

27 1/2 ~~4~~ Travis Co 11-3-20/1887.
27 ~~4~~ Blanco .. 9/91
File 1713 All in Hays-1930

Travis **SCRIP.**
Feb. 2379 Bobst 1282
Hays Abst 796 1290

✓ M. L. Kellogg

See 8

5 1/2 acres

at
Meh. 1857 Certificate No. 1857

Correct on maps of
Travis & Blanco
Counties Dec 15/91.
Mkd. plat on map C. Mc Hill

Patent to original
4/26/92 Bramlette
Chapman
Pat. Feb. 4/92.

Cr. to Click 5792
No. 643. Vol. 21 Mild sta. ang.
Abst. Vol. 53

Mgl. 98411
Abst. 15. 716. 9/22/91
91

CONTENTS.

- No. 1. Certificate
- Nos. 2 and 3. Field Notes.
- No. 4. 8/15/91 Gentry
- " 3 Treasurers Receipt
10/12/91. Mason
- " 4 affidavit
Jan. 20/92 Beaver
- 5 appl. to Purchase Cypress
- 6 Questionnaire 1-8-60 60

500 pgs. by
M. L. Kellogg
Cypress Mill
Blanco Co. Tex
10/13/91. Done

9159

FILE 1713

420

H-ab-796

Travis - Scrip - CLASS

Hays -

COUNTY

M. L. Kellogg

No. 8 - 54 1/2 A.

63 96

Act March 29 - 1887

Blk.

Cert.

OLD WRAPPER WITHIN

REG. MKD. DEED ASD.

FNS. CORRECT FOR 63.96 ACRES
TO PURCHASE EXCESS

ENGR. VES DATE 1/12/60

LEGAL 9/28 DATE 1/17/59

MAR 10 1960
Deed of Acquittance
No. 420 Vol. Seventeen
Forwarded MAR 10 1960

Wesley
Dated Feb 4 - 1892
No 643 - Vol - 11.

7 - Cor. F/Notes 1/12/60 VES

8 - Sketch 1/12/60 VES

9 - appraiser's Report 2-8-60 eg

10 - accept. of Terms 2-29-60 eg
1-8-60

Mark V. Fuchs

B.O. Post 120

New Braunfels, Tex

D.A. Fee \$ 10.00 Reg. # 32022

11 - Dup. Receipt 2-29-60 eg

LET DEED OF ACQUITTANCE ISSUE
3-3-60

Jacob Gibson

PAID IN FULL 9.46 ACRES

DATE 2-29-60 eg

Blanco

1798 Blanco P
1357 P
538 $\frac{1}{2}$ Travis - P

The State of Texas }
County of Travis }
}

To the Surveyor of Travis Co.

Under the provisions of an act of the Legislature of Texas to provide for the sale of such appropriated public lands in organized counties of the State of Texas as contain not more than 640 acres, approved March 29, 1887, and amended and approved April 5, 1889, I herewith make application to purchase, and request you to survey, the following described land situated in Travis and Blanco Counties, State of Texas, to-wit: All that vacant parcel of land lying being and situate near where Travis and Hays counties corner on the Blanco Co line, and surrounded by the T. B. Lee, W. S.

Easton, S. C. Mitchell, and Jas
Miller Surveys

Respectfully submitted

M. L. Kellogg

Austin, Texas May 6, 1891

4 Mitchell A 499

Thos. B. Lee F. 320

James M. Miller G. 197-198
I 109, 110

2

1/1 June 1713
Travis Scrip
M.D. Kellogg,
Application

Filed Aug 14/91

Wm Braukette
Chief Clerk

Application of M.

W. Kellogg

to purchase under

act of March 29, 1857

Recorded in File B. 10

5 pages - 236.



State of Texas } Survey N^o 8.
 County of Travis }

Field Notes of a Survey
 of 54½ acres of land made for
 M. S. Kellogg by virtue of
 his application made in accordance
 with an act of the Legislature
 regulating the sale of appropriated

public domain in organized counties approved
 March 29, 1887.

Said Survey N^o 8. lies part in Travis, and
 part in Blanco Counties, is situated on the
 west side of Pedernales river, and is about 26
 miles N. ^W of the city of Austin.

