIN, TEXAS:

1. I hereby apply to purchase under a preference right without condition of settlement the tract of unsurveyed school land hereinafter described, under the provisions of an Act approved June 19, 1939, and other laws relating to the sale of unsurveyed school land.

2. The said tract of land is situated in Hays County, Texas, about 7.5 miles North West from San Marcos, the county seat, and is described

as follows, to-wit:

Bounded on the north by the Philip Golden on the west by the J.C. Morgan on the south by J.P. Leggett vacancy and by the W.J. Cowen

3. I am a good faith claimant under the terms of said Act, as is fully shown by the attached instruments marked Exhibit

4. Remarks:*

Kate Michael
By E.R. Michael
Atty-in-Fact
Stewart Bldg.
Galveston, Texas
Good Faith Claimant

Post Office

IMPORTANT NOTICE!

- *NOTE: (1) The Good Faith Claimant should clearly indicate his position as to the existence of a vacancy. (2) If there should be no prior filing by an applicant, the good faith claimant should state whether application is accompanied by field notes or whether same will be filed within 120 days from date of filing of application with Commissioner of General Land Office. (3) Any other statement pertinent to the application to purchase may be included.

(OVER)

CERTIFICATE

I, Gordon R. McMill, Secretary of the School Land Board, do hereby certify that at a regular meeting of said board held in the General Land Office, Austin, Texas, on the 11 day of December, A. D. 1958, the price at which the area of land described in the above application No. S 15980 shall be sold, was fixed by the School Land Board at 45 90 Dollars per acre, all of which is shown in Vol. 14, Page _____, of the Minutes of said Board.

Given under my hand this the 11 day of December, A. D. 1958, at Austin, Texas.

Gordon R. McMill
Secretary of the School Land Board

Secretary of the School Land Board

84083

GENERAL LAND OFFICE
Austin, Texas

S. F. No. 15980

APPLICATION TO PURCHASE
UNSURVEYED SCHOOL LAND
(Good Faith Claimant)

Kate Michaelis
by E. R. Michaelis

Salveston, Texas.

WITHOUT SETTLEMENT

acres

in Hays County, Texas.

1:00 p.m.

Filed June 26, 1958

Bill Allcorn
Commissioner

Approved Dec. 11, 1958
Rejected

Bill Allcorn
Commissioner

RECEIVED AS STATED

#100
Bill Allcorn
1:00 p.m.

DATE June 26, 1958
Reg. No. 64251

GENERAL LAND OFFICE

RECEIVED

APPLICATION TO PURCHASE

JUN 26 1958

GENERAL LAND OFFICE

The following information is required with all applications to purchase:

1. Type of land
 - (a) Kind of soil Caliche
 - (b) Topography of surface Hilly and rocky
 - (c) Purpose for which adapted (cultivated or grazing) Grazing
2. Type and value of timber, if any Cedar and Live Oak (No Value)
3. Assessed value. (If not rendered for taxation, give last assessed value of adjoining lands.) \$4.50 per acre
4. The assessed value in this county is 50 % of market value.
5. The actual value without improvements is \$5.00 per acre.
6. The nearest production of oil, gas or minerals is 30 miles (distance),
south (direction).
7. The nearest drilling oil or gas well is _____ (distance) _____ (direction).
Probably not any drilling within 50 miles
8. The nearest dry hole is 5 miles (distance) Northwest (direction).
9. If the land is under oil and gas lease, fill in the following:
 - (a) To whom leased _____
 - (b) Date of lease _____
 - (c) Bonus received (per acre) _____
 - (d) Total amount of rental received _____
10. If there is production on this tract, fill in the following:
 - (a) Number of producing wells _____
 - (b) Name of the field in which the tract is located _____
 - (c) Royalty payments received _____
11. Do you contemplate a sale of this land in the near future? No
(Yes or No)
If so, what is the sale price per acre? _____

The above information is true and correct according to the best of my knowledge and belief.

WITNESS my hand this 25th day of June, 19 58.

Kate Michaelis

By E. R. Michaelis

E. R. Michaelis
Attorney-in-Fact

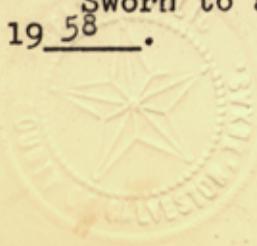
Sworn to and subscribed before me, this the 25th day of June, 19 58.

E. W. Hildebrand

Notary Public in and for
County

E. W. HILDEBRAND

Notary Public in and for Galveston County, Texas.



The following information is required with all applications to purchase:

- Type of land
- (a) Kind of soil
(b) Topography of surface
(c) Purpose for which adapted (cultivated, grazing)
- Type and value of timber, if any Cedar and Live Oak
- Assessed value. (If not rendered for of adjoining lands, \$4.50 per acre)
- The assessed value in this county is \$5.00 per acre
- The actual value without improvements is \$5.00 per acre
- The nearest production of oil, gas or minerals is 30 miles (distance), south (direction)
- The nearest drilling oil or gas well is (distance) (direction), Northwest (direction), probably not any drilling within 50 miles
- The nearest dry hole is 5 miles (distance) (direction), Northwest

If the land is under oil and gas lease, fill in the following:

2

File No. 57 F. 15980
 County Hayes
Questonville
 Filed June 26 1958
 BILL ALL OREN, Comm.
Billy Smith
 FL. C. 114

- (a) To whom leased
- (b) Date of lease
- (c) Bonus received (per acre)
- (d) Total amount of rental received

10. If there is production on this tract, fill in the following:

- (a) Number of producing wells
- (b) Name of the field in which the tract is located
- (c) Royalty payments received

11. Do you contemplate a sale of this land in the near future? If so, what is the sale price per acre?

The above information is true and correct according to the best of my knowledge and belief.
 WITNESS my hand this 26th day of June, 1958.

[Signature]
 Notary Public in and for
 County
 E. W. HILDEBRAND
 Notary Public in and for Hayes County, Texas.



RECEIVED

JUN 26 1958

GENERAL LAND OFFICE

THE STATE OF TEXAS

COUNTY OF GALVESTON

KNOW ALL MEN BY THESE PRESENTS:

That we, Max G. Michaelis and wife, Millie Anna Louise Michaelis, of Hays County, Texas, for and in consideration of the sum of One Dollar cash and other good and valuable considerations this day to us paid by C. J. Michaelis, the receipt whereof is hereby acknowledged, and in further consideration of the cancellation of an indebtedness in the sum of Thirty-two Thousand One Hundred Forty-six (\$32,146.00) Dollars, have GRANTED, SOLD and CONVEYED, and by these presents do GRANT, SELL and CONVEY unto the said C. J. Michaelis, of Galveston County, Texas, all the following described tracts of land in Hays County, State of Texas, viz:

1. The Calvin Gage Survey of 320 acres, the patent thereto being dated March 17, 1846, numbered 44, Vol. 5, described as follows: In Travis District, known as Survey No. 130, situated on the west side of Onion Creek West of the City of Austin, beginning at the N. W. corner of Survey No. 127 and the S. W. corner of this survey from which a red oak 10 inches in diameter bears South 12 degrees West six varas, another 9 inch diameter bears North 15 degrees East 5 varas; thence North 1100 varas to a branch runs East 1500 varas to a stake and S. W. corner of Survey No. 131 for Samuel H. Reed from which a black oak 9 inches in diameter bears South 20 degrees West 8 varas, a live oak 10 inches diameter bears North 36 degrees East 14 varas; thence East 1230 varas with the South line of Survey No. 131 to a stake and N. E. corner of this survey from which a Live Oak 9 inches in diameter bears South 48 degrees East 16 varas another 12 inches diameter bears North 18 degrees West 14 varas; thence South with the West line of Survey No. 125 for W. J. Cowan 1000 varas to a branch run East 1500 varas to a stake and Northeast corner of McKenzie Survey No. 127 from which a Live Oak 9 inches in diameter bears South 12 degrees West 6 varas another 8 inches diameter bears North 18 degrees East 6 varas; thence West 500 varas to a branch 1230 varas to the place of beginning.

2. The W. M. Weaver Survey of 160 acres, patent thereto being dated April 14, 1880, numbered 454 and Vol. 10, less one acre grave-yard in Southwest corner, said tract being more fully described by metes and bounds as follows: Said 160 acres of land being situate in Hays County, on the Southern waters of Onion Creek, about 18 miles North 39 degrees West from San Marcos, by virtue of the affidavit of said Weaver made before the Clerk of the County Court of Hays County, Jan. 26, 1880, Under an Act for the benefit of Actual Occupants of the Public Lands, approved May 26, 1873: Beginning at the Southeast corner of the Lemuel Crapps Preemption No. 3 at a stone mound a L. O 20 inches bears Northwest 32 varas marked X; thence East 388 varas to the West line of the S. H. Reid Survey No. 131, a L. O. marked H bears South 75 degrees West 14 varas a do. marked B. bears North 42 degrees West 18 varas; thence South with the West line of said Red & C. Cage Surveys Nos. 131 and 130, 950 varas to a stone mound a Live Oak marked bears North 61 degrees West 59 varas, a forked do. marked H bears South 18 degrees East 42 varas; thence West 950 varas to a stone mound on the East Slope of a mountain a Live Oak marked bears North 77½ degrees East 21 varas a do. marked H bears North 3 degrees East 29½ varas the Lone Man Mt. South 79½ degrees East, and the Lone Woman Mt. South 65 degrees East. Thence North 950 varas to the South line of the said Lemuel Crapps Preemption No. 3, stone mound for corner a Live Oak marked H bears South 44½ degrees East 23 varas and a do. marked H bears South 26 degrees East 66 varas; thence East 562 varas to the place of beginning.

