



Country Homes/Acreage

County: **Fayette**

Area: **69 - Fayette County**

Addr: **9730 W US HWY90**

Sub: **none**

Mkt Area: **Other**

SqFt: **6000/Appraisal District**

SchDist: **99 - Other**

SCHOOL INFO IS SUBJECT TO CHANGE. BUYERS SHOULD INDEPENDENTLY VERIFY AND CONFIRM AVAILABILITY.

[Click for Community Demographics](#)

Office Information

Office #: (361)865-2563 Ext:

Fax #: (979)743-6579

Office Web:

Agent Web: <http://www.sctxsales.com>

ML #: **39912840** Status: **A** LP: **\$499,000**
 Tax Acc #: **25318.61915** Priced at Lot LP/ACR: **\$**
ECAD Value Only: **No** 20443.70
 Location: **312**
 * **KM: 999z** DOM: **1**
Schulenburg
 City: **Schulenburg** Zip: **78956-**
 Country: **United States**
 Sec #: **State: Texas** PAR: **Y**
 Legal: **ABS** Mks: **95** Also for Lease: **No**
 Year Built: **2009/Appraisal District**
 House: **Yes** Bern: **Middle:** High:

Media: [32](#)

[Photo Gallery](#)

Listing Broker: **SCLC01/South Central Real Estate**

Listing Agent: **trc/Tanya Schindler**

Addr: **633 Oakland Rd, SchulenburgTX 78956**

Email: Tanya@sctxsales.com

[Request an Appointment](#)

Appt #: (361)865-2563/Office

PM #: (979)743-1737

Cell Phone: (979)743-1737

Alternate #: (979)743-1737



Style: **Contemporary/Modern**

Main Dwell Extr:

Acreage: **20 Up to 50 Acres**

Road Surface: **Asphalt**

Road Front: **Federal Highway**

Topography: **Rolling**

Land Use: **Cattle Ranch, Horse Farm, Horses Allowed, Leisure Ranch, Unrestricted**

Improve: **Pastures**

Energy: **Attic Fan, Ceiling Fans**

Green/Energy Certifications:

Access/Lockbox:

Agent Remarks: **Agent must accompany listing broker shows the property to the Buyer and procures the sale, the Buyer's agent commission may be reduced**

Dir: **From IH-10 Exit 661 FM 609 Go south to Hwy 90 and East on 90 to Property on left. From Schulenburg, take Hwy 90 West to Property on right.**

Physical Property Description - Public: **This property can be Residential or commercial with 6000 sqft building partitioned with 2355 sqft living area (can be offices) plus 3645 sqft warehouse space complete with an office area and dock! 1200 square feet of porches to enjoy the beautiful trees and acreage. The living area has great appliances and sturdy finishes.**

Living: **20x23**

Dent:

GameRm:

Micro: **Yes**

Oven: **Double Oven, Electric Oven**

Util Rm:

Bedrooms: **All Bedrooms Down, Master Bed - 1st Floor/Mstr Bath:**

Rooms: **1 Living Area, Breakfast Room, Kitchen/Dining Combo, Quarters/Guest House, Study/Library**

Interior: **Fire/Smoke Alarm, Hollywood Bath, Island**

Kitchen: **Refrigerator Included**

Spcl Condt: **Existing Leases**

Disclosures: **Sellers Disclosure**

Exclusions: **minerals**

List Date: **1/5/2014**

List Type: **Exclusive Right to Sell/Lease**

Compensation: **SubAgt: 0%**

1st Assumable: **No**

Maint Fee: **No/\$**

Stories: **1.5**

Main Dwell Type: **Free**

Standing

Acres: **24.4085**

Waterfront Features:

Now Construction: **No/** # Bedrooms: **4/5**

Apprx Comp: **# FB/HB: 3/1**

Lot Dim: **Garage: 0/**

Trees: **Clusters** **Gar/Car**

Access: **Driveway**

Gate

Mineral Rights: **Yes**

Show: **Accompany, Appointment Required**

Lot Desc: **Cleared**

Dining: **20x11** 1st Bed: **19x15**

Kitchen: **20x10** 2nd Bed: **12x15**

Breakfast: **3rd Bed: 15x9**

Dishw shr: **Yes** Dispsl: **Yes**

Range: **Gas Range**

Connect: **Electric Dryer Connections, Washer**

Connections

Flooring: **Concrete**

Defects: **No Known Defects**

Expire Date: **1/5/2015**

BuyerAgt: **3%**

4th Bed: **12x15**

5th Bed:

Sep Ice Mkr: **No**

Prvt Pool: **No/**

Fireplace: **0/**

Countertops: **Granite**

Occupant: **Owner**

T/Date:

Bonus:

Op/End Date:

Var/Dual Rate: **No**

Foundation: **Slab**

Heat: **Propane**

Cool: **Central Electric**

Water/Sw r: **Septic Tank, Well**

Util Dist: **No**

Financial Information

FinAvl: **Cash Sale, Conventional, Investor, Lease/Purchase, Owner Financing**

Other Mandatory Fees: No/\$0

Taxes w/o Exemptions/Yr: \$4,639/2013

Tax Rate: 1.745

Exemptions: agricultural

Mon, Jan 6, 2014 02:14 PM

Data Not Verified/Guaranteed by MLS
Obtain signed HAR Broker Notice to Buyer Form

