



VIRDELL DRILLING INC.

111 EAST GRAYSON
LLANO, TEXAS 78643
915/247-4249

119 INDUSTRIAL LOOP
FREDERICKSBURG, TEXAS 78624
512/997-4966

*paid
6-5-87*

SOLD TO:

FIRST LLANO BANK
C/O JIMMY WALKER
108 W. SANDSTONE
LLANO TX 78643

DATE: 05/15/87

INVOICE NO: 01792

TERMS: NET DUE ON RECEIPT

invoice

CUSTOMER NO. 0953

QUANTITY	DESCRIPTION	UNIT PRICE	AMOUNT
1.00	LLANO CO.; PID VISTA. #157 HRS. RISE TIME TO MOVE OVER OLD WELL, PULL PUMP, & CLEAN OUT DATE: 5-14-87 Well Depth - 260' Static Level - 7' GPM - 3 260' GPM - 3	150.00	125.00
1	ALL BILLS PAYABLE AT OUR LLANO OFFICE 111 East Grayson Llano, Texas 78643		

** 01/01/87 **

SUB-TOTAL
SALES TAX

TOTAL

125.00
1.00
126.00

03-15-2005

From: Jim & Kathleen Burns, 375 CR 118, Llano, Texas

(previous owners)

Subject: Our Water Well

This well when drilled, was designed to provide for the water needs of the average family. It has been reworked and cleaned out since then, and has improved, as wells do, with usage. As described by Walter of Virdell Drilling, Llano, Texas, (who has offered to validate this information to any interested parties), the water well on this property excels as a water source as compared to some of the wells in this area. The water quality as well as quantity is exceptional for the area.

Living here for the almost 10 years now, and watching the well closely for any signs of weakness, I have found the output to vary depending on several factors. As we get rain and the source recharges, the output of the well increases. Using a well's output in gallons per hour as a measurement of the well's potential can illustrate it's capacity for use as a dependable water source, whether it be for a single family or an irrigated farming operation. That method of measurement is accurately used to measure the capacity for wells drilled into an aquifer or water bearing sand. That method of measurement does not illustrate this well's capacity accurately, because of the geological formation it is located in. The granite formations in this area can vary greatly in the space of a few feet or even a few inches, relative to mineral content and the elevations and thickness of the bed collecting the water that recharges the well, while wells drilled into aquifers are relatively stable over the years in that regard. **Because of these variations, a test of the output of this well at any given time will yield an output rate of 6-8 gallons per minute, and upon testing at another time, under different conditions relating to the draw on the bed from other locations, moisture content of the watershed, etc. will yield greater or lesser rates of output.** I have tested this well at various times and found the output rate to vary in this way. During the drought a few years ago, the output rate was about 3 gallons per minute. This rate seems to be an indication of an undependable water source to some who are unfamiliar with volume usage. There are other families living in this area who have swimming pools, and other large usage draws with wells that recharge at this rate and never run out of water.

The test that yields an accurate representation of a well's potential as a dependable water source for a family **is its continued ability to produce water in quantities necessary to sustain the needs of that family and all its animals.** This well has proven, even through a drought, when other wells were going dry, while other families had to haul water from other sources, to be a dependable water source. **We have never been without water here because of the water well's failure to produce water.** The well not only supports our family's personal water needs, it waters our 5 horses, herd of goats, chickens, dog and cats, and all the wild animals and birds that drink from it. It provides water for fruit trees, shrubs, rose bushes and grass in the yard. The well has demonstrated a potential for meeting even more demands than it is does currently. We have large water troughs that

are drained, cleaned and refilled daily. We wash many loads of clothes every week and our toilets are of the full sized tank capacity models. **To us the real test of this well's potential as a dependable water source has been passed with excellent marks.** The depth is approximately 260 feet. The water comes in at a depth of about 30 feet. The water level remains steady through the dry seasons as well as the wet seasons at about 20 feet below the surface of the ground. The well is drilled into solid rock, providing about 350 gallons of water storage. This method of storage is far superior to above ground tanks eliminating a myriad of maintenance and sanitation issues. The pressure tank and all associated plumbing is buried under ground, providing excellent protection against frozen pipes. We have never had frozen pipes here. There are cut-off valves which can be used to shut-off any single pipeline run in case of a large leak, so that the house can still have water while leaks are repaired elsewhere. The pump is of the submersible design, being at the bottom of the well. We have replaced the motor on the pump once, about 2.5 years ago. The output of the pump is more than 12 gallons per hour at pressures from 35 to 60 psi. Since this output rate is greater than the recharge rate of the well, it is possible to pump all the storage out to a level about 20 feet above the pump where a valve is located on the discharge pipe. When the water level drops to this level, this valve opens, discharging the pumped water back into the well bore, creating a circulating situation. This prevents the pump from "running dry", there-by preventing motor and/or pump bearing burnout. If this low water situation occurs, a shut-down of the pump for 15 or 20 minutes allows the well to recharge to a point where full pressure is again available.

Being a good manager of a few items in the maintenance of the water system insures that water is always available for use. Any dripping faucets or leaking toilet flapper valves should be repaired as soon as they are detected. Water should not be left running at rates more than the recharge rate of the well for extended periods of time. We have used programmable timers to begin and end watering cycles for outside trees, plants and yard watering. This method delivers water to your yard and shrubs at times other than during peak usage times such as late night and early morning hours, allowing for peak efficiency in the usage of the well for yard irrigation.

Should a large leak ever occur and the stored water is pumped out of the well bore to the level of the circulation valve, a simple shut-down of the pump for about 15 minutes allows the well to recharge and the water level to return to a usable level.

In completing this disclosure of the true facts as we know them concerning this water well, it is our hope that it will never be described as a "minimal water well" or put on the negative side of the slate to potential buyers of this property.

Signed,

Jim Burns