3. The S. H. Reed Survey of 320 acres, same being bounded as follows: Beginning at the Northwest corner of Survey No. 130 made for C. Cage, fro, which a B. J. bears South 20 degrees West 8 varas, a Live Oak bears North 30 degrees East 14 varas; thence North at 1100 varas branch at 1500 varas a post for Northwest corner, from which a Live Oak bears North 20 degrees West 12 varas, another bears South 62 degrees East 15 varas; thence East at 1204 varas the Northeast corner, a post and stone mound; thence South at 950 varas a branch, at 1500 varas the Northeast corner of said Survey No. 130, a post, from

which a Live Oak bears South 48 degrees East 1 vara, another bears North 80 degrees West 14 varas; thence West 1204 varas to the place of beginning, but excepting from this tract a tract described as three acres heretofore given by J. W. Lee as a burying ground, and known as the "Cherry Springs Graveyard."

4. The J. F. Massey Survey of 57.8 acres (also called the C. W. Gilmore Survey). The patent to this piece is dated Feb. 15, 1886, numbered 108, Vol. 18, said tract being more fully described by metes and bounds as follows: Said 57-8/10 acres of land being situate in Hays County on the Southern waters of Onion Creek about 19 miles North 39 degrees from San Marcos, by virtue of an affidavit made by said Massey Assee, of said Gilmore before the Clerk of the County Court of Hays County, March 1, 1882, under an act for the benefit of actual occupants of the Public Lands approved May 26, 1873: Beginning at the Southeast corner of Samuel Crapps Preemption Survey No. 3, a Live Oak 10 feet bears Northwest 32 varas; thence East 388 varas to stone mound on the West line of S. H. Reids Survey No. 131, for the Northeast corner of W. M. Weavers Preemption a Live Oak marked H bears South 75 degrees West 14 varas do. marked B. bears North 12 degrees West 18 varas Lone Homan bears South 42 degrees East and Lone Man bears South 61½ degrees East; thence North 841 varas to the Southeast corner of John W. Gilmores Preemption St. md. for corner a Live Oak 8 feet bears South 60 degrees West 5½ varas; thence West 388 varas to Southwest corner said Gilmore on the East line said Crapps Pre. No. , a Pin Oak bears North 85 degrees East 6 varas; thence with the East line said Crapps Pre. 841 varas the beginning,

5. The J. F. Massey Survey of 160 acres, (also called J. W. Gilmore Survey, and also, for some reason called J. M. Cox Survey and is marked J. M. Cox Survey on the County map of Hays County). This patent is dated March 24, 1886, numbered 204, Vol. 18, said tract being more fully described by metes and bounds as follows: Said 160 acres of land being situate in Hays County on the Southern waters of Onion Creek about 19 miles North 36 degrees West from San

Marcos. By virtue of an affidavit made by said Massey Assee. of A. E. Gilmore and W. F. Smith assee. of J. W. Gilmore before the Clerk of the County Court for said County March 1st, 1882, under an act for the benefit of actual occupants of the public lands approved May 26, 1873. Beginning at the Northwest corner of Survey No. 131 Patented to S. H. Reid; thence South 400 varas set a stone mound for corner a Live Oak 8 feet bears South 60 degrees West $5\frac{1}{2}$ varas; thence West 388 varas to the East line of L. Crapps Survey No. 3 a Pin Oak bears North 85 degrees East 6 varas; thence North 109 varas to Crapps Northeast corner a B. J. 8 bears North 76 degrees West 24 varas do. 10 feet Bears South 12 degrees East 27th varas marked X; thence West $115\frac{1}{2}$ varas a stone mound from which a stopping live oak bears South 25 degrees East $16\frac{1}{2}$ varas; thence North 1241 varas to a st. mound a Live Oak 12 feet bears South 2 degrees West 52 varas; thence East $778\frac{1}{2}$ varas to the Northwest corner of the J. W. Wanslow Preemption; thence South 940 varas to the Southwest corner of said Wanslow Survey; thence West 280 varas to the beginning.

6. The Survey of 106 acres granted by patent to the heirs of Johannes Seiler, deceased, said patent being dated July 13, 1876, numbered 499, Vol. 43, said tract being more fully described by notes and bounds as follows: Said 106 acres of land being situate in Hays County, on the Southern waters of Onion Creek about $20\frac{1}{2}$ miles Northwest from San Marcos by virtue of Cert. No. 62, issued by the Comr. of Fisher and Millers, Colony, April 9th, 1851, beginning at a stone mound Northwest corner of the J. Gilmore preemption Survey a Live Oak 12 inches bears South 2 degrees West 52 varas; thence West 871 varas stone mound, a Live Oak marked "XS" bears South 37 degrees West $18\frac{1}{2}$ varas a do. marked X bears North 44 degrees West 14 varas; thence South 697 varas to a stone mound a B. J. marked R & Northwest corner of the N. B. White Survey bears West 37 varas; thence East $871\frac{1}{2}$ varas to a stone mound for the Northeast corner of the N. B. White Survey, a Live Oak marked H.R. bears South 90 degrees West $39\frac{1}{2}$ varas a B. J. marked

X bears North $83\frac{1}{2}$ degrees West 21 varas; thence North 697 varas to the place of beginning.

7. That certain tract described as 66 acres of the J. H. Justice Survey, bounded as follows: Beginning at the Southwest corner of the W. D. Garrett Survey; thence East with his South line 1130 varas to Southeast corner of W. D. Garrett Survey; thence South 329 varas to the North line of the aforementioned J. F. Massey Survey, also called J. W. Gilmore Survey and also called J. M. Cox Survey; thence West passing Northeast corner of J. Selier Survey at 232 varas, continuing West 870 varas further to J. Seiler Northwest corner; thence West 30 varas to corner of the G. W. Serrans Survey, from which a Live Oak 12 inches diameter marked X bears South $29\frac{1}{2}$ degrees East 10 varas; thence North 329 varas to the place of beginning.

8. The Survey of 160 acres granted to the heirs of J. W. Wanslow, deceased, by patent dated Dec. 23, 1871, numbered 389, Vol 39, being more fully described by metes and bounds as follows: Said 160 acres of land being situate in Hays County on the Southern Waters of Onion Creek a tributary of the Colorado River about 19 miles North 33 degrees West from San Marcos being the land they are entitled to by virtue of Preempt. Cert. No. 3, 521 issued by the Chief Justice of Hays County dated Sept. 25, 1860. Beginning at the Northeast corner of Survey No. 131 made for S. H. Reid a stone mound for the Southeast corner of this survey for which a Live Oak 4 inches diameter bears North 12 degrees West 7 varas marked X; thence North $952\frac{1}{2}$ varas to a stone mound for the Northeast corner of this Survey for which a Live Oak 4 inches diameter bears South 82 degrees West $23\frac{1}{2}$ varas marked I ; thence West $952\frac{1}{2}$ varas set a stone mound for Northwest corner of this survey a Live Oak 4 inches diameter bears South 33 degrees West 8 varas marked ; thence South 940 varas to the North line of said S. H. Reid's Survey a stone mound for corner from which a pin oak 6 inches in diameter bears North 18 degrees East $8\frac{1}{2}$ varas marked ; thence

East $952\frac{1}{2}$ varas to the beginning.

9. The W. M. Justice Survey, W. L. Massey Assignee, Patent No. 239, Vol. 1, dated Sept. 13, 1884, and bounded as follows: Beginning 229 varas South 43 degrees East from the Northeast corner of the J. W. Wanslow pre-emption; thence North 40 degrees East 441.1 varas to stake and mound; thence South 50 degrees East 441.1 varas to stake and mound for the East corner of this Survey, a B. J. marked \bar{X} bears South $66\frac{1}{2}$ degrees West $45\frac{1}{2}$ varas; thence South 40 degrees West 441.1 varas to stake and stone mound, from which a Live Oak marked \bar{X} bears North $69\frac{1}{2}$ degrees West 22 varas; thence North 441.1 varas to the place of beginning, containing $34\frac{1}{2}$ acres.

10. The Socorro Farming Company Survey, Wiley L. Massey, Assignee, patent dated April 12, 1882, numbered 465, Vol 33, and bounded as follows: Beginning at a stone mound, the Southeast corner of J. W. Wanslow pre-emption, from which a Live Oak 4 inches diameter bears North 12 degrees West 7 varas; thence North 950 varas to stone mound for Northeast corner of said Wanslow Survey, a Live Oak bears South 82 degrees West $23\frac{1}{2}$ varas marked X; thence North 43 degrees East 229 varas to West corner of the M. M. Justice $34\frac{1}{2}$ acre Survey; thence South 50 degrees East 441.1 varas to the South corner of said Survey; thence North 40 degrees East 441.1 varas to the East corner of said Survey; thence North 50 degrees West/441.1 varas to the North corner of said Survey; thence South 40 degrees West 441.1 varas to the West corner of said Survey; |thence South 43 degrees West 229 varas back to the second corner of this Survey; thence West with the North line of the Wanslow Survey and J. W. Gilmore Survey 1245.6 varas to a stake; thence North 1325.7 varas to a stone mound on the South line of the E. Fitzsimmons Survey; thence East 1292 varas to the Southeast corner of said Fitzsimmons Survey; thence South 214 varas to the Southwest corner of the H. J. Sandherr Survey; thence East 931 varas a stone mound on the East line of the R. T. Caldwell Survey; thence South 712.5 varas to the Southwest corner of the Caldwell Survey; thence South 42 degrees East 147 varas to corner of the Caldwell Survey; thence

East 43 varas to a stone mound Live Oak marked X bears South 40 degrees East 262 varas; thence South 566 varas to the North line of Philip Golden Survey No. 550; thence West 29 varas to the Southwest corner of said Golden Survey, a B. J. marked X Bears North 31 degrees West 1 vara, a do. bears South 41 degrees West 29 varas; thence South 674 varas to a stone mound on the North line of the W. J. McCowan Survey, a Live Oak marked X bears North 1/2 degree East 32 varas do. South 85 degrees West 69 varas; thence West 1049 varas to the place of beginning, containing 640 acres.