Prepared by: [Tanva Schindler](#)



TEXAS ASSOCIATION OF REALTORS®

INFORMATION ABOUT ON-SITE SEWER FACILITY

USE OF THIS FORM BY PERSONS WHO ARE NOT MEMBERS OF THE TEXAS ASSOCIATION OF REALTORS® IS NOT AUTHORIZED.
©Texas Association of REALTORS®, Inc., 2004

9730 West US Hwy 90
Schulenburg, TX 78956

CONCERNING THE PROPERTY AT

A. DESCRIPTION OF ON-SITE SEWER FACILITY ON PROPERTY:

- (1) Type of Treatment System: ☒ Septic Tank ☐ Aerobic Treatment ☐ Unknown
- (2) Type of Distribution System: Gravity - Field Lines ☐ Unknown
- (3) Approximate Location of Drain Field or Distribution System: Southwest Side ☐ Unknown
- (4) Installer: Blake Craig ☐ Unknown
- (5) Approximate Age: 2005 ☐ Unknown

B. MAINTENANCE INFORMATION:

- (1) Is Seller aware of any maintenance contract in effect for the on-site sewer facility? ☐ Yes ☒ No
If yes, name of maintenance contractor: _____
Phone: _____ contract expiration date: _____
Maintenance contracts must be in effect to operate aerobic treatment and certain non-standard on-site sewer facilities.)
- (2) Approximate date any tanks were last pumped? none
- (3) Is Seller aware of any defect or malfunction in the on-site sewer facility? ☐ Yes ☒ No
If yes, explain: _____
- (4) Does Seller have manufacturer or warranty information available for review? ☐ Yes ☒ No

C. PLANNING MATERIALS, PERMITS, AND CONTRACTS:

- (1) The following items concerning the on-site sewer facility are attached:
☒ planning materials ☐ permit for original installation ☐ final inspection when OSSF was installed
☐ maintenance contract ☐ manufacturer information ☐ warranty information ☐ _____
- (2) "Planning materials" are the supporting materials that describe the on-site sewer facility that are submitted to the permitting authority in order to obtain a permit to install the on-site sewer facility.
- (3) It may be necessary for a buyer to have the permit to operate an on-site sewer facility transferred to the buyer.

D. INFORMATION FROM GOVERNMENTAL AGENCIES: Pamphlets describing on-site sewer facilities are available from the Texas Agricultural Extension Service. Information in the following table was obtained from Texas Commission on Environmental Quality (TCEQ) on 10/24/2002. The table estimates daily wastewater usage rates. Actual water usage data or other methods for calculating may be used if accurate and acceptable to TCEQ.

Facility	Usage (gal/day) without water- saving devices	Usage (gal/day) with water- saving devices
Single family dwelling (1-2 bedrooms; less than 1,500 sf)	225	180
Single family dwelling (3 bedrooms; less than 2,500 sf)	300	240
Single family dwelling (4 bedrooms; less than 3,500 sf)	375	300
Single family dwelling (5 bedrooms; less than 4,500 sf)	450	360
Single family dwelling (6 bedrooms; less than 5,500 sf)	525	420
Mobile home, condo, or townhouse (1-2 bedroom)	225	180
Mobile home, condo, or townhouse (each add'l bedroom)	75	60

This document is not a substitute for any inspections or warranties. This document was completed to the best of Seller's knowledge and belief on the date signed. Seller and real estate agents are not experts about on-site sewer facilities. Buyer is encouraged to have the on-site sewer facility inspected by an inspector of Buyer's choice.


Signature of Seller

1/5/2014
Date

Signature of Seller

Date

Receipt acknowledged by:

Signature of Buyer

Date

Signature of Buyer

Date



TEXAS ASSOCIATION OF REALTORS® SELLER'S DISCLOSURE NOTICE

(Texas Association of REALTORS®, Inc. 2011)

Section 5.008, Property Code requires a seller of residential property of not more than one dwelling unit to deliver a Seller's Disclosure Notice to a buyer on or before the effective date of a contract. This form complies with and contains additional disclosures which exceed the minimum disclosures required by the Code.

CONCERNING THE PROPERTY AT

9730 West US Hwy 90

Schulenburg, TX 78956

THIS NOTICE IS A DISCLOSURE OF SELLER'S KNOWLEDGE OF THE CONDITION OF THE PROPERTY AS OF THE DATE SIGNED BY SELLER AND IS NOT A SUBSTITUTE FOR ANY INSPECTIONS OR WARRANTIES THE BUYER MAY WISH TO OBTAIN. IT IS NOT A WARRANTY OF ANY KIND BY SELLER, SELLER'S AGENTS, OR ANY OTHER AGENT.

Seller ☒ is ☐ is not occupying the Property. If unoccupied (by Seller), how long since Seller has occupied the Property?
☐ _____ or ☐ never occupied the Property

Section 1. The Property has the items marked below: (Mark Yes (Y), No (N), or Unknown (U).)

This notice does not establish the items to be conveyed. The contract will determine which items will & will not convey.