Beginning at the N. W. corner of Survey N^o 430
 in the name of T. B. Lee, a stone mound from which
 a Live Oak 5 in dia brs. S 48½ E 27¼ vrs, a do. brs. S 84½ E
 74 vrs. Thence with the south line of Survey N^o
 430 S 50 E 1441 vrs to the N. W. corner of Survey
 N^o 491 in the name of Jas. M. Miller, a Live
 Oak 15 in dia mkd 7 brs. N 80 E 38 vrs. Thence
 with the west line of Survey N^o 491, S 73 W 311 vrs
 to the N. E. corner of Survey N^o 41 for S. H.
 Mitchell a stone mound from which a L. O. 12
 in dia brs. N 81 E 52 vrs. a do. 10 in dia brs N 79 E
 50½ vrs. Thence N 50½ W with the N. E. line of Survey
 N^o 41 1033 vrs to its N. W. corner on the East line

of W. S. Gaston's survey. Thence with the East
line of W. S. Gaston's Survey. N 45° E. 204 rods to a
stone mound and corner of same from which a
Black Jack 5 in dia brs S 10° E. 5 rods. a dog in dia
brs S 39° E. 6 1/2 rods. Thence N 45° W. 257 rods to another
corner of W. S. Gaston's Survey a stone mound from
which a Live Oak 6 in dia brs. N 84° W. 55 rods

Thence N 40° E. 45 rods to the place of the
beginning

Bearings marked $\frac{X}{11}$

R. M. Davis
T. A. Brudlow. } Chain
men.

Surveyed June 15th 1891

I, John E. Wallace Surveyor for
Trans. County do hereby Certify that the foregoing
survey was made according to law and
that the limits boundaries and corners together
with the marks natural and artificial are
truly described in the foregoing plat and field notes

John E. Wallace
Surveyor of Trans. County

I, John E. Wallace Surveyor of Trans. County
do hereby certify that I have examined the
foregoing plat and field notes find them
correct and that they are recorded in my
office in Book 11 pages 496 & 497 June 18th 1891

John E. Wallace.
Surveyor for Trans. County

I, Leont M. Guthrie, Surveyor of
Blanco County, have this day
examined the foregoing plat
and field notes and have re-
corded them in my office in
Book 1 pp 1034-104

Leont M. Guthrie
C. S. C. Texas

Johnson City,
Texas,

July 13th 1891,

Filed for record this the 13th
day of July 1891,

Le 13

21 June 1713
Travis Scrip

M. F. Kellogg

21 notes

Filed Aug 12/91
G. M. Braukette
Chief Clerk

Further
8/12/91

Correct on maps of
Travis & Blanco Cts
12/15/91
C. M. Hill

Pat. Feb. 4/92
click
on to orig

Filing Fee Paid.
W. B. GROSS, Receiver,
GENERAL LAND OFFICE

8
Feb 91

No. 896

Treasurer's Office,

Austin, Texas, October 13th 1891.

Received of M. S. Hellogg on account of Self
the sum of One Hundred & Nine Dollars,

the same being payment in full on 54 1/2 acres unappropriated Public Lands in Texas & Blanco

An Act approved March 29/87, amendatory to
County, under "An Act to provide for the sale of a portion of the unappropriated Public Lands of the State of Texas,

and the investment of the proceeds of such sale," approved July 14, 1879.

\$109.00

Alfred A. Allen
Chf. Clk. Treasurer.

3
File 1713
Travis Scrip
M. S. Kellogg
Treasurers Receipt
Filed Oct. 12. 1891.

C. J. Braullette
Chief Clerk

Secretary's Office,

October 12, 1891

Wm. H. ...

State of Texas }
County of Blanco } I, M. L. Kellogg, do
solemnly swear that the fifty-four and
one half (54½) acres of land lying in
Travis and Blanco counties, applied for
under act of 1887 by myself, is not
within the enclosure of an actual bona
fide settler and resident of the State
M. L. Kellogg

Blanco Co., Tex., Jan 16, 1892

State of Texas }
County of Blanco } Subscribed and
sworn to before me, J. R. Kellersberger,
Notary Public in and for the county
and state aforesaid, this 16th day of
January, 1892

J. R. Kellersberger
Notary Public



4 File 1713
Travis Scrip
M L Kellogg
Affidavit

Filed Jan'y. 19/92

Wm Braullette
Chief Clerk



RECEIVED

JAN - 8 1960

APPLICATION TO PURCHASE EXCESS ACREAGE

General Land Office

(TITLED OR PATENTED SURVEYS)

Travis 5-1713

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

1. I hereby apply to purchase for cash the excess acreage within the following described survey, the area of which is believed to exceed the quantity called for in the.....patent....., under the provisions of Sec. 4 of House Bill No. 9, passed at the Regular Session of the Forty-sixth Legislature, and approved June 19, 1939.

2. The said tract of land is known as M. L. Kellogg Survey No. 8, Block No., Certificate No., Tsp. No., situated in Hays County, Texas, about 33 miles from San Marcos the county seat.