11. That certain tract described as containing 218 acres of the Philip Golden Survey No. 550, bounded as follows: Beginning at the Southwest corner of the tract sold Geo. Gilmore off of said Golden Survey, said corner being the Northwest corner of the J. C. Morgan Survey; thence North 7 varas to a rock fence running East and West; thence Easterly with said rock fence 336 varas to a corner in the mouth of a branch coming in from the South; thence North 190 varas to a corner from which a Live Oak 20 inches diameter bears North 76 degrees West 7-3/4 varas; thence North 64 degrees East 520 varas to a corner, a Live Oak 14 inches diameter bears South 90 degrees West 13-4/5 varas; thence North 75 degrees East 330 varas to East line of the said Golden Survey, a Live Oak 18 inches diameter bears South 31-3/10 degrees East 31-1/5 varas; thence North 13 degrees West 720 varas to Northeast corner of said Golden Survey, a stone mound from which a forked Spanish Oak bears South 73 degrees West 13 varas and a black jack 8 inches diameter bears North 48 degrees West 24 varas; thence West 1287 varas to a stone mound, the Northwest corner of said Golden Survey, a Black Jack 3 inches diameter bears North 31 degrees West 1 vara, another 4 inches diameter bears South 41 degrees West 29 varas; thence South 674 varas to a stone mound on the North line of W. J. Cowan Survey, a Live Oak marked X bears North 1/2 degree East 32 varas, another bears South 83 degrees West 69 varas; thence East 262 varas to a stone mound; thence South 525-2/5 varas to a stone mound about 20 varas South of a creek running East; thence East 75 varas to the place of beginning.

18. Those certain five tracts out of the W. J. Cowan Survey, amounting to 458.74 acres, more or less, described as follows:

A tract of 94.4 acres, more or less, in the Northeast corner of said Cowan Survey, beginning at the Northeast corner thereof, stone mound for corner, a Post Oak marked X bears North 58 degrees East 14 varas a Black Jack marked X bears South 35 degrees West 6 varas, another Post Oak marked X bears South 35 degrees West 6 varas; thence West 425 $\frac{1}{2}$ varas to a stone mound; thence South 19 degrees West 540 varas to a stone marked on side of a ditch; thence South 55 degrees West 300 varas to a live oak marked 6 degrees; thence South 58 degrees West 156 varas to North line of the Lee tract of land, a Spanish Oak marked X bears North 27 $\frac{1}{2}$ degrees East 9 varas; thence with the said line as follows, to-wit: South 51 $\frac{1}{2}$ degrees East 317 varas to stone mound, a live oak marked X bears North 51 $\frac{1}{2}$ degrees West 10 varas; thence North 75 degrees East 770 varas to stone mound set on the East line of said W. J. Cowan Survey No. 1, a forked Live Oak marked J. L. bears North 10 degrees East 1 $\frac{1}{2}$ varas; thence North 783 varas to the place of beginning.

(b) A tract of land 100 acres, more or less, beginning at the Northwest corner of a tract of land conveyed to Gillis, part of said Cowan Survey; thence West 881 varas to the Northwest corner of said Cowan Survey; thence South 597 varas to the Northwest corner of the Jerry Lee tract, out of said Survey, a Live Oak 10 inches diameter bears South 42 $\frac{1}{2}$ degrees East 7 varas, a do. 9 inches in diameter bears North 12 degrees West 8 varas marked X; thence South 57 $\frac{1}{2}$ degrees East 397 varas to the Southeast corner of said Gillis tract; thence North 58 degrees East 156 varas North 55 degrees East 300 varas and North 19 degrees East 540 varas to the place of beginning.

(c) A tract of 52 $\frac{1}{2}$ acres, more or less, off of the West end of a 132 $\frac{1}{2}$ acre tract conveyed by W. L. Massey and wife to J. W. Lee June 14, 1871, which 52 $\frac{1}{2}$ acres, more or less, may be

Beginning at the Northwest corner of a 320
acre tract owned by L. Massey and wife to S. H. Bryant, said
South Half of said Cowan Survey; thence
said Cowan Survey 816 varas to stone
mound for corner; thence South $57\frac{1}{2}$ degrees East 670 varas stone mound
for corner; thence South with the West line of a tract once known as
the Oldham 80 acres to S. H. Bryant's North line of the South half
of said Cowan Survey; thence West 535 varas to the place of beginning,
and being all of the $132\frac{1}{2}$ acres, more or less, except said Oldham
tract.

(d) A tract containing 79.04 acres, according to
survey thereof made by S. W. Minot, Oct. 21, 1920, and bounded thus:
Beginning at a stone mound in the South line of this tract and the
North line of a tract now owned by Hewitt, from which a live oak,
5 inches in diameter marked X bears North 10 degrees 40 minutes West
4.9 varas and a live oak 3 inches diameter marked X bears South 24
degrees 39 minutes East 8.7 varas; thence with fence for line between
said Hewitt tract and this tract South 89 degrees 32 minutes West 265.5
varas to an old stone mound for the Southwest corner of this tract;
thence with the West line of this tract and the East line of a tract
now owned by M. G. Michaelis Nothr 1373.1 varas to a stone mound for
the Northwest corner of this tract; thence North 89 degrees 53 minutes
East 605.7 varas to a fence post for corner; thence South 16 degrees
36 minutes West 412.8 varas to a stone mound from which a live oak 15
inches in diameter bears South 71 degrees 17 minutes East 25.6 varas;
thence South 32 degrees 1 minute East 100.4 varas to a stone mound,
from which a live oak 3 inches in diameter marked X bears North 41
degrees 20 minutes East 10 varas and a like oak 8 inches in diameter
marked X bears South 5 degrees West 11.5 varas; thence South 54 degrees
8 minutes West 145 varas to a live oak 18 inches in diameter; thence
South 59 degrees 53 minutes West 162.7 varas to the corner of an old
rock fence; thence with said rock fence as follows: South 36 degrees
58 minutes West 224.9/varas to an angle South 30 degrees 23 minutes
West West 156.3/varas to angle South 21 degrees 37 minutes East 213.8

angle South 12 degrees 12 minutes East 135.9 varas angle,
then North 32 degrees 32 minutes East 59.5 varas to angle South 48 degrees
East 22.2 varas to a point in said rock fence opposite a
stone mound for corner; thence South 14 degrees
East 12.2 varas to the place of beginning.

Containing 132.8 acres according to
survey made by R. A. Muenster, Civil Engineer on July 22, 23 and 24,
1920, and bounded as follows: Beginning at a stone mound at the inter-
section of the East line of the S. J. Cowan Survey with Bryant's
North line, from which an 8 inch Pin Oak stump bears South 80 degrees
East 13½ varas and a Live Oak bears South 42 degrees West 31 varas;
thence South 319.9 varas to a stone mound from whence a 6 inch Spanish
Oak marked X bears South 68 degrees West 21.1 varas; thence North 85½
degrees West directly North of a barbed wire fence 51.5 varas to a
stake; thence just North of fence line North 82 degrees 38 minutes
West 21.2 varas to a new stone mound from whence a 6 inch Live Oak
bears South 74½ degrees East 3.7 varas; thence South 40 degrees 3
minutes West directly East of a fence line 96.1 varas to a stake at
its intersection with an old stone wall; thence South 63 degrees 23
minutes West paralleling said stone wall on its East side 207.2 varas
to a stake; thence paralleling stone wall South 53 degrees 59 minutes
West 148.7 varas to a stake; thence South 60 degrees 47 minutes West
33.6 varas to a stake about 4 varas East of stone wall; thence South
44 degrees 35 minutes West to a new stone mound about one vara West
of stone wall, from which a 6 inch elm bears South 47 degrees West
7.9 varas; thence North 46 degrees 58 minutes West 90.3 varas to a
stone mound near edge of bluff, from which a 12 inch Live Oak bears
South 10 degrees East 1 vara; thence North 32 degrees 19 minutes West
235.8 varas to a stone mound at the East edge of a high ridge from
which a 24 inch Live Oak bears South 70½ degrees East 25.6 varas;
thence North 16 degrees 39 minutes East 414.7 varas along the East
edge of said high ridge to a stone mound at corner of fence on the
"Bryant" North line; thence North 0 degrees 6 minutes East with a
barbed wire fence 477.1 varas to a stone mound from which a 10 inch