Item	Y	N	U
Cable TV Wiring		<input checked="" type="checkbox"/>	
Carbon Monoxide Det.		<input checked="" type="checkbox"/>	
Ceiling Fans		<input checked="" type="checkbox"/>	
Cooktop	<input checked="" type="checkbox"/>		
Dishwasher	<input checked="" type="checkbox"/>		
Disposal	<input checked="" type="checkbox"/>		
Emergency Escape Ladder(s)		<input checked="" type="checkbox"/>	
Exhaust Fans	<input checked="" type="checkbox"/>		
Fences	<input checked="" type="checkbox"/>		
Fire Detection Equip.	<input checked="" type="checkbox"/>		
French Drain		<input checked="" type="checkbox"/>	
Gas Fixtures	<input checked="" type="checkbox"/>		
Natural Gas Lines		<input checked="" type="checkbox"/>	

Item	Y	N	U
Liquid Propane Gas:	<input checked="" type="checkbox"/>		
-LP Community (Captive)			
-LP on Property	<input checked="" type="checkbox"/>		
Hot Tub		<input checked="" type="checkbox"/>	
Intercom System		<input checked="" type="checkbox"/>	
Microwave	<input checked="" type="checkbox"/>		
Outdoor Grill		<input checked="" type="checkbox"/>	
Patio/Decking		<input checked="" type="checkbox"/>	
Plumbing System	<input checked="" type="checkbox"/>		
Pool		<input checked="" type="checkbox"/>	
Pool Equipment		<input checked="" type="checkbox"/>	
Pool Maint. Accessories		<input checked="" type="checkbox"/>	
Pool Heater		<input checked="" type="checkbox"/>	

Item	Y	N	U
Pump: <input type="checkbox"/> sump <input type="checkbox"/> grinder		<input checked="" type="checkbox"/>	
Rain Gutters	<input checked="" type="checkbox"/>		
Range/Stove	<input checked="" type="checkbox"/>		
Roof/Attic Vents	<input checked="" type="checkbox"/>		
Sauna		<input checked="" type="checkbox"/>	
Smoke Detector	<input checked="" type="checkbox"/>		
Smoke Detector - Hearing Impaired		<input checked="" type="checkbox"/>	
Spa		<input checked="" type="checkbox"/>	
Trash Compactor		<input checked="" type="checkbox"/>	
TV Antenna		<input checked="" type="checkbox"/>	
Washer/Dryer Hookup	<input checked="" type="checkbox"/>		
Window Screens	<input checked="" type="checkbox"/>		
Public Sewer System		<input checked="" type="checkbox"/>	

Item	Y	N	U	Additional Information
Central A/C	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> electric <input type="checkbox"/> gas number of units: <u>2</u>
Evaporative Coolers		<input checked="" type="checkbox"/>		number of units: _____
Wall/Window AC Units		<input checked="" type="checkbox"/>		number of units: _____
Attic Fan(s)	<input checked="" type="checkbox"/>			if yes, describe: <u>wind powered</u>
Central Heat	<input checked="" type="checkbox"/>			<input type="checkbox"/> electric <input checked="" type="checkbox"/> gas number of units: <u>2</u>
Other Heat		<input checked="" type="checkbox"/>		if yes, describe: _____
Oven	<input checked="" type="checkbox"/>			number of ovens: <u>2</u> <input checked="" type="checkbox"/> electric <input type="checkbox"/> gas <input type="checkbox"/> other: _____
Fireplace & Chimney		<input checked="" type="checkbox"/>		<input type="checkbox"/> wood <input type="checkbox"/> gas logs <input type="checkbox"/> mock <input type="checkbox"/> other: _____
Carport		<input checked="" type="checkbox"/>		<input type="checkbox"/> attached <input type="checkbox"/> not attached
Garage		<input checked="" type="checkbox"/>		<input type="checkbox"/> attached <input type="checkbox"/> not attached
Garage Door Openers		<input checked="" type="checkbox"/>		number of units: _____ number of remotes: _____
Satellite Dish & Controls		<input checked="" type="checkbox"/>		<input type="checkbox"/> owned <input type="checkbox"/> leased from _____
Security System	<input checked="" type="checkbox"/>			<input checked="" type="checkbox"/> owned <input type="checkbox"/> leased from _____
Water Heater	<input checked="" type="checkbox"/>			<input type="checkbox"/> electric <input checked="" type="checkbox"/> gas <input type="checkbox"/> other: _____ number of units: _____
Water Softener		<input checked="" type="checkbox"/>		<input type="checkbox"/> owned <input type="checkbox"/> leased from _____
Underground Lawn Sprinkler		<input checked="" type="checkbox"/>		<input type="checkbox"/> automatic <input type="checkbox"/> manual areas covered: _____
Septic / On-Site Sewer Facility	<input checked="" type="checkbox"/>			if yes, attach Information About On-Site Sewer Facility (TAR-1407)

(TAR-1406) 9-01-11

Initialed by: Seller: _____ and Buyer: MS

Page 1 of 5

South Central Real Estate, LLC 10400 1st Street, Suite 100, Schulenburg, TX 78956
Tanya Schaefer

Phone: 979-743-1237 Fax: 979-743-1237
Produced with zipiform® by zipLogix 18070 Fifteen Mile Road, Fraser, Michigan 48026 www.zipLogix.com

M S Images Ltd

Concerning the Property at _____

Water supply provided by: ☐ city ☒ well ☐ MUD ☐ co-op ☐ unknown ☐ other: _____Was the Property built before 1978? ☐ yes ☒ no ☐ unknown

(If yes, complete, sign, and attach TAR-1906 concerning lead-based paint hazards).

