



5222 Zunker Rd., Rosenberg, TX

162.6195 Acres \$9,500/ac

Exceptional parcel located just south of Rosenberg at the intersection of Finney Vallet and Zunker Road, one mile south of Hartledge Rd. (Spur 10). Hartledge Road is currently under construction connecting Hwy 59 to Hwy 36 for two lane traffic.

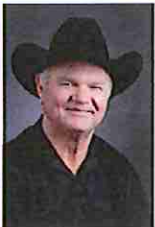
Enter the property via a private gravel road which leads to a 1,500 sq ft pavilion with men's and women's bathrooms, water well and pond. Property is approximately 65% wooded and would make a great subdivision. The remainder is in hay meadow and farm land.

Cottonwood Creek (a seasonal creek) meanders through the property offering scenic views.

DIRECTIONS: From Houston, US 59S to Sur 10 just past Rosenberg. Turn east on Hartledge Rd. and travel approximately 2 miles to Sims Road and take a right. Property is one (1) mile at the SW intersection of Finnet Valley Rd. and Zunker Rd.

Acres: 162.6195 acres
Shape: Rectangular
Improvements: 4" water well, Pavilion
Current Use: Recreation, hay, farming
Irrigation: None
Drainage: Good
Property Roads: Gravel
Taxes: \$1,389.97

School District: Lamar CISD
Flood Zone: 48% Zone AE
Crop Land: 36 acs.
Topography: Flat
Minerals: None
Soils: Bernard Edna Clay (Loamy blackland)
 Edna Fine Sandy Loam (sandy loam)
Road Frontage: 2,634.92 Zunker Rd.



C.E. MUEGGE REAL ESTATE
ERIC MUEGGE, BROKER
 213 N. RICHMOND RD.
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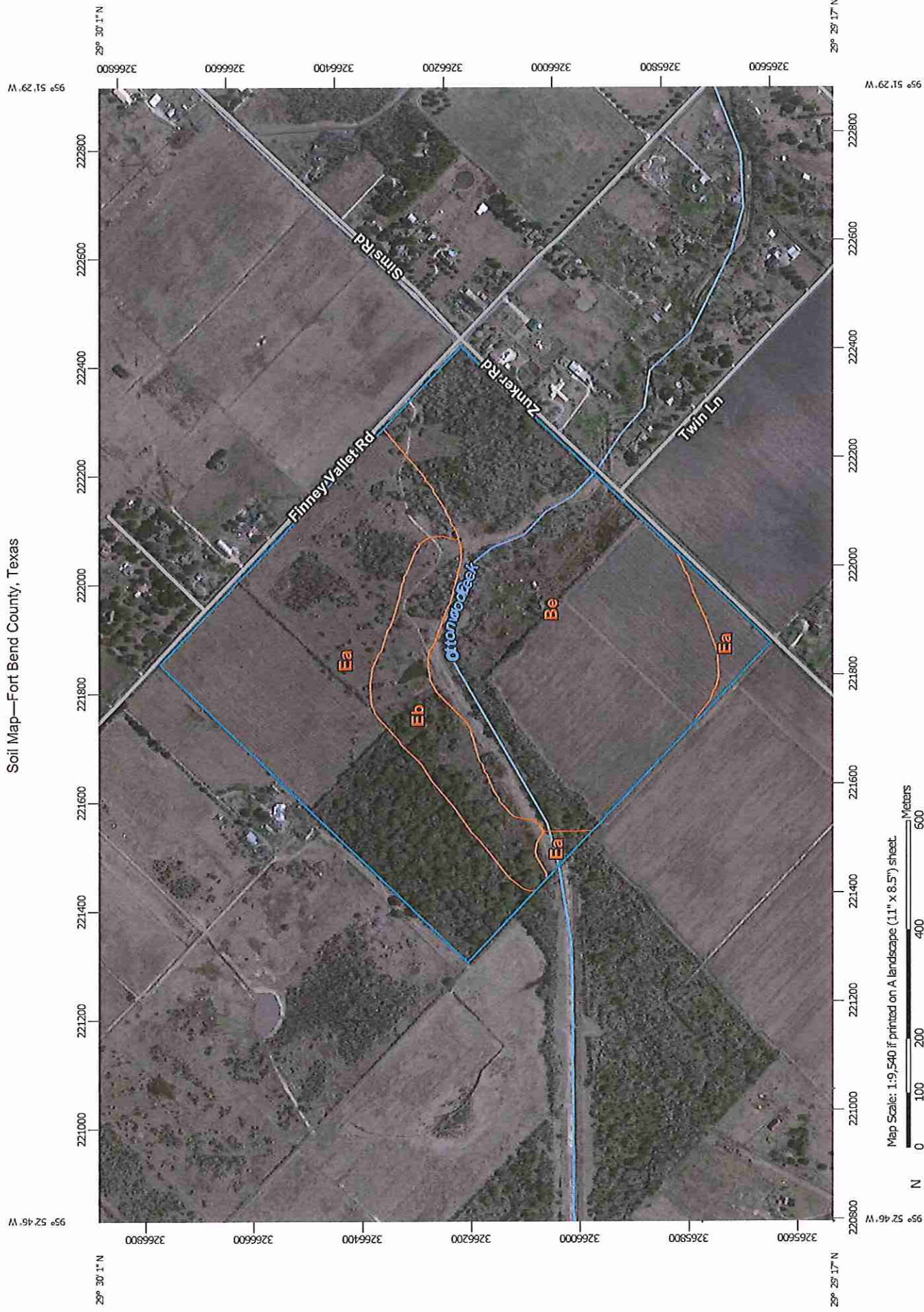
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Zunker Rd, Rosenberg, TX 77471, USA

Soil Map—Fort Bend County, Texas



Map Scale: 1:9,540 if printed on A landscape (11" x 8.5") sheet.

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 15N WGS84



Natural Resources
Conservation Service

Web Soil Survey
National Cooperative Soil Survey

MAP LEGEND

 Area of Interest (AOI)	 Spoil Area
 Soils	 Stony Spot
 Soil Map Unit Polygons	 Very Stony Spot
 Soil Map Unit Lines	 Wet Spot
 Soil Map Unit Points	 Other
Special Point Features	Special Line Features
 Blowout	 Streams and Canals
 Borrow Pit	Transportation
 Clay Spot	 RAILS
 Closed Depression	 Interstate Highways
 Gravel Pit	 US Routes
 Gravelly Spot	 Major Roads
 Landfill	 Local Roads
 Lava Flow	Background
 Marsh or swamp	 Aerial Photography
 Mine or Quarry	
 Miscellaneous Water	
 Perennial Water	
 Rock Outcrop	
 Saline Spot	
 Sandy Spot	
 Severely Eroded Spot	
 Sinkhole	
 Slide or Slip	
 Sodic Spot	

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL: <http://websoilsurvey.nrcs.usda.gov>
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Fort Bend County, Texas
Survey Area Data: Version 9, Dec 19, 2013

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Jan 26, 2011—Mar 6, 2011

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Fort Bend County, Texas (TX157)			
Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Be	Bernard-Edna complex 0 to 1 percent slopes	75.1	47.6%
Ea	Edna fine sandy loam, 0 to 1 percent slopes	65.9	41.8%
Eb	Edna fine sandy loam, 1 to 4 percent slopes	16.7	10.6%
Totals for Area of Interest		157.8	100.0%