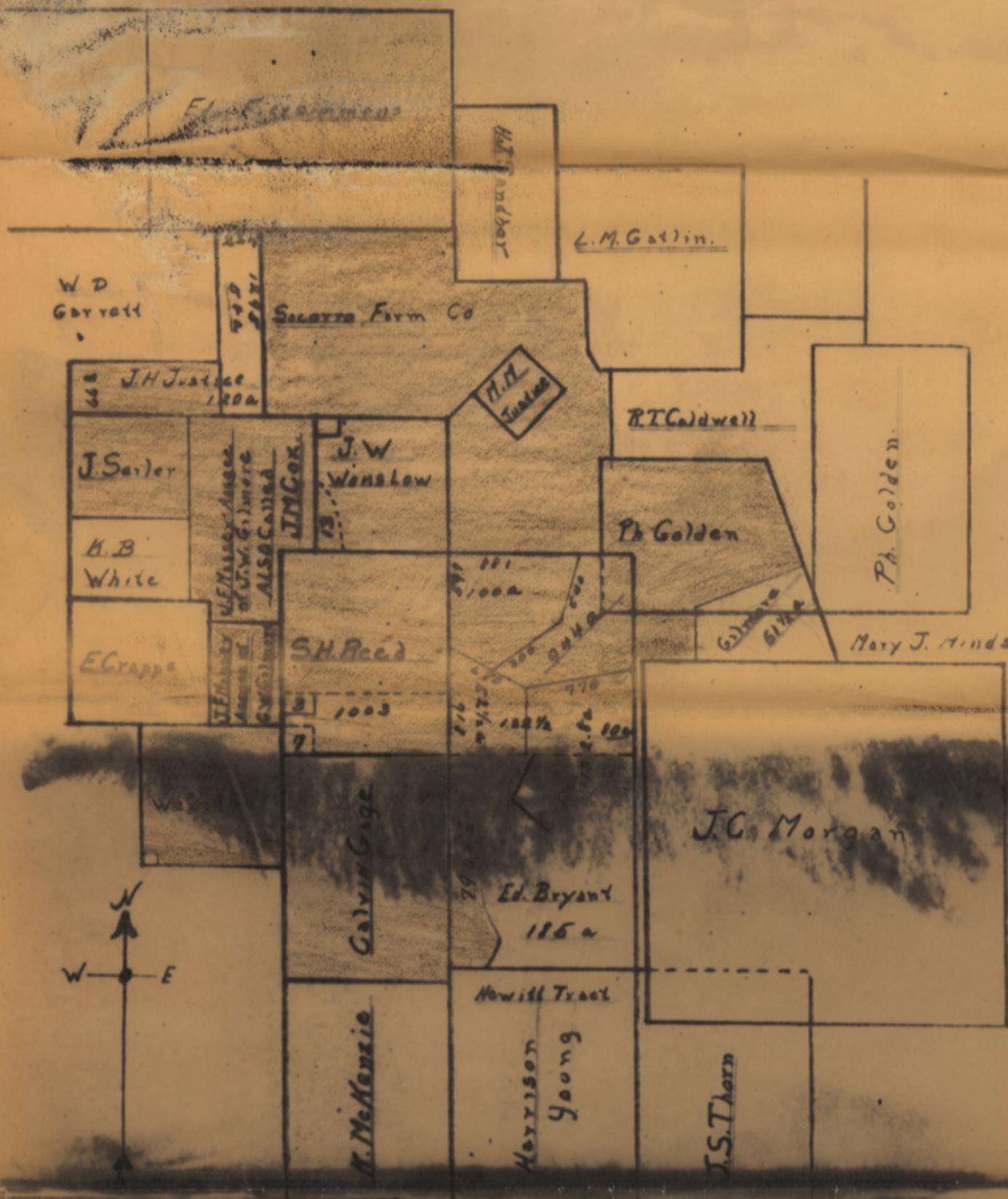
degrees West 10 varas; thence North 76
varas to a stone mound under fence
the oak bears North 10 degrees East
the East line of the W. J. Cowan
varas to place of beginning.

being embraced in and known as
the Gatlin Creek Ranch, now under the fence of Max G. Michaelis,
and there is attached hereto, marked Exhibit "A", and made a part
hereof - a sketch for further description of the property hereby
conveyed, which is shown in red.

TO HAVE AND TO HOLD the above described
premises unto the said C. J. Michaelis, his heirs and assigns for-
ever; and we do hereby bind ourselves, our heirs, executors and
administrators to WARRANT AND FOREVER DEFEND all and singular
the title to said premises unto the said C. J. Michaelis, his
heirs and assigns against all persons whomsoever claiming
or to claim the same or any part thereof.

EXECUTED THIS _____ day of July, A. D., 1926.

EXHIBIT "A".



3/10 Pm

File Clerk

WILLIAM C. BROWN

1872

Wm. C. Brown

Compt.

File No. 21288

27

THE STATE OF TEXAS

COUNTY OF HAYS

Before me, the undersigned authority, on this day personally appeared E. R. MICHAELIS, known to me to be a creditable person, who being by me duly sworn, on oath deposes and says:

That he is the duly authorized and appointed Agent and Attorney-in-Fact of his mother, Kate Michaelis, widow of C. J. Michaelis; that his principal, Kate Michaelis, is the owner of "The Gatlin Ranch" in Hays County, Texas, comprising approximately 3200 acres of land, which she is now and has been for many years using as a sheep and goat ranch, and embraced within said Ranch are certain tracts out of the W. J. Cowan Survey, Philip Golden and J. B. Leggett Surveys, which respective surveys were patented many years ago, and which surveys, together with the other lands comprising said Gatlin Ranch were acquired by Kate Michaelis and her husband, C. J. Michaelis, by deed dated July 24, 1926, from Max G. Michaelis and his wife, Lillie Anna Louise Michaelis, and of record in Vol. 91, pages 634-40 of the Deed Records of Hays County, Texas, a certified copy of which is hereto attached, marked "Exhibit A", and made a part hereof for all legal purposes.

Affiant further states that Kate Michaelis is now, and has been since the acquisition of the properties embraced within the Gatlin Ranch, using and occupying, as did her predecessors in title, the following described land, which may be vacant land, and which is situated in Hays County, Texas, and is specifically described as follows:

Beginning at a stake and stone mound at the point of intersection of the east line of the W. J. Cowan Survey, No. 125 and a fence line, placed for the northwest corner of a survey made for J. B. Leggett and southwest corner of this survey, a L.O. 10" in dia. mkd. X brs. S. 21 W. 9 vrs; Thence, with the east line of the W. J. Cowan Survey, North 1193 varas to a stake and stone mound in an old field and in the south line of the Philip Golden Survey No. 550, whence a Pecan 30" in dia. mkd. X brs. N. 70° 45' E. 21.25 vs. and a Walnut 24" in dia. marked X bears S. 68° 30' E. 23 vs. Thence with the south line of the Philip Golden Survey, East 31.7 vs. to a stake in an old rock fence placed for the northwest corner of a survey made for T. E. Gillespie and for the northeast corner of this survey, whence above mentioned Pecan 30" in dia. marked X bears N. 59° W. 13.6 vs. and said Walnut 24" in dia. marked X brs. S. 50° 45' W. 13.3 varas; Thence, with fence along said T. E. Gillespie west side, S. 1° 05' W. 146.7 vs; S. 46° 25' E. 57.4 vs.; S. 1° 25' E. 51.8 vs.; S. 19° 55' W. 137.7 vs.; S. 1° 05' W. 182.5 vs.; S. 20° 25' W. 43.8 vs.; S. 2° 20' W. 117.3 vs.; S 57° 15' E.,

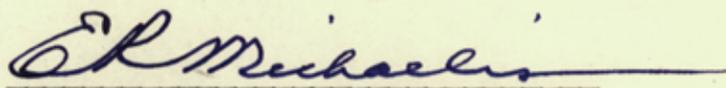
crossing creek, 26 vs.; and S. 1⁰ 00' W. 470.9 vs. to a corner post in the north line of the J. B. Leggett Survey, whence a Sp. 0.8" in dia. brs. west 1.5 vs.; Thence with the north line of the J.B. Leggett Survey, as fenced N. 89⁰ 21' W. 15.1 vs. to the place of beginning,

that at all times this land has been used, and occupied for purposes other than exploring for or removing oil, gas and sulphur or other minerals therefrom as a part of said survey, with a good faith belief that said area was included in the boundaries of such survey. The boundaries of such survey having been recognized boundaries in the community in which same is situated, and as so recognized in the community, include the area hereinabove specifically described by metes and bounds.

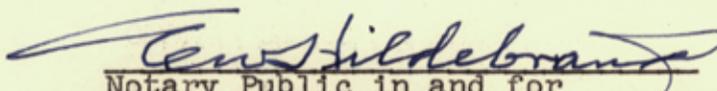
That the predecessors in interest prior to the time said C. J. Michaelis and his wife, Kate R. Michaelis, acquired the property in the year 1926, had occupied and used the area hereinabove specifically described by metes and bounds for purposes other than exploring for and removing oil, gas, sulphur or other minerals therefrom with good faith belief that same was included within the boundaries of such survey.

Affiant further states that he personally knows of his own knowledge that his father, C. J. Michaelis, prior to his death, and his mother, Kate R. Michaelis, for whom he is acting as Agent and Attorney-in-Fact, under power of attorney, duly executed and recorded in Hays County, Texas, have had the area above described by metes and bounds in their enclosures, and have been in possession thereof for a period of more than thirty-one (31) years, each with a good faith belief, that he and she were the owners thereof, and that same was included within said survey above described.

Affiant further states that the nearest producing oil and gas well to the best of his knowledge and belief, is approximately 30 miles from the tract of land above described.