Roof Type: Metal Age: 7 years (approximate)

Is there an overlay roof covering on the Property (shingles or roof covering placed over existing shingles or roof covering)?

☐ yes ☒ no ☐ unknownAre you (Seller) aware of any of the items listed in this Section 1 that are not in working condition, that have defects, or are need of repair? ☐ yes ☐ no If yes, describe (attach additional sheets if necessary):Leak in wind turbine area. Need to secure bolts**Section 2. Are you (Seller) aware of any defects or malfunctions in any of the following?: (Mark Yes (Y) if you are aware and No (N) if you are not aware.)**

Item	Y	N
Basement		<input checked="" type="checkbox"/>
Ceilings		<input checked="" type="checkbox"/>
Doors		<input checked="" type="checkbox"/>
Driveways		<input checked="" type="checkbox"/>
Electrical Systems		<input checked="" type="checkbox"/>
Exterior Walls		<input checked="" type="checkbox"/>

Item	Y	N
Floors		<input checked="" type="checkbox"/>
Foundation / Slab(s)		<input checked="" type="checkbox"/>
Interior Walls		<input checked="" type="checkbox"/>
Lighting Fixtures		<input checked="" type="checkbox"/>
Plumbing Systems		<input checked="" type="checkbox"/>
Roof	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>

Item	Y	N
Sidewalks		<input checked="" type="checkbox"/>
Walls / Fences		<input checked="" type="checkbox"/>
Windows		<input checked="" type="checkbox"/>
Other Structural Components		<input checked="" type="checkbox"/>

If the answer to any of the items in Section 2 is yes, explain (attach additional sheets if necessary): _____

Section 3. Are you (Seller) aware of any of the following conditions: (Mark Yes (Y) if you are aware and No (N) if you are not aware.)

Condition	Y	N
Aluminum Wiring		<input checked="" type="checkbox"/>
Asbestos Components		<input checked="" type="checkbox"/>
Diseased Trees: <input type="checkbox"/> oak wilt <input type="checkbox"/> _____		<input checked="" type="checkbox"/>
Endangered Species/Habitat on Property		<input checked="" type="checkbox"/>
Fault Lines		<input checked="" type="checkbox"/>
Hazardous or Toxic Waste		<input checked="" type="checkbox"/>
Improper Drainage		<input checked="" type="checkbox"/>
Intermittent or Weather Springs		<input checked="" type="checkbox"/>
Landfill		<input checked="" type="checkbox"/>
Lead-Based Paint or Lead-Based Pl. Hazards		<input checked="" type="checkbox"/>
Encroachments onto the Property		<input checked="" type="checkbox"/>
Improvements encroaching on others' property		<input checked="" type="checkbox"/>
Located in 100-year Floodplain		<input checked="" type="checkbox"/>
Located in Floodway		<input checked="" type="checkbox"/>
Present Flood Ins. Coverage (If yes, attach TAR-1414)		<input checked="" type="checkbox"/>
Previous Flooding into the Structures		<input checked="" type="checkbox"/>
Previous Flooding onto the Property		<input checked="" type="checkbox"/>
Previous Fires		<input checked="" type="checkbox"/>
Previous Use of Premises for Manufacture of Methamphetamine		<input checked="" type="checkbox"/>

Condition	Y	N
Previous Foundation Repairs		<input checked="" type="checkbox"/>
Previous Roof Repairs		<input checked="" type="checkbox"/>
Other Structural Repairs		<input checked="" type="checkbox"/>
Radon Gas		<input checked="" type="checkbox"/>
Settling		<input checked="" type="checkbox"/>
Soil Movement		<input checked="" type="checkbox"/>
Subsurface Structure or Pits		<input checked="" type="checkbox"/>
Underground Storage Tanks		<input checked="" type="checkbox"/>
Unplatted Easements		<input checked="" type="checkbox"/>
Unrecorded Easements		<input checked="" type="checkbox"/>
Urea-formaldehyde Insulation		<input checked="" type="checkbox"/>
Water Penetration		<input checked="" type="checkbox"/>
Wetlands on Property		<input checked="" type="checkbox"/>
Wood Rot		<input checked="" type="checkbox"/>
Active infestation of termites or other wood destroying insects (WDI)		<input checked="" type="checkbox"/>
Previous treatment for termites or WDI		<input checked="" type="checkbox"/>
Previous termite or WDI damage repaired		<input checked="" type="checkbox"/>
Termite or WDI damage needing repair		<input checked="" type="checkbox"/>
Single Blockable Main Drain in Pool/Hot Tub/Spa*		<input checked="" type="checkbox"/>

Concerning the Property at _____

If the answer to any of the items in Section 3 is yes, explain (attach additional sheets if necessary): _____

*A single blockable main drain may cause a suction entrapment hazard for an individual.

Section 4. Are you (Seller) aware of any item, equipment, or system in or on the Property that is in need of repair, which has not been previously disclosed in this notice? ☐ yes ☒ no If yes, explain (attach additional sheets if necessary): _____

Section 5. Are you (Seller) aware of any of the following (Mark Yes (Y) if you are aware. Mark No (N) if you are not aware.)