3. I am the part owner of all the interest in said survey, having acquired the same by (Indicate briefly the source of your title.) inheritance from the estates of my father, Will Wedekind and my mother, Margarete Wedekind, both deceased and by testamentary devise of my mother, Margarete Wedekind, Deceased and as joint ownership and as Executrix of the estate of Margarete Wedekind Deceased, and attorney in fact of the Wedekind Estates,

and I am therefore entitled to pay for such excess acreage as actually exists within such survey at such price as the School Land Board may fix.

4. I hereby request an appraisalment of said land as is fully described by corrected field notes of this survey which accompany this application—(or)—now on file in the General Land Office.

Lila Davis Lila Davis 3609 Oak Springs Drive Austin, Texas

Esther Reiner Esther Reiner, Applicant.s Cypress Mill, Post Office Texas

Sworn to and subscribed before me, this the 7th day of January, 1960.

Mark V. Duels Notary Public, Comal County, Texas

I, 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 day of, A. D. 19, the price at which the excess acreage within the tract of land described in the above application No., shall be sold, was fixed by the School Land Board at Dollars per acre, all of which is shown in Vol., page, of the Minutes of said Board.

Given under my hand this the day of, A. D. 19, at Austin, Texas.

Secretary of the School Land Board.

Austin, Texas

Given under my hand this _____ day of _____

A. D. 19____ at

of the Minutes of said Board.

Land Board at _____ Dollars per acre, all of which is shown in Vol. _____ Page _____

of land described in the above application No. _____ shall be sold, was fixed by the School

day of _____ A. D. 19____ the price at which the excess acreage within the tract

certify that at a regular meeting of said board held in the General Land Office, Austin, Texas, on the

Secretary of the School Land Board, do hereby

Notary Public, Comal County, Texas

James J. [Signature]

Sworn to and subscribed before me, this the _____ day of _____, 19____.

Austin, Texas

3600 Oak Springs Drive

Lilla Davis

Post Office _____ Texas

Cypress Hill, Applicant's

Edith Reiner, Applicant's



survey which accompany this application—(or) now on file in the General Land Office.

I hereby request an appraisement of said land as is fully described by corrected field notes of this
such price as the School Land Board may fix.

and I am therefore entitled to pay for such excess acreage as actually exists within such survey at

(5)

**GENERAL LAND OFFICE
Austin, Texas**

No. 9159

**Application to Purchase
Excess Acreage**

(Titled or Patented Surveys)

of

Edith Reiner, et al
Cypress Hill, Texas

#8 M. S. Bell Survey
Harp County, Texas

Filed Jan 8, A. D. 1960

Bill Allcorn,
Commissioner.

Approved _____, 19____
Rejected _____

Commissioner.

*Bill Allcorn
1/11/60*

The said land of land is known as _____

under the provisions of Sec. 4 of House Bill No. 9, passed at the Regular Session of the Forty-sixth Legisla-
tion of which is believed to exceed the quantity called for in the patent _____ and
I hereby apply to purchase for cash the excess acreage within the following described survey, the

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

(TITLED OR PATENTED SURVEYS)

APPLICATION TO PURCHASE EXCESS ACREAGE

RECEIVED
JAN 8 1960

The following information is required with all applications to purchase:

1. Type of land
 - (a) Kind of soil Rocky---grazing
 - (b) Topography of surface hilly
 - (c) Purpose for which adapted (cultivated or grazing) grazing
2. Type and value of timber, if any scrub oak (valueless -- except grazing)
3. Assessed value. (If not rendered for taxation, give last assessed value of adjoining lands.) _____
4. The assessed value in this county is _____ % of market value.
5. The actual value without improvements is \$75.00 per acre.
6. The nearest production of oil, gas or minerals is _____ (distance),
_____ (direction). None
7. The nearest drilling oil or gas well is _____ (distance) _____ (direction).
None
8. The nearest dry hole is _____ (distance) _____ (direction). None
9. If the land is under oil and gas lease, fill in the following:
 - (a) To whom leased _____ None
 - (b) Date of lease _____ None
 - (c) Bonus received (per acre) _____ None
 - (d) Total amount of rental received _____ None
10. If there is production on this tract, fill in the following:
 - (a) Number of producing wells _____ None
 - (b) Name of the field in which the tract is located _____ None
 - (c) Royalty payments received _____ None
11. Do you contemplate a sale of this land in the near future? Yes
(Yes or No)
If so, what is the sale price per acre? \$75.00 gross

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

WITNESS my hand this 7th day of January, A. D., 1960.

Lila Davis
Lila Davis

Esther Reiner
Esther Reiner

Sworn to and subscribed before me, this the 7th day of January, A. D., 1960.