E. R. Michaelis

SWORN TO AND SUBSCRIBED BEFORE ME, this 25 day of
June, 1958.


Notary Public in and for
Galveston County, Texas.
E. W. HILDEBRAND
Notary Public in and for Galveston County, Texas.

RECEIVED

RECEIVED

JUN 26 1958

GENERAL LAND OFFICE

File No. J. F. 15280 (4)

Hays County

Affidavit (Evidence)

Filed June 26 19

BILL ALLCORN, Comr.

Sally South
File Clerk

STEWART, BURGESS, MORRIS & HANSON
ATTORNEYS
STEWART BUILDING
GALVESTON, TEXAS

KATE R. MICHAELIS, GOOD FAITH
CLAIMANT

OR

A F F I D A V I T

h/mc. 2.13.56

THE STATE OF TEXAS

COUNTY OF GALVESTON

KNOW ALL MEN BY THESE PRESENTS:

THAT I, KATE R. MICHAELIS, widow of C. J. Michaelis, of Galveston County, Texas, have made, constituted and appointed, and by these presents do make, constitute and appoint C. J. MICHAELIS, JR. and E. R. MICHAELIS, of Galveston County, Texas, and either of them as my true and lawful agents and attorneys-in-fact, with full power to them, and either of them, jointly or severally, for me and in my name, place and stead, to grant, bargain, convey, lease, mortgage and hypothecate for such price and upon such terms as they may think proper any and all property, real, personal and mixed owned by me, or in which I may have an interest; and to purchase either for cash or on deferred terms such property, real, personal and mixed, as in their judgment may be deemed a good investment; and in addition, but not in any manner limiting the powers herein granted to my said agents and attorneys-in-fact, I hereby give them, and either of them, authority to negotiate and to execute any and all leases and sales of the oil, gas and minerals of every kind, character and description in, on and under, and that may be produced from any lands owned by me, or in which I may have an interest, upon such terms and conditions, and at such price as to them may be deemed proper, with the further authority that my said agents and attorneys-in-fact are authorized to join in any unification or pooling agreement with respect to said lands and the oil, gas and other minerals in, on and under the same; to ask, demand, sue for, collect, recover and receive all and every sum of money, debts, dues, rights, property effects or demands whatsoever, payable or belonging to me, and to execute any and all necessary and proper receipts, releases and discharges therefor; to sell, assign and transfer any and all stocks or bonds standing in my name or in which I may have an interest, and to sign proxies and exercise in my behalf all warrants, rights and options, and to execute all necessary acts of assignment or transfers of the sale, transfer or redemption of such stocks and/or bonds, warrants, rights and options, and to do all acts proper to accomplish the transfer of such shares of stock, bonds, warrants, rights or options on the books of the corporation issuing same; to deposit in such bank or banks, to be selected by them, all monies which shall come to their hands as my attorneys-in-fact and agents; and all bills of exchange,

drafts, checks and other securities for money payable or belonging to me, and for that purpose to sign my name and endorse same either for deposit or collection, and to withdraw all of said money, bills of exchange, drafts, checks, promissory notes and other securities, and for that purpose to draw checks in my name, and to execute proper notes, mortgage and liens to secure any loans negotiated by them, and to have access to the contents of my safe deposit box in Banks, and further to do, perform and exercise any and every power and act that I might or could do or exercise, if I was personally present, intending to vest in them, and either of them, a full and universal power of attorney, with full power of substitution and I hereby ratify and confirm all and whatsoever my said attorneys or substitute attorneys shall and may do hereunder.

I agree and represent to those dealing with my said agents and attorneys-in-fact and their substitute or substitutes that this power of attorney may be voluntarily revoked only by revocation entered and recorded in the office of the County Clerk of Galveston County, Texas.

EXECUTED this, the 17th day of February, 1956.

Mrs. Kate Michaelis
Kate E. Michaelis

THE STATE OF TEXAS
COUNTY OF GALVESTON

Before me, the undersigned authority, on this day personally appeared KATE E. MICHAELIS, a widow, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this, the
day of February, 1956.-



Heimir Hanson
Notary Public in and for
Galveston County, Texas

Filed for record February 20, 1956 at 3:30

Recorded on February 21, 1956 at 5:00

JOHN R. FLATTE, County Clerk, By

Deputy.

Book No. 148616

JUN 26 1958

THE STATE OF TEXAS, }
County of Galveston. }

I, JOHN R. PLATTE, County Clerk, in and for Galveston County, State of Texas, do hereby CERTIFY that the above and foregoing is a true and correct copy of a Power of Attorney-

KATE MICHAELIS

to

C. J. MICHAELIS JR. &

E. R. MICHAELIS

as the same appears of record in my office, in Deed Record Book No. 1139 Page Nos. 97 and 98.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the impress of the official seal of said County Court, at my office, in the City and County of Galveston, State of Texas, on this the 16th day of September A. D., 1957.

JOHN R. PLATTE,

County Clerk, in and for
Galveston County, Texas.

BY

Ruth Mendle

Deputy.

File No. S.F. 15980

(5)

SM-9-56-O.S.—No. 26113

Hayes County

Power of Attorney (Evidence)

Filed June 26 1958

BILL ALLCORN, Comr.
Sally Smith
File Clerk

Certified Copy

E. R. MICHAELIS
C. J. MICHAELIS JR. &

TO

KATE MICHAELIS

POWER OF ATTORNEY

July 2, 1958

Mr. E. R. Michaelis
Attorney in Fact
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

Please find enclosed herewith field notes that you brought by the office the other day. After asking the Engineers if they could accept the field notes without first having them recorded in the County and upon receipt of an answer, which answer I conveyed to you, I find that the information was incorrect, and the field notes must be recorded in the County before they are mailed into this office.

After they are recorded and forwarded to us, we will act upon your Good Faith Claimant application.

Very truly yours,

BILL ALLCORN, Commissioner

By
Jack Giberson
Attorney

JG:ss
File No: S. F. 15980.
Enclosure.

File No. S. E. 15980

②

State County

St. Louis

Filed

July 2

1958

BILL A. McCORN, CLERK

Sally Smith

FBI, C. 314

August 11, 1958

Re: G. F. C. Application, Kate
Michaelis by E. R. Michaelis,
S. F. 15980, Hays County.

Mr. E. R. Michaelis
Attorney in Fact
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

Please be advised that the field notes for the above referred to Good Faith Claimant application must be filed in the County Surveyor's Records, rather than the Deed Records of Hays County before they can be accepted by this office. I am therefore forwarding the field notes to you, so that you may have them properly recorded and then return same to this office.

Sincerely yours,

BILL ALLCORN, Commissioner

By
Jack Giberson
Attorney

JG:ss
File No: S. F. 15980.
Enclosure.

File No. S. F. 15980

(7)

Hayes County

Att. to Applicant

Filed August 11, 1958

BILL AIRCORN, Compt.
Seely Smith
File Clerk

August 27, 1958

Mr. E. R. Michaelis
Attorney in Fact
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

On June 26, 1958, you filed a Good Faith Claimant Application to purchase alleged unsurveyed land in Hays County for Kate Michaelis, designated by this office as S. F. 15980. On August 11, 1958, we returned the field notes covering same and requested that they be filed in the County Surveyor's Records rather than the Deed Records of Hays County. Please be advised that it appears that the field notes are all that is now required in order to complete your application.

This Good Faith Claimant Application expires October 24, 1958, 120 days from the date of filing.

Sincerely yours,

BILL ALLCORN, Commissioner

By
Jack Giberson
Attorney

JG:ss
File No: S. F. 15980.

File No. S. F. 15980

Wayne County

Filed to Applicant

Filed Aug. 27, 1958

BILL ALBERTSON, Clerk
Solely for the

F. I. C. K

(8)

RECEIVED

AUG 6 1958

GENERAL LAND OFFICE

08728
D-58

JUN 26 1958

GENERAL LAND OFFICE

THE STATE OF TEXAS

COUNTY OF Hays

SURVEY NO. _____

(GOOD FAITH CLAIMANT)

FIELD NOTES of a survey of 5.45 acres of land made for _____

Mrs. C. J. Michaelis

by virtue of his application filed with the Commissioner of the General Land Office, Austin, Texas, on the _____ day of _____, 19____, (application to be filed with the Commissioner of the General Land Office, Austin, Texas*) under the laws regulating the sale and lease of unsurveyed school land. Said land is situated in HAYS County, about 10 miles N. 34° W from San Marcos, the County Seat, and is described by metes and bounds as follows, to-wit:

Beginning at a stake and stone mound at the point of intersection of the east line of the W. J. Cowan Survey No. 125 and a fence line, placed for the northwest corner of a survey made for J. B. Leggett and southwest corner of this survey, a L. O. 10" in dia. mkd. X brs. S. 21° W. 9 vs.;

Thence, with the east line of the W. J. Cowan Survey, North 1193 varas to a stake and stone mound in an old field and in the south line of the Philip Golden Survey No. 550, whence a Pecan 30" in dia. marked X brs. N. 70° 45' E. 21.25 vs. and a Walnut 24" in dia. marked X brs. S. 68° 30' E. 23 vs.;

Thence, with the south line of the Philip Golden Survey, East 31.7 vs. to a stake in an old rock fence placed for the northwest corner of a survey made for T. E. Gillespie and for the northeast corner of this survey, whence above mentioned Pecan 30" in dia. marked X brs. N. 59° W. 13.6 vs. and said Walnut 24" in dia. mkd. X brs. S. 50° 45' W. 13.3 varas;

Thence, with fence along the said T. E. Gillespie west side, S. 1° 05' W. 146.7 vs. S. 46° 25' E. 57.4 vs.; S. 1° 25' E. 51.8 vs.; S. 19° 55' W. 137.7 vs.; S. 1° 05' W. 182.5 vs.; S. 20° 25' W. 43.8 vs.; S. 2° 20' W. 117.3 vs.; S. 57° 15' E., crossing creek, 26 vs.; and S. 1° 00' W. 470.9 vs. to a corner post in the north line of the J. B. Leggett Survey, whence a Sp. O. 8" in dia. brs. West 1.5 vs.;

Thence, with the north line of the J. B. Leggett Survey as fenced, N. 89° 21' W. 15.1 vs.