Y N

- ☐ ☒ Room additions, structural modifications, or other alterations or repairs made without necessary permits or not in compliance with building codes in effect at the time.
- ☐ ☒ Homeowners' associations or maintenance fees or assessments. If yes, complete the following:
Name of association: _____
Manager's name: _____ Phone: _____
Fees or assessments are: \$ _____ per _____ and are: ☐ mandatory ☐ voluntary
Any unpaid fees or assessment for the Property? ☐ yes (\$ _____) ☐ no
If the Property is in more than one association, provide information about the other associations below or attach information to this notice.
- ☐ ☒ Any common area (facilities such as pools, tennis courts, walkways, or other) co-owned in undivided interest with others. If yes, complete the following:
Any optional user fees for common facilities charged? ☐ yes ☐ no If yes, describe: _____
- ☐ ☒ Any notices of violations of deed restrictions or governmental ordinances affecting the condition or use of the Property.
- ☐ ☒ Any lawsuits or other legal proceedings directly or indirectly affecting the Property. (Includes, but is not limited to: divorce, foreclosure, heirship, bankruptcy, and taxes.)
- ☐ ☒ Any death on the Property except for those deaths caused by: natural causes, suicide, or accident unrelated to the condition of the Property.
- ☐ ☒ Any condition on the Property which materially affects the health or safety of an individual.
- ☐ ☒ Any repairs or treatments, other than routine maintenance, made to the Property to remediate environmental hazards such as asbestos, radon, lead-based paint, urea-formaldehyde, or mold.
If yes, attach any certificates or other documentation identifying the extent of the remediation (for example, certificate of mold remediation or other remediation).
- ☐ ☒ Any rainwater harvesting system connected to the property's public water supply that is able to be used for indoor potable purposes.

If the answer to any of the items in Section 5 is yes, explain (attach additional sheets if necessary): _____

Concerning the Property at _____

9730 West US Hwy 90
Schulenburg, TX 78956Section 6. Seller ☐ has ☐ has not attached a survey of the Property.Section 7. Within the last 4 years, have you (Seller) received any written inspection reports from persons who regularly provide inspections and who are either licensed as inspectors or otherwise permitted by law to perform inspections? ☐ yes ☐ no If yes, attach copies and complete the following:

Inspection Date	Type	Name of Inspector	No. of Pages

Note: A buyer should not rely on the above-cited reports as a reflection of the current condition of the Property. A buyer should obtain inspections from inspectors chosen by the buyer.

Section 8. Check any tax exemption(s) which you (Seller) currently claim for the Property:

- ☐ Homestead ☐ Senior Citizen ☐ Disabled
☐ Wildlife Management ☒ Agricultural ☐ Disabled Veteran
☐ Other: _____ ☐ Unknown

Section 9. Have you (Seller) ever received proceeds for a claim for damage to the Property (for example, an insurance claim or a settlement or award in a legal proceeding) and not used the proceeds to make the repairs for which the claim was made? ☐ yes ☐ no If yes, explain: _____

Section 10. Does the property have working smoke detectors installed in accordance with the smoke detector requirements of Chapter 766 of the Health and Safety Code? ☒ unknown ☐ no ☐ yes. If no or unknown, explain. (Attach additional sheets if necessary): I have smoke detectors but don't know if it was installed for the code will need to confirm.

*Chapter 766 of the Health and Safety Code requires one-family or two-family dwellings to have working smoke detectors installed in accordance with the requirements of the building code in effect in the area in which the dwelling is located, including performance, location, and power source requirements. If you do not know the building code requirements in effect in your area, you may check unknown above or contact your local building official for more information.

A buyer may require a seller to install smoke detectors for the hearing impaired if: (1) the buyer or a member of the buyer's family who will reside in the dwelling is hearing-impaired; (2) the buyer gives the seller written evidence of the hearing impairment from a licensed physician; and (3) within 10 days after the effective date, the buyer makes a written request for the seller to install smoke detectors for the hearing-impaired and specifies the locations for installation. The parties may agree who will bear the cost of installing the smoke detectors and which brand of smoke detectors to install.

Seller acknowledges that the statements in this notice are true to the best of Seller's belief and that no person, including the broker(s), has instructed or influenced Seller to provide inaccurate information or to omit any material information.



Signature of Seller

Printed Name: MARIELA SHERMAN

1/5/2014

Date

Signature of Seller

Printed Name: _____

Date

(TAR-1406) 9-01-11

Initialed by: Seller: _____ and Buyer: M.D.

Page 4 of 5

Concerning the Property at _____

9730 West US Hwy 90
Schulenburg, TX 78956

ADDITIONAL NOTICES TO BUYER:

- (1) The Texas Department of Public Safety maintains a database that the public may search, at no cost, to determine if registered sex offenders are located in certain zip code areas. To search the database, visit www.txdps.state.tx.us. For information concerning past criminal activity in certain areas or neighborhoods, contact the local police department.
- (2) If the property is located in a coastal area that is seaward of the Gulf Intracoastal Waterway or within 1,000 feet of the mean high tide bordering the Gulf of Mexico, the property may be subject to the Open Beaches Act or the Dune Protection Act (Chapter 61 or 63, Natural Resources Code, respectively) and a beachfront construction certificate or dune protection permit may be required for repairs or improvements. Contact the local government with ordinance authority over construction adjacent to public beaches for more information.
- (3) If you are basing your offers on square footage, measurements, or boundaries, you should have those items independently measured to verify any reported information.
- (4) The following providers currently provide service to the property:
- | | |
|------------------------------------|----------------|
| Electric: <u>Leon's</u> | phone #: _____ |
| Sewer: <u>Blake's Construction</u> | phone #: _____ |
| Water: <u>Richter</u> | phone #: _____ |
| Cable: _____ | phone #: _____ |
| Trash: <u>Use public trash</u> | phone #: _____ |
| Natural Gas: _____ | phone #: _____ |
| Phone Company: <u>At & T</u> | phone #: _____ |
| Propane: <u>Tex Propane</u> | phone #: _____ |
- (5) This Seller's Disclosure Notice was completed by Seller as of the date signed. The brokers have relied on this notice as true and correct and have no reason to believe it to be false or inaccurate. YOU ARE ENCOURAGED TO HAVE AN INSPECTOR OF YOUR CHOICE INSPECT THE PROPERTY.

The undersigned Buyer acknowledges receipt of the foregoing notice.