RECEIVED
JAN -8 1960

General Land Office

Mark V. Fuchs
Notary Public in and for Comal
County, Texas

The following information is required with all applications for purchase:

1. Type of land: _____
- (a) Kind of soil: Rocky--grazing
- (b) Topography of surface: hilly
- (c) Purpose for which adapted (cultivated or grazing): grazing
2. Type and value of timber, if any scrub oak (valueless -- except grazing)
3. Assessed value. (If not rendered for taxation, give last assessed value of adjoining lands.) _____
4. The assessed value in this county is _____ \$ of market value.
5. The actual value without improvements is \$75.00 per acre.
6. The nearest production of oil, gas or minerals is _____ (distance), _____ (direction).
7. The nearest drilling oil or gas well is _____ (distance) _____ (direction).
8. The nearest dry hole is _____ (distance) _____ (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? Yes
(Yes or No)
If so, what is the sale price per acre? \$75.00 gross

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

I HEREBY certify that this is a true and correct copy of the above information as shown to me by _____



Esther Reiner
Notary Public

Mary V. Jucha
Notary Public in and for the County of _____

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JAN - 8 1960

Questionnaire
1-8-60

1713

THE STATE OF TEXAS)
) M. L. Kellogg
) Survey
) No. 8
) Blk.
) Cert.
) Tsp.

County of Hays

CORRECTED FIELD NOTES of a survey of
63.96 acres of land for

the heirs of W. L. and Margaret Wedekind, deceased,

by virtue of Section 4 of House Bill No. 9, passed at the Regular Session of the Forty-sixth Legislature, and approved June 19, 1939, regulating the sale of excess acreage in titled or patented surveys. Said land is situated in Hays County, about 33.35 miles ~~N. W.~~ N 22° W from San Marcos, the county seat, and is described by metes and bounds as follows, to-wit:

Beginning at the N. W. corner of Survey No. 430 in the name of Thos. B. Lee, a stone mound from which a live oak now 12" dia. bears S. 48°^{30'} E. 29 ¹/₄ ~~2~~ varas;

Thence with S. W. line of Survey No. 430 S. 50° E. 1468 varas to a stone mound for the N. E. corner of Survey No. 491, James M. Miller, a live oak 16" dia. bears N. 80° E. 38 varas;

Thence S. 73° 18' W. 366 varas to a stone mound for the East corner of Survey No. 41, S. A. Mitchell, a live oak, now 16" dia. bears N. 81° E. 52 varas; a live oak now 14" dia. bears N. 79° E. 50 ¹/₂ varas;

Thence N. 50° 30' W. with N. E. line of Survey No. 41, 1033 varas to the N. E. corner of No. 41;

Thence N. 45° E. 248 varas to a stone mound for a corner of Survey No. 24, Wm. S. Gaston;

Thence N. 45° W. 257 varas to a stone mound for a corner of Survey No. 24, Wm. S. Gaston;

Thence N. 40° E. 45 varas

to the place of beginning.

(over)

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JAN 12 1960

General Land Office

for authority to correct see parcel nos. 1460 & 1461

RECEIVED
JAN 15 1960

Variation 9° 15' E.

Herman Reiner

Surveyed January 3, 1960

Esther W. Reiner
Chain Carriers

I, B. L. ENDERLE, Licensed State Land-Surveyor of 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.

B. L. Enderle
Licensed State Land Surveyor--
County Surveyor January 4, 1960

Filed for record in my office, the 11th day of Jan 1960, at 2:00 o'clock P M, and duly recorded the 11th day of Jan 1960, in Book 11, Page 250 of the Field Note Records of Hays County, Texas.

James Hall
County Surveyor--County Clerk

I, _____, 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) _____ Timber _____ Value \$ _____ per acre (including timber)