RECEIVED

SEP 27 1958

to the place of beginning.

(over)

Variation 9° E.

Surveyed August 14, 16, 17, 1957

Menan Hanz
Ralph Gonzales
Chain Carriers

I, A. M. Moellering, Licensed State Land-County-Surveyor of Comal County, Texas, do hereby certify that the foregoing survey was made by me on the ground, according to law, on the date and with the Chain Carriers aforesaid, duly qualified, and that the limits, corners, and boundaries with the marks of the same, natural and artificial, are truly and correctly described and set forth in the foregoing plat and field notes, just as I found them on the ground.

A. M. Moellering
Licensed State Land Surveyor--
County Surveyor

Filed for record in my office, the 9th day of Sept, 1958, at 2:00 o'clock P M, and duly recorded the 9th day of Sept 1958, in Book 11, Page 249 of the Field Note Records of HAYS County, Texas.

James Hall
County Surveyor--County Clerk

IMPORTANT NOTICE

* (1) To be used in Lieu of "application filed with the Commissioner of the General Land Office, Austin, Texas, on the _____ day of _____, 19____" when application is to be accompanied by the field notes.

(2) The written report of the survey which is required to accompany the above field notes must show whether the above described tract of land is situated within five (5) miles (state exact distance) of a well producing oil, gas, or other minerals in paying quantities.

I, A. M. Moellering, do hereby certify that the character and reasonable market value of the land included within the limits of the within field notes are as follows:

Soil (state character) stony Timber oaks & cedar Value \$ 5.00 per acre (including timber)

A. M. Moellering
Licensed State Land Surveyor--
County Surveyor

THE STATE OF TEXAS
COUNTY OF HAYS

I, SARAH REED, Clerk of the County Court within and for the County and State aforesaid, do hereby certify that the within and foregoing instrument of writing, with its Certificate of Authentication, was filed for record in my office on the 14th day of July, A.D., 1958 at 9:00 o'clock A M, and duly recorded on the 17th day of July, A.D., 1958 at 11:50 o'clock A M, in the Deed Volume Records of said County, in Book Number 174 Pages 485-6 inclusive.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT OF HAYS COUNTY, TEXAS, the date last above written.

Sarah Reed

MISS SARAH REED, Clerk of the County Court of Hays County, Texas
By Lyell B. Clayton Deputy

File No. 5980
COMPASS
HAYS County

School Land
Field Notes

Filed Sept 27 1958

By BILL ALLCORN, Com'r

Correct on Map for 5.45 acres

3/29/58 VES

Collected
1-6-59
Hedrick

RECORDED AS STALAD

100

Date 6/26/58

Reg. No. 64251

CENTRAL LAND OFFICE
Filed for record 14th day of July
1958 at 12:00 o'clock A M and recorded
at 11:50 o'clock A M in Volume 174
Page 485-6 of the Field Note Records
of Hays County, Texas

Sarah Reed
Sarah Reed, County Clerk, Hays County, Texas
By Lyell B. Clayton Deputy

T. R. Michaelis, Agency
Stewart, Reg.
Belmont, Refee

October 9, 1958

Mr. E. R. Michaelis
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

The application of Kate Michaelis No. 15980, as a Good Faith Claimant to purchase 5.45 acres of unsurveyed land in Hays County has been approved by the Commissioner of the General Land Office.

House Bill 758, Acts of the 55th Legislature, 1957, authorizes and directs the School Land Board to charge for appraising vacancies. The fee fixed by the Board is \$25.00 for this tract. You are requested, therefore, to forward remittance in that amount as payment of this fee.

Sincerely yours,

BILL ALLCORN, Commissioner

By:

Jack Giberson
Legal Director

JG:ej

File: S. F. 15980

(10)

5215980

Letter to
applicant,
for appraisal
fee

The registration of your trademark in 1977, as a class
which extends to certain 2-1/2 sizes of unperfected and a large
quantity has been approved by the Department of the Interior
Bureau.

From the time of the registration of your
trademark in 1977, you have been using the trademark
in connection with the sale of your goods in the
United States and other countries. It is noted that
in that regard, you have not used the trademark

in connection with the sale of your goods in the
United States and other countries.

Very truly yours,
[Signature]

U.S. DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
WASHINGTON, D.C.

1978
U.S. DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT
WASHINGTON, D.C.

ACCEPTANCE OF TERMS OF SALE OF UNSURVEYED SCHOOL LAND

(Applicant or Good Faith Claimant)

Galveston,

Texas,

December 15th

RECEIVED

DEC 16 1958

GENERAL LAND OFFICE

19 58

TO THE COMMISSIONER OF THE GENERAL LAND OFFICE, AUSTIN, TEXAS:

I hereby accept the terms of sale of the tract of unsurveyed school land hereinafter described as stated in your letter dated December 12, 1958 and apply to complete my application to purchase under the terms of House Bill No. 9, passed at the Regular Session of the Forty-sixth Legislature and approved June 19, 1939, and other laws relating to the sale of unsurveyed school land without settlement.

The land is situated in Hays County, Texas, about 18 miles (give course) N.34° W. from the county seat, and is briefly described as follows:

Survey No. S. F. No. Acres Classification
15980 5.45

I agree to pay for said land the price of \$45.00 Dollars per acre, and I hereby enclose the sum of \$245.25 Dollars as the full cash payment therefor.

I further agree that the sale to me is made upon the express conditions, to-wit:

The reservation of minerals therein to the State will be a free royalty of one-sixteenth of the oil and gas and one-eighth of the sulphur and all other minerals.

I do solemnly swear (affirm) that I am over twenty-one (21) years of age.

Mrs. Kate Michaelis

By [Signature] Attorney-in-Fact

Post Office Galveston, Texas

Sworn to and subscribed before me, this the 15th day of December, 1958.

[Signature] Notary Public in and for Galveston County, Texas

OBLIGATION

\$ 245.25 School Lands.

For value received, I, the undersigned, do promise to pay to the State of Texas the sum of Two Hundred Forty-five & 25/100 Dollars, with interest thereon as hereinafter specified, the same being for the remainder of purchase money for the following described tract of land purchased by me, of the State of Texas, in accordance with the provisions of

laws relating to the sale of unsurveyed public free school lands; to-wit: All of Survey No.

S. F. No., Grantee, situated in County, Texas.

The annual interest of five per cent, upon all unpaid principal, together with one-fortieth of the original principal, I am to pay or cause to be paid to the General Land Office, at Austin, Travis County, Texas, on or before the first day of each November thereafter until the whole purchase money is paid. And it is expressly understood that I am to comply strictly with all the conditions, limitations and requirements, and am subject to and accept all the benefits and penalties contained and prescribed in the laws above referred to.

Witness my hand this day of, 19.

Applicant or Good Faith Claimant

Post Office

Post Office _____
Applicant or Good Faith Claimant

Witness my hand this _____ day of _____ 19__

I am subject to and accept all the benefits and penalties contained and prescribed in the laws above referred to
expressly understood that I am to comply strictly with all the conditions, limitations and requirements, and
or before the first day of each November thereafter until the whole purchase money is paid. And if it is
principal, I am to pay or cause to be paid to the General Land Office, at Austin, Travis County, Texas, on
The annual interest of five per cent, upon all unpaid principal, together with one-fourth of the original
County, Texas.
S. F. No. _____
Grantee _____ situated in _____

laws relating to the sale of unsurveyed public free school lands; to-wit: All of Survey No. _____

following described tract of land purchased by me, of the State of Texas, in accordance with the provisions of
Two Hundred Forty-five & 25/100 - - - - - Dollars

For value received, I, the undersigned, do promise to pay to the State of Texas the sum of _____
\$ 50.25 School Lands.

OBLIGATION

Edgar Dason Jones
Post Office Galveston, Texas
County, Texas



I do solemnly swear (affirm) that I am over twenty-one (21) years of age.

Post Office Galveston, Texas
Applicant or Good Faith Claimant
Mrs. Kate Michaelis

GENERAL LAND OFFICE
Austin, Texas

S. F. No. 15980

ACCEPTANCE OF TERMS OF SALE
OF UNSURVEYED SCHOOL LAND

(Applicant or Good Faith Claimant)

of
Kate Michaelis
By E. P. Michaelis
Post Office *Galveston, Tex*

WITHOUT SETTLEMENT

5.45 acres in
Ways County, Texas.