An Suerdan

Signature of Buyer

Printed Name: MARCELA SAENZ-DAN

1/4/2017

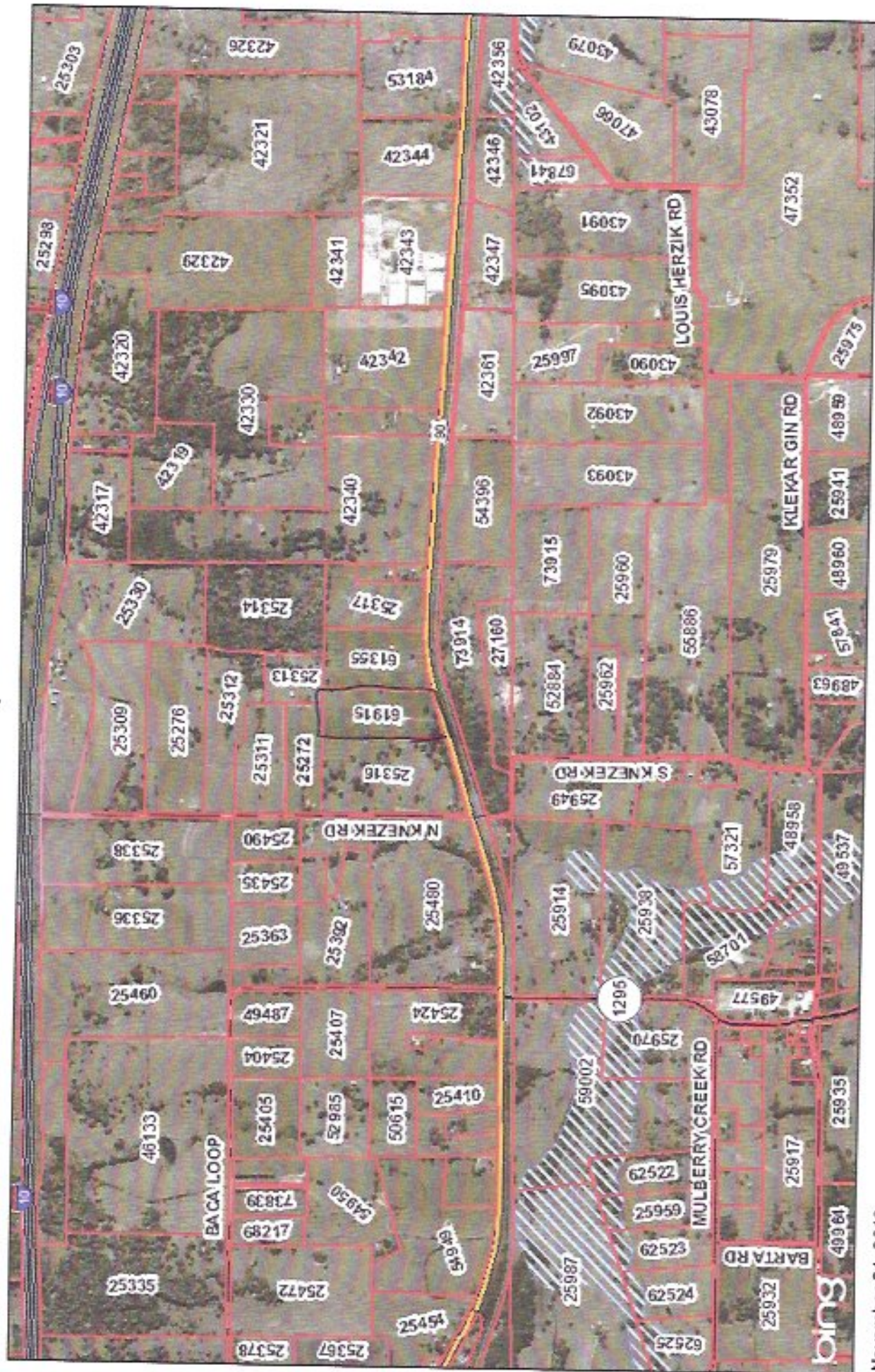
Date

Signature of Buyer

Date

Printed Name: _____

Map Title



November 24, 2013



1:25,297

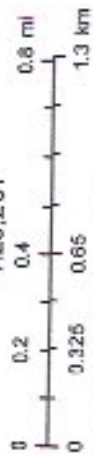


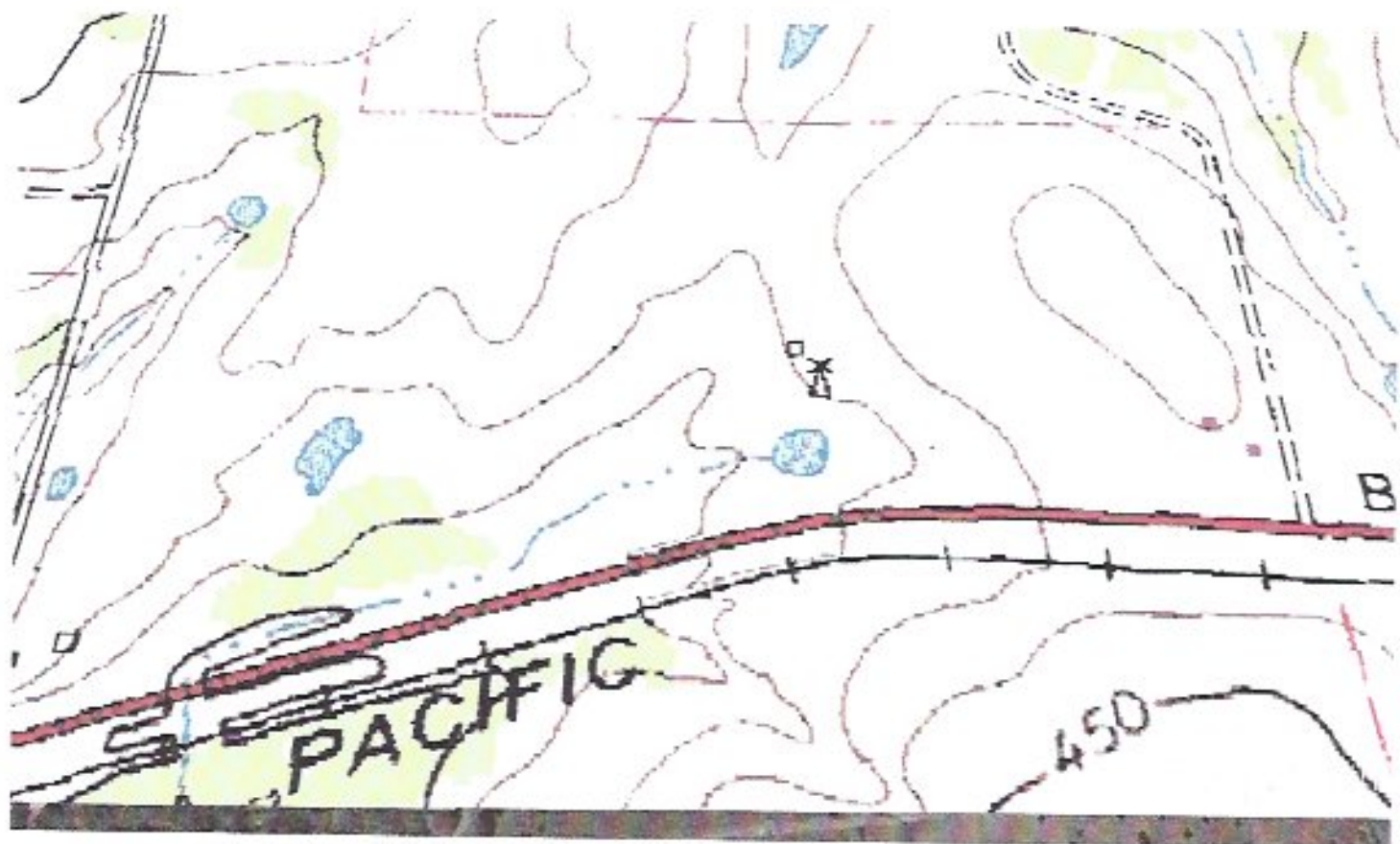
Image courtesy of USGS State of Michigan @AND



Google earth

feet 1000
meters 500





Google earth

feet
meters

1000

500



Texas Department of License and Regulation

Water Well Driller/Pump Installer Program
P.O. Box 12157 Austin, Texas 78711 (512)463-7880 FAX (512)463-8616
Toll free (800)803-9202

Email address: water.well@license.state.tx.us

This form must be completed and filed with the department and owner within 60 days upon completion of the well.