Licensed State Land Surveyor--
County Surveyor

7 File No. Travis S-1713
HAYS County

Corrected Field Notes

Survey No. 8

Filed Jan 12 1960

BILL ALLCORN, Com'r

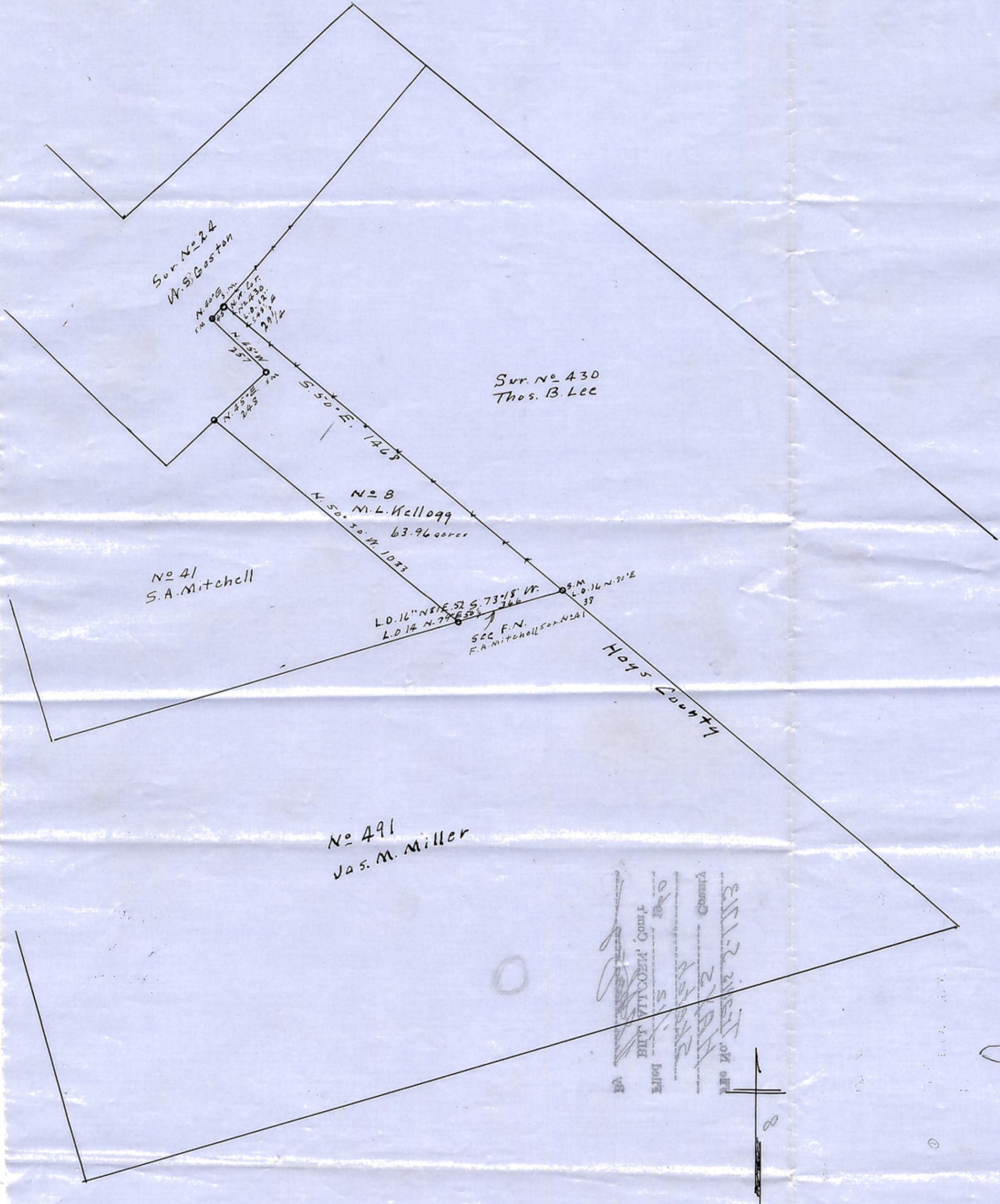
By B. L. Enderle

Correct on Map for 63 acres

TO PURCHASE EXCESS 113/60
125

Deed of Aug.
3-10-1960
Heid

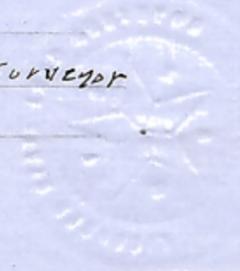
THE STATE OF TEXAS
County of Hays
I, _____
Clerk



Map showing
 Corrected survey of No. 8,
 M.L. Kellogg,
 Hays County, TEXAS

Scale: 1" = 300 FT
 B.L. Emdale
 Licensed State Land Surveyor
 January 5, 1960

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 JAN 12 1960
 General Land Office



REPORTED BY STATE HISTORICAL
SOCIETY OF TEXAS
August 2, 1960

SECTION 31, 1908

8

File No. Travis 5-1713
HAYS County
Sketch
Filed 7/12 1960
By BILL ALLCORN, Com'r
[Signature]

Private open
BEN TO PARKER DISTRICT
HARRIS COUNTY, TEXAS
POLLARD, J. M.