Filed Dec. 16, 1958
Bill Allcorn, Jr
Commissioner
Awarded Dec. 16, 1958
Rejected _____, 19____
Bill Allcorn, Jr
Commissioner

Class _____
Appr'm't _____
Obligation _____
On Market _____

(Give course) N. 34 from the county seat, and is briefly described as follows:
The land is situated in _____ County, Texas, about _____ miles

approved June 19, 1928, and other laws relating to the sale of unsurveyed school land without settlement.
in your letter dated December 15, 1928 and apply to complete my application to purchase

I hereby accept the terms of sale of the tract of unsurveyed school land hereinbefore described as stated

TO THE COMMISSIONER OF THE GENERAL LAND OFFICE, AUSTIN, TEXAS:

Galveston, Texas, December 12th 1928
(Applicant or Good Faith Claimant)

OF UNSURVEYED SCHOOL LAND
ACCEPTANCE OF TERMS OF SALE
RECEIVED
DEC. 12 1928



BILL ALLCORN, COMMISSIONER
A. T. MULLINS, CHIEF CLERK

DUPLICATE RECEIPT

(To be Kept by Land Office)

LEDGER 143

PAGE 504

FILE No. 15980

Post Office Delvinton, TX

To THE COMMISSIONER General Land Office, Austin, Texas.

I enclose CK

(Say whether Money Order or Draft on a Bank in Austin, or Cash.)

for \$ 25.525

of which

\$ 24.525 are for principal
\$ _____ are for interest
\$ 10.00 are for fees

payment on the following land purchased from the State, to-wit:

Section	Block	Township	Certificate	SURVEY	Acres	County
				<u>Good Faith Claim</u>	<u>54</u>	<u>10 days</u>

Kate Michaelis

(Name of Sender.)

Received remittance as stated above. 12/16/08

By E.R. Michaelis

(Address)

Commissioner General Land Office.



HILL ALLCOCK, COMMISSIONER
A. T. MORTON, CHIEF CLERK

DUPLICATE RECEIPT

(To be Kept by Land Office)

File No. *2790*

To THE COMMISSIONER General Land Office, Austin, Texas.

Post Office *Lawton*

Page *143*

Page *204*

I enclose

(Say whether Money Order or Draft or a Bank in Austin, or Cash.)

of which

- 3 are for principal
- 2 are for interest
- 3 are for fees

payment on the following land purchased from the State, to-wit:

Section	Block	Township	County	Acres	Quantity

Received with interest as stated above

Commissioner General Land Office

(Name of Sender.)

W. E. Michaelis

(Address)

1257-15980

Ledger 143

LAND AWARDS AND RECEIPT

File No. S. F. 15980

Page 504

Date of Award December 16, 1958

GENERAL LAND OFFICE,
AUSTIN, TEXAS

WHEREAS, Kate Michaelis, By: E. R. Michaelis

of Galveston, Texas, has, in the manner and form prescribed by law, filed in this office an application and obligation to purchase the following land, to-wit:

SECTION	BLOCK	TOWNSHIP	CERTIFICATE	GRANTEE	ACRES	PRICE	COUNTY
			S. F. 15980	Kate Michaelis By: E. R. Michaelis	5.45	\$45.00	Hays

Date of Sale _____

Amount of Note \$ _____

Rate of Interest _____ Per Cent

Due November 1st Annually
SCHOOL LAND

The School land Board having fixed the price, and the State having received \$ 245.25 as the full payment thereon, I do hereby award to said applicant the survey of land described above with a reservation of a free royalty of one-sixteenth on oil and gas and one-eighth on sulphur and all other minerals to the State.

Bill Allison
Commissioner General Land Office

SF 15980

(13)

Commissioner General Land Office

SCHOOL FUND
Due November 1st Annually

Rate of Interest _____ Per Cent
Amount of Note \$ _____
Date of Sale _____

and all other interests to the State.
of one-thousand six hundred and one dollars and
one cent and the balance of the same to the
State. I do hereby warrant to and subscribe the amount of
the same to the State as the said payment
being received \$ 1,601.00
The School Land Bond having fixed the price and the State

SECTION	ACRES	ADJUTANT	DATE	REMARKS	AMOUNT	DATE	REMARKS
	12000			PA: E. F. MICHAELIS	2.00	1892.00	PAID
	8.4			KESS MICHAELIS			

now filed in the office in substitution and obligation to purchase the following land to-wit:
of _____ Section _____, Twp _____, Range _____, Meridian _____

Dep. Award
& Receipt
12-16-58

WHEREAS _____ PA: E. F. MICHAELIS
VIGILIA JELVAS
GENERAL FUND OFFICE

Date of Award _____
Date of Payment _____
No. _____
Landed _____

LAND AWARDS AND RECEIPTS

APPRaiser'S REPORT

52
42
32
3/12/42

NOV 14, 1958

Date Appraisal Made

- 1. TO THE STATE OF TEXAS, SCHOOL LAND BOARD
BILL ALLCORN, COMMISSIONER GENERAL LAND OFFICE, CHAIRMAN
AUSTIN, TEXAS

NOV 19 1958

I HAVE MADE A PERSONAL EXAMINATION OF AND IDENTIFIED THE PROPERTY IN HAYS COUNTY AND REPORT AS FOLLOWS:

- 2. LEGAL DESCRIPTION (SF No. - Abstract No.) SF # 15980

- 3. (a) The community is composed principally of (white), (~~colored~~); (~~farming~~), (ranching) (~~stockfarming~~).
- (b) This tract is being used as RANCHLAND, comparing AVERAGE with the average of community.
- (c) Total acres 5.45 located 7 miles N from WIMBERLY, (nearest town) 350 and 18 miles from SAN MARCOS, 15,000 (pop.) (County Seat) (pop.)
- (d) This tract is 7 miles nearest railroad. (w) (w) 7 miles WIMBERLY (c) 7 miles WIMBERLY (c) (Grade School) (High School)
- (e) This tract is on NOT ON ROAD type of road, R.F.D., School Bus, Power line, Telephone. ALL AVAILABLE AT 1/4 TO 1/2 MILE
- (f) Average rainfall 31"

- 4. The nearest production of oil, gas or minerals is 30 (distance), SOUTH (direction). The nearest drilling oil or gas well is NONE WITHIN 50 MILES (distance) (direction). The nearest dry hole is 2 (distance) NW (direction). If the land is under oil and gas lease, fill in the following: (a) To whom leased NOT LEASED (b) Date of lease (c) Bonus received (per acre) (d) Total amount of rental received If there is production on this tract, fill in the following: (a) Number of producing wells (b) Name of the field in which the tract is located (c) Royalty payments received

A-1



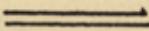
1" = 660'

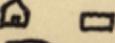
ALL PASTURE

A-21

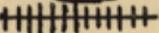
5. SOIL DATA:

Identify classes of soils by symbols.

PUBLIC ROAD 

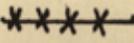
BUILDINGS 

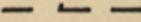
STREAMS 

RAILROADS 

TANKS 

WELLS 

FENCES 

PIPE LINES 

POWER LINES 

Color Chart

CULTIVATED *BLUE

PASTURE *YELLOW

CULTIVATABLE *BLUE LINES

TIMBER *GREEN

WASTE *RED

6. LAND ANALYSIS

(a) General Condition of Land. (Inhibitory factors, Erosion etc.)

GENERAL CONDITION IS GOOD EXCEPT FOR 24 D4 AREA WHICH IS WASHED OR PUSHED OUT DOWN TO THE ROCK BED IN PLACES

(b) Drainage is GOOD Type NATURAL. There are 1/2 acres subject to overflow.
(Natural, Ditch)

(c) Acres Terraced NONE, needing terraces NONE, condition of terraces _____

(d) Timber and brush land, estimated salable timber, acres 0 Value per acre \$ 0

(e) Pasture land is (Describe topography, condition and kinds of grasses and browse, including stocking rate and number of months animal units can be carried without feed.)

MOSTLY ROLLING & STEEP CEDAR & LIVE OAK HILL COUNTRY ABOUT 1/2 OPEN & 1/2 WOODED RANGE CONDITION IS GOOD WITH A NICE SOD OF BUFFALO & MESQUITE GRASS ON THE 2 & 18 SOIL & A FAIR COVER OF SAME ON ALL THE REST EXCEPT THE .5 AC OF 24 D4. CARRYING CAPACITY OF THIS TYPE LAND 1 AU TO 18-20 AC FOR 10 MOS

(f) CLASS	USE	ACRES	DEPTH	TEXTURE	SUBSOIL PERMABILITY	SLOPE	EROSION	PRICE	TOTAL
II ₂	PAST	0.6	D	F	SP	B	1	100	60.00 ✓
IV ₁₂	PAST	1.45	S	F	MP	C	1	75	108.75 ✓
VII ₂₄	PAST	29	US	F	SP	C	2	45	130.50 ✓
VII ₂₄	PAST	.5	US	F	SP	D	4	10	5.00 ✓
		<u>5.45 AC</u>							

TOTAL LAND VALUE 304.25 ✓

TOTAL VALUE 304.25 ✓

A-4

7. VALUE INDICATION BY COMPARISON:

Book & Farms sold in this community or county.

Page	DATE	SELLER	BUYER	ACRES	PRICE	SIZE	TIME	MINERALS	LOCATION	% CROP	PRODUCTION	WATER-FENCES-IMPROVEMENTS	TOTAL
167/363	2-17-56	C.F. SCUDGER	LYNN CALHOUN	48	80	-2	+2	-8	-35	0	+10	-5	-38
	CLOSING	WHITE	LYNN CALHOUN	545	55	-2	0	-8	-5	0	+10	-5	-13
174/94	5-8-58	J.B. LEGGETT	DW CARLSON	320.9	65	-5	0	-8	-10	0	0	-10	-33

(Keep in mind willing buyer - willing seller, no pressure brought on either party; Estate settlements; family transactions. Go behind sales to determine if they are typical.)