WELL REPORT

A. WELL IDENTIFICATION AND LOCATION DATA

1. OWNER

Name Marcella Sheridan	Address 2411 Spring	City Houston	State TX	Zip 77007
----------------------------------	-------------------------------	------------------------	--------------------	---------------------

2. WELL LOCATION

County Fayette	Physical Address 9632 Hwy 90 W.	City Schulenburg	State TX	Zip 78956
--------------------------	---	----------------------------	--------------------	---------------------

3. Type of Work

☒ New Well ☐ Reconditioning
☐ Replacement ☐ Deepening

Lat. **29 41 04** Long. **97 03 17 (446°)** Grid # **67-24-5**

4) Proposed Use (check) ☐ Monitor ☐ Environmental Soil Boring ☒ Domestic
☐ Industrial ☐ Irrigation ☐ Injection ☐ Public Supply ☐ De-watering ☐ Testwell
☐ Rite Supply If Public Supply well, were plans submitted? ☐ Yes ☐ No

5) **N↑**

6. Drilling Date

Started **3 / 30 / 05**
 Completed **3 / 31 / 05**

Diameter of Hole

Dia. (in)	From (ft)	To (ft)
8.75	0	242

7. Drilling Method (check)

☐ Driven ☒ Air Rotary ☒ Mud Rotary ☐ Bored
☐ Air Hammer ☐ Cable Tool ☐ Jetted
☐ Other _____

From (ft)	To (ft)	Description and color of formation material
0	1	Sandy Brown Clay
1	35	Brown & White Sand/Sand Rock
35	78	White Clay/Sand/Sand Rock
78	115	Coarse Brown Clear Sand
115	152	Sand Rock/Sand Breaks
152	195	Gray-Green Shale/Rocks
195	210	Fine-Gray Sand/Sand Rock
210	242	Fine-Medium Sharp Gray-Blue Sand

8) Borehole Completion ☐ Open Hole ☐ Straight Wall
☐ Under-reamed ☒ Gravel Packed ☐ Other _____
 If Gravel Packed give the interval from **201** ft to **242** ft.

Casing, Blank Pipe, and Well-Screen Data

Dia. (in.)	New Or Used	Steel, Plastic, etc. Perforated, Slotted, etc. Screen Mfg. if commercial	Setting (ft)		Cage Casing Screen
			From	To	
5	N	SDR17 Solid	+2	210	
5	N	SDR17 Slotted	210	240	.035
5	N	SDR17 Point	240	242	

(Use reverse side of Well Owner's copy, if necessary)

13. Plugged

☐ Well plugged within 48 hours
 Casing left in well: Cement/Bentonite placed in well:

From (ft)	To (ft)	From (ft)	To (ft)	Sacks used

9. Cementing Data

Cementing from **0** ft. to **2** ft. # of sacks used **2**
 Bentonite **2** ft. to **10** ft. # of sacks used **5**
 Method Used **slurry**
 Cementing By **driller**
 Distance to septic system field or other concentrated contamination **0** ft.
 Method of verification of above distance _____

14. Type Pump

☐ Turbine ☐ Jet ☒ Submersible ☐ Cylinder
☐ Other _____
 Depth to pump bowls, cylinder, jet etc. **120** ft.

15. Water Test

Type test ☐ Pump ☐ Bailor ☒ Jetted ☐ Estimated
 Yield: **80** gpm with **4** ft. drawdown after _____ hrs.

16. Water Quality

Did you knowingly penetrate a strata which contain undesirable constituents?
☐ YES ☒ NO If yes, did you submit a REPORT OF UNDESIRABLE WATER
 Type of water _____ Depth of Strata _____
 Was a chemical analysis made ☐ Yes ☒ No

10. Surface Completion

☒ Specified Surface Slab Installed
☐ Specified Surface Slove Installed
☐ Pitless Adapter Used
☐ Approved Alternative Procedure Used

11. Water Level

Static level **82** ft. below Date **3 / 31 / 05**
 Artesian Flow _____ gpm. Date _____ / _____ / _____

12. Packers

Type	Depth

Company or individual's Name (type or print) Richter Well Drilling, Inc.		Lic. No. 1446 WPKL WWDAPP538	
Address P.O. Box 188	City Flatonina	State TX	Zip 78941
Signature <i>Roy L. Richter</i>	Date 3 / 31 / 05	Signature <i>Daniel Kalich</i>	Date 3 / 31 / 05

LEONARD NOVAK & ANGELINE NOVAK ROHNKE, LIVING
M 501 2 140

TRACT 1
24.4085 AC. 48.817 ACRES

TRACT 2
24.4085 AC.

4815 AC.
WICTOR E MACH
E 230. M 12T

20 AC
ZAMPS AL015 ANGRKLP
V 054. 0005

20.6 AC
JAMES ANGLER
K. S. S. S. S.

PH 42
KATHLEEN SVETKEY
M. 501.9.640

M. MULDOON LEAGUE NO. 13 A-75

40 817 ACRES

ORE 48, LLC, a California Limited Liability Co
V 1235 B 347

P 247

SUBJECT TO:
FAYETTE ELECTRIC COOP INC, 635 P. HWY
FAYETTE COUNTY CHRONICALLY DISEASED IS VICTIM OF

DIVISION OF A
48.817 ACRE TRACT
M MULDOON LEAGUE NO.13, A-75
FAYETTE COUNTY, TEXAS
SCALE 1"=100 FT.
IRF=IRON ROD FOUND
IRS=IRON ROD SET

TO THE LIBRARY OF THE CHIEF OF THE POLICE : NEW YORK
NEW YORK CITY

The undersigned does hereby certify that this species was taken MAY 1958 on the ground of the property legally described herein and in contact, and that there are no discrepancies, conflicts, challenges in any, monetary, cost control, or, maladministration, area (except of maladministration, statements, in rights of any, charge or share payment, and that said property has agreed to and from a dedicated company.

Tan S. Murray, F.R.S.
REGISTERED PROFESSIONAL LAND SURVEYOR, No. 418
McLindberg, Texas
November 1, 2004