Surveys
No. 18
No. 19

No. 18
No. 19
No. 20
No. 21
No. 22
No. 23
No. 24
No. 25
No. 26
No. 27
No. 28
No. 29
No. 30
No. 31
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No. 35
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No. 83
No. 84
No. 85
No. 86
No. 87
No. 88
No. 89
No. 90
No. 91
No. 92
No. 93
No. 94
No. 95
No. 96
No. 97
No. 98
No. 99
No. 100

RECEIVED
OFFICE OF THE
COMMISSIONER OF
LAND

APPRAISER'S REPORT

4

4 FEBRUARY 1960
Date Appraisal Made

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

FEB 8 1960

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

2. LEGAL DESCRIPTION (SF No. - Abstract No.) _____

TRAVIS SCRIP 1713
MADIE KELLOGG SURVEY #8

- 3. (a) The community is composed principally of (white), (colored); (farming), (ranching) (stockfarming).
- (b) This tract is being used as PASTURE, comparing AVERAGE with the average of community.
- (c) Total acres 63.96 located 13 miles E from ROUND MOUNTAIN, (nearest town)
40 and 22 miles from JOHANSON CITY, 650
(pop.) (County Seat) (pop.)
- (d) This tract is 22 miles nearest railroad. (w)
22 miles JOHANSON CITY (c) 22 miles JOHANSON CITY (c)
(Grade School) (High School)
- (e) This tract is on NONE type of road, R.F.D., School Bus, Power line, Telephone.
- (f) Average rainfall 30 inches.

4. The nearest production of oil, gas or minerals is NONE IN AREA (distance),
(direction).

The nearest drilling oil or gas well is NONE (distance) _____ (direction).
The nearest dry hole is NONE (distance) _____ (direction).

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

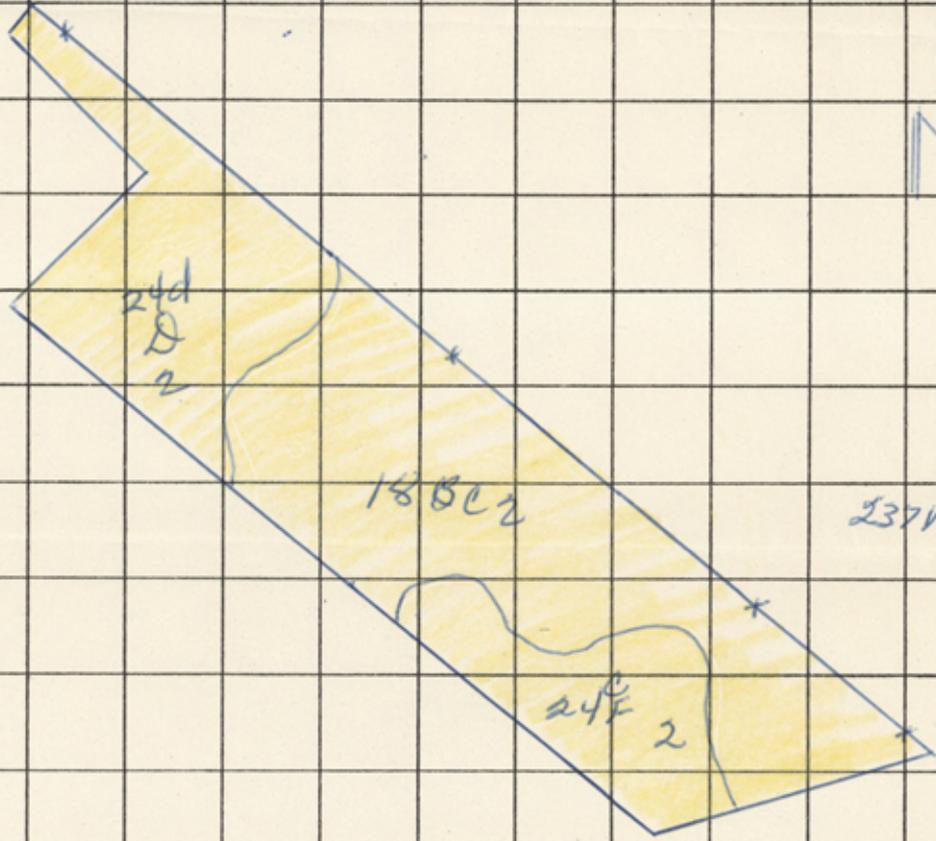
- (a) To whom leased NONE
- (b) Date of lease _____
- (c) Bonus received (per acre) _____
- (d) Total amount of rental received _____

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

- (a) Number of producing wells NONE
- (b) Name of the field in which the tract is located NONE
- (c) Royalty payments received NONE

C-1

902



C-2

6. LAND ANALYSIS

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

Fair - no to slight erosion on entire tract

(b) Drainage is edge Type natural. There are 0 acres subject to overflow.
(Natural, Ditch)

(c) Acres Terraced 0, needing terraces 0, condition of terraces -

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

(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.)