SUMMARY: ADJUSTED PRICE \$ 42 x 5.45 = \$ 228.90

8. VALUE INDICATION BY CAPITALIZATION:

INCOME ESTIMATE:				VALUE PER		LANDLORD'S SHARE
CROP	ACRES	YIELD	TOTAL	UNIT	SHARE	
Pasture	5.45			2.00	ALL	\$ 10.90
TOTAL LANDLORD'S SHARE						\$ 10.90

LANDLORD'S EXPENSE:

- TAXES
 - (a) County valuation \$ 25
 - (b) Rates:

	Rate	Amount
1. State & County ^{42 80}	1.22	\$ _____
2. School ^{WIMBEALY}	1.50	\$ _____
3. Other ^{ROAD}	.30	\$ _____
4. Other		\$ _____
	<u>\$3.02</u>	TOTAL \$ <u>.75</u>
- Harvest Expense or fertilizer furnished by landlord \$ 0

LANDLORD SHARE \$ 10.90 - EXPENSE \$.75 - NET INCOME \$ 10.15

4% CAPITALIZATION RATE

\$ 10.15 ÷ .04 = \$ 253.75

A-5

9. SUMMARY OF VALUES

PRINCIPAL CROPS SUITED	AVERAGE COMMUNITY YIELDS	YIELDS USED THIS TRACT
PAST	150 - 200 Ac	#200 ✓

10. RATING OF FARM = above, average, below.

VALUE INDICATION BY Summation \$ 304.25 ✓
 VALUE INDICATION by Comparison \$ 228.90 ✓
 VALUE INDICATION by Capitalization \$ 253.75 ✓

11. The present market price should be \$ 245²⁵ or #45/Acre *per*

12. NARRATIVE SUMMARY:

Land-outstanding features BETTER THAN THE AVERAGE % OF DEEP & MEDIUM DEPTH SOIL 2 & 18 WHICH SHOWS UP WELL IN THE SUMMATION TABLE

✓ "MINERAL DISCUSSION" VERY LITTLE MINERAL ACTIVITY, MINERALS ARE NOT CONSIDERED VERY VALUABLE

Limiting factors ABOUT 1/2 ACRE OF SEVERELY ERODED LAND

"COMPARISON DISCUSSION": (#1) 48 ACRES ABOUT 1 1/2 - 2 MILES OUT OF WIMBERLY - MOSTLY ALL IS A HILL WITH NICE BUILDING SITE ON TOP, VERY LOW PRODUCTIVITY, FENCED, LOCATED ON PAVED FM 12 - NO WATER

(#2) LOCATED ABOUT 3 MILES NE OF THIS TRACT ON A ^{PHONIC} DIRT ROAD, ALL FENCED, NO WATER, SAME TYPE SOIL EXCEPT MORE 601K UNIT 24 - ROUGH IN PLACES (#3) JOINS ON SOUTH OF THIS STRIP

~~Community & amenities~~ LOCATED ON A ^{PAVED} FM 12, FENCED, HAS OLD BOX HOUSE IN VERY POOR CONDITION, POOR DOMESTIC WATER SUPPLY, 40-45 AC IN CULTIVATION, MOSTLY DEEP SOIL 2 & 2X. PASTURE IS ROUGH IN

"COMMUNITY & AMENITIES" SPARSELY SETTLED AREA, OF LARGE ^{PLACES} RANCHES, 6-7 MILES TO WIMBERLY SMALL FAIRLY INACTIVE TOWN MARKETING & SHOPPING IN SAN MARCOS, AUSTIN & SAN ANTONIO.

A-6

Appraiser

James P. Blaine

PRINCIPAL CROPS SUITED

AVERAGE COMMUNITY YIELDS

YIELDS (ESTIMATED)

800	150, 200 Ac	

10. RATING OF FARM - above, average, below.

VALUE INDICATION BY COMPARISON \$ 304.22
 VALUE INDICATION BY COMPARISON \$ 287.92
 VALUE INDICATION BY COMPARISON \$ 253.13

11. The present market price should be

\$ 242 ²² or \$42/acre
 \$42/acre

12. NARRATIVE SUMMARY:

Land-outstanding features
 DEEPER THAN THE AVERAGE 1/2 OF DEEP &
 MEDIUM DEPTH SOIL 1/2 IS WHICH SHOWS NO WEAR IN THE
 SUMMATION TABLE
 "MINERAL DISCUSSION" VERY LITTLE MINERAL ACTIVITY MINERALS
 ARE NOT CONSIDERED VERY VALUABLE

Limiting factors
 "COMPARISON DISCUSSION" #1 1/2 ACRES ABOUT 1/2-2 MILES OUT OF
 WIMBERLY, MOSTLY ALL IS A MIX WITH RICE BUILDING SITE ON TOP VERY
 LOW PRODUCTIVITY, FENCED, LOCATED ON PAVED FM 15 - NO WATER
 #2 LOCATED ABOUT 2 MILES NE OF THIS TRACT ON PIST ROAD
 ALL FENCED, NO WATER, SAME TYPE SOIL EXCEPT MORE SOIL UNIT
 24-ROUGH IN PLACES #3 20 ACRES IN SOUTH OF THIS TRACT
 #4 1/2 ACRES LOCATED ON FM 15, FENCED, HAS OLD BOX HOUSE
 IN VERY POOR CONDITION, POOR DOMESTIC WATER SUPPLY, NO HS IN
 IN CULTIVATION, MOSTLY DEEP SOIL 1/2 AC. FURNURE IS RUCKHAUS
 "COMMUNITY & AMENITIES" SPARSELY SETTLED AREA OF LARGE
 RANCHES, 1/2-2 MILES TO WIMBERLY - SMALL TOWN INACTIVE TOWN
 MARKETING & SHOPPING IN SAN MARCOS, MARKET & SAN ANTONIO

(41)
 0865185
 23-11-11
 13-11-11

December 12, 1958

Mr. E. R. Michaelis, Insurance Agency
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

The School Land Board of the State of Texas at a meeting held in my office December 11, 1958, fixed the price at which Mrs. Kate Michaelis may pay for the unsurveyed school land in S. F. 15980, 5.45 acres, Hays County, which she applied for, at \$45.00 per acre.

Since this area is more than five miles from production, the reservation of minerals therein to the State will be a free royalty of one-sixteenth of the oil and gas and one-eighth of the sulphur and other minerals.

Since this area contains less than 80 acres, it will have to be paid for in cash. She should, therefore, forward a check in the amount of \$245.25, which according to my calculation, is the amount necessary to pay for such unsurveyed school land. In addition to the above, the patent fee on this tract will amount to \$10.00. She may include these two sums in one check which should be made payable to the State Treasurer. It will also be necessary to forward to this office a separate check in the sum of \$1.04 to defray the expense of recording the patent in Hays County. This latter check must be made payable to the Commissioner of the General Land Office.

I am enclosing a form of acceptance, which I request that she fill out and return to this office with the remittances.

Sincerely yours,

BILL ALLCORN, Commissioner

By:

Gordon R. McNutt, Secretary
of the School Land Board

GRM:ej
enclosure
S. F. 15980

(15)

SS 15980

Letter of
evaluation

89-21-21

13

December 23, 1958

Mr. E. R. Michaelis
Stewart Building
Galveston, Texas

Dear Mr. Michaelis:

Enclosed is the original Land Award and Receipt issued you covering 5.45 acres, S. F. 15980, Hays County, together with a copy of the notice to the County Clerk.

Patent will be issued within a few days and mailed to the County Clerk, who, in turn will mail the patent to you.

Sincerely yours,

BILL ALLCORN, Commissioner

By:

Gordon R. McNutt, Secy.
School Land Board

GRM:ej
enclosure

①6 SF 15980

December 23, 1958

Miss Sarah Reed
County Clerk of Hays County
San Marcos, Texas

Dear Miss Reed:

This is to inform you that I have issued a Land Award and Receipt to Kate Michaelis, By: E. R. Michaelis, Galveston, Texas covering 5.45 acres, S. F. 15980, Hays County. A copy of the Award is enclosed.

Please make a notation of the issuance of this Award on your records.

Sincerely yours,

BILL ALLCORN, Commissioner

By:

Gordon R. McNutt, Secy.
School Land Board

GRM:ej
enclosure

① SF 15980



General Land Office

BILL ALLCORN, COMMISSIONER
A. T. MULLINS, CHIEF CLERK

AUSTIN, TEXAS January 27, 1959

County Clerk Hays County
San Marcos, Texas

Dear Sir:

The enclosed check for \$ 1.00 is for recording the enclosed patent in Hays County, issued to the Patentee shown therein.

The other check or checks, enclosed, if any, is the fee for the other county clerk, or clerks, as shown.

When recorded by you, kindly forward patent, and this letter, with balance of fees, if any, to other proper county clerk, and when record is fully completed deliver to the owner or his agents, in person or by registered mail, as required by Chapter 47, Acts April 2, 1918.

Deliver to:

E. R. Michaelis paid the fees as agent or owner.
Stewart Building
Galveston, Texas

Sincerely,

Patent No. 353

BILL ALLCORN, COMMISSIONER

Vol. No. 28-B

BY:

File No. S.F.15980

(Miss) Marie Hedick, Patent Clerk