Pasture is rolling in fair condition.
Grasses include Texas Wintergrass, Meadow
Larkgrass, Hairy grama, Halls, Panicum
Curly Mesquite, Buffalo and Various Legumes
It will carry 3 AU / 10 months without feed

(f) CLASS	USE	ACRES	DEPTH	TEXTURE	SUBSOIL PERMABILITY	SLOPE	EROSION	PRICE	TOTAL
18	P	40	5	F	MP	BC	2	50	2000
24d	P	15	VS	F	MP	10	2	40	600
24c	T	9	VS	F	MP	CF	2	30	270
		<u>64</u>							

C-3

TOTAL LAND VALUE 2870
TOTAL VALUE 2890

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
65/541	Nov 1955	Palmer	Holland	420	55	0	0	0	0	0	0	8	8

(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 47 x 65.96 ac = \$ 3006.12

8. VALUE INDICATION BY CAPITALIZATION:

INCOME ESTIMATE:				VALUE PER		LANDLORD'S SHARE
CROP	ACRES	YIELD	TOTAL	UNIT	SHARE	
						\$
						\$
						\$
						\$
						\$
Pasture	64 ac	at 1.50 ac year				\$ 96
TOTAL LANDLORD'S SHARE						\$ 96

LANDLORD'S EXPENSE:

1. TAXES

(a) County valuation 180

(b) Rates:

	Rate	Amount
1. State & County	<u>1.47</u>	\$ <u>4.45</u>
2. School	<u>1.00</u>	\$ _____
3. Other	_____	\$ _____
4. Other	_____	\$ _____
TOTAL		\$ <u>4.45</u>

2. Harvest Expense or fertilizer furnished by landlord \$ 0

TOTAL EXPENSE \$ 4.45

LANDLORD SHARE \$ 96 - EXPENSE \$ 4.45 - NET INCOME \$ 91.55

4% CAPITALIZATION RATE

\$ 91.55 ÷ .04 = \$ 2288.75

C-4

9. SUMMARY OF VALUES

PRINCIPAL CROPS SUITED	AVERAGE COMMUNITY YIELDS	YIELDS USED THIS TRACT

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

VALUE INDICATION BY Summation \$ 2800 ✓
 VALUE INDICATION by Comparison \$ 3000 ✓
 VALUE INDICATION by Capitalization \$ 2300 ✓

\$ 45.34 per ac. lmm

11 The present market price should be \$ 2900

22.67
\$5.33
OK 66
15.11 ✓

12 NARRATIVE SUMMARY:

Land-outstanding features none

** The sale of this land as reported in the application has been cancelled*

Limiting factors Location - in order to reach this ranch, one must pass through another

Mineral Discussion mineral activity is limited to only occasional rentals - It is not considered very valuable

Community & amenities Located in large ranching area

Comparison Discussion Located 5 miles SW of this land. It is very similar except for improvements

C-B

Appraiser Samuel D. McQually ✓

FEB 29 1960

General Land Office

ACCEPTANCE OF TERMS OF SALE OF EXCESS ACREAGE

(Titled or Patented Surveys)

Cypress Mill, Texas, Feb. 27, 1960 ✓

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

I hereby accept the terms of sale of 9.46 acres of land as excess acreage within the tract of land hereinafter described as stated in your letter dated February 24, 1960, and apply for a Deed of Acquittance to the same under the provisions of Section 4 of House Bill No. 9, passed by the Regular Session of the Forty-sixth Legislature, and approved June 19, 1939.

The said tract of land is situated in Hays County, Texas, about 35 miles N, 22 deg. W from San Marcos, the county seat, and is briefly described as follows, to-wit:

Survey

<u>Survey</u>	<u>No.</u>	<u>Block No.</u>	<u>Certificate No.</u>
M. L. Kellog	8		

<u>Tsp. No.</u>	<u>Excess Acreage</u>	<u>Acres in Survey</u>	<u>Classification</u>
	9.46	63.96	

I agree to pay for said 9.46 acres of land the price of \$15.11 Dollars per acre as fixed by the School Land Board, and I hereby enclose the sum of \$142.94 Dollars as the cash payment therefor.

I further agree that the sale of such excess acreage is made with***out mineral reservation to the State.**

I further agree that the sale shall inure distributively to the benefit of the true and lawful owners of said survey in proportion to their holdings.

Ester Reiner
Herman T. Reiner
Purchaser

Post Office _____

Sworn to and subscribed before me this the 27 day of February, 1960 ✓

Z. H. Herbst

Notary for Blanco County, Texas ✓

IMPORTANT NOTICE

*NOTE: The stipulation with reference to the reservation of minerals contained in the letter referred to in the first paragraph of this Acceptance of Terms of Sale should be included in this space.
The sale of excess acreage is made in every instance with such reservation of minerals, or with no mineral reservation, accordingly as may have been the case when the survey was titled or patented.



IMPORTANT NOTICE

Notice: The stipulation with reference to the reservation of minerals contained in the letter referred to in the first page of this report is hereby approved and the reservation of minerals is hereby approved and the reservation of minerals is hereby approved.

Sworn to and subscribed before me this the 27 day of February, 1960

Post Office

Esther Reimer
Notary Public

I further agree that the sale shall inure distributively to the benefit of the true and lawful owners of said survey in proportion to their holdings
The State.

I further agree that the sale of such excess acreage is made with out mineral reservation to
I agree to pay for said

Survey 1713

GENERAL LAND OFFICE
Austin, Texas

No. 9159

ACCEPTANCE OF TERMS OF SALE OF
EXCESS ACREAGE
(Titled or Patented Surveys)

of

Esther Reimer, et al
_____, Texas.

#8, M.S. Kellogg Survey
Wasp County, Texas

Filed 2-29-, A. D. 1960

Bill Allcorn
Commissioner

Approved Feb. 29, 1960
Rejected

Bill Allcorn
Commissioner

I hereby accept the terms of sale of 2.46 acres of land as excess acreage within the tract of land hereinafter described as stated in your letter dated February 24, 1960 and apply for a Deed of Acknowledgment to the same under the provisions of Section 4 of House Bill No. 9 passed by the Regular Session of the Forty-sixth Legislature, and approved June 19, 1959.

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

Esther Reimer

Texas

Feb. 27, 1960

ACCEPTANCE OF TERMS OF SALE OF EXCESS ACREAGE
(Titled or Patented Surveys)

RECEIVED
FEB 29 1960



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

DUPLICATE RECEIPT

LEDGER 215

(To be Kept by Land Office)

PAGE _____

FILE NO. Travis Scrip 1713

Post Office Cypress Springs, Texas 2/29/60, 19

To THE COMMISSIONER General Land Office, Austin, Texas.

I enclose check for \$ 748.98

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

of which \$ 142.94 are for principal
\$ _____ are for interest
\$ _____ are for fees

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

Section	Block	Township	Certificate	SURVEY	Acres	County
<u>8</u>				<u>M. L. Kellog</u>	<u>9.46</u>	<u>Hays</u>

Esther Reiner, et al

(Name of Sender.)

Received remittance as stated above.

(Address)

Bill Allcorn

Commissioner General Land Office.

(Address)

Commissioner General Land Office

(Name of donor)

Ветеран Войны 1812

Косвенная комиссия на земельные права

год	число	наименование	сумма	год	число	наименование	сумма
		И. Г. Коллод		1910	10	Купон	

1 рубль _____ копейки _____
 2 _____ копейки _____
 3 _____ копейки _____

to wit: Payment on the following land warrants from the State

(For receipt Money Order or Draft or other as may be)

1 рубль _____ копейки _____

№ 125 КОМИССИОНАРЕ ОБЩЕГО УЧАСТКА УЧАСТИЕ ДАКОВ

Билет № 125 ДАКОВА ОБЩЕГО УЧАСТКА

Land Office (District Executive) Dakov



И. Г. КОЛЛОД, ПРЕДСЕДАТЕЛЬ КОМИССИОНАРА

(До ре Келт рд. Гвнч Оффис)

ДЛЯ ПРИЕМА ВЕСЕЛ

Билет № 78021

Sup. Receipt

2-29-60

27

(11)

February 24, 1960

Mr. Mark V. Fuchs
Attorney at Law
P. O. Box 120
New Braunfels, Texas

Dear Mr. Fuchs:

The School Land Board, at a meeting held in my office February 16, 1960, fixed a price on the excess acreage in Blanco and Hays County in connection with the applications of Esther Reiner, et al as follows:

H. B. Hartley Survey, 6.37 acres at \$15.45 per acre,	\$98.42
J.H.H. Davis Survey, 31.2 " " 16.27 " "	507.62
M. L. Kellog Survey, 9.46 " " 15.11 " "	142.94

Forms of acceptance are enclosed, which they should sign before some officer authorized to administer an oath. When these acceptances are executed, they should be returned to me together with the sum of \$748.98, which according to my calculation, is the amount due on the excess acreage listed above. The check for the above amount should be made payable to the State Treasurer.

Upon receipt of the acceptances properly executed and the sum above mentioned, Deeds of Acquittance will be issued and forwarded to you to be recorded in the county records of Hays and Blanco Counties.

Sincerely yours,

BILL ALLCORN, Commissioner

By:

Elmo B. Kyzar
Director of Sales and Leasing

EBK:ej
Travis Pre-emp. 809-1409
Travis Scrip 1713
enclosures

grav. Pre. 1409

grav. Sc. 1713

Letter of
evaluation

2-24-60

EG