# FINAL PLAT OF
# Wild Canyon Ranch Subdivision Phase 1

**~ LEGEND ~**

- Denotes 1/2" dia. iron rod found for Property Corner, unless otherwise noted.
- Denotes 1/2" dia. capped iron rod stamped "LITTLE 6163" set for Property Corner, unless otherwise noted.
- Denotes 8" long spike with washer stamped "LITTLE 6163" set
- Denotes Possible Rock Mound found for Property Corner, unless otherwise noted.
- Denotes 5/8" dia. iron rod found for Property Corner, unless otherwise noted.
- Denotes Windmill/Water Well
- Wire Fence
- Electric
- Patent Line
- (M) Measured Distance
- (R) Recorded Distance
- (CFP) Corner Fence Post/Angle Post
- (dia.) Diameter

*Surveyor's Note : Original Survey Lines and/or corners shown hereon are approximate unless otherwise noted. Any acreages shown for the original survey's are also approximate and should not be relied upon as officially approved quantities. A diligent search was made for all the original corners that fell within the bounds or along the bounds of the property being surveyed and shown hereon. We located one possible stone mound within the property at the apparent southeast corner of Survey No. 23, the apparent southwest corner of Survey No. 17, and one in the adjacent subdivision to the south at the apparent southeast corner of Survey No. 1, also being the apparent southwest corner of Survey No. 18. The boundary of the property shown hereon was determined from said rock mounds found and fence corners that appear to have been long occupied as section corners in those locations. The possibility of excess acreage within the original patent survey's shown here on has not been determined.*

SCALE 1"=600'

600 300 0 600 1200

**Basis of Bearings**

*Being derived from GPS observations in the Texas State Plane Coordinate System, NAD 1983 South Central Zone, made on January 28th, 2020. All distances are ground distances in U. S. Survey Feet.*

DETAIL "A"
SCALE: 1" = 200'

DETAIL "B"
SCALE: 1" = 200'

DETAIL "C"
SCALE: 1" = 200'

Tract 1 53.82 Acres
Tract 2 65.09 Acres
Tract 3 50.85 Acres
Tract 4 87.75 Acres
Tract 5 192.52 Acres
Tract 6 161.57 Acres
Tract 7 61.84 Acres
Tract 8 111.09 Acres
Tract 9 153.90 Acres
Tract 10 107.05 Acres
Tract 11 33.96 Acres
Tract 12 84.49 Acres
Tract 13 95.37 Acres
Tract 14 110.13 Acres
Tract 15 106.13 Acres
Tract 16 56.47 Acres
Tract 17 83.03 Acres
Tract 18 37.05 Acres
Tract 19 66.75 Acres
Tract 20 100.18 Acres
Tract 21 106.32 Acres
Tract 22 63.45 Acres
Tract 23 44.62 Acres
Tract 24 206.32 Acres
Tract 25 50.23 Acres
Tract 26 76.80 Acres
Tract 27 99.90 Acres
Tract 28 75.77 Acres

1/3 INT. WELL

FOR SALE

RANCH HEADQUARTERS
3 DWELLINGS
BARNS, PENS, OUT BUILDINGS

Well Tank Storage Easement 1
SCALE: 1" = 200'

Well Easement 2
SCALE: 1" = 200'

DETAIL "D"
SCALE: 1" = 100'

ROAD A

| | | |
|---|---|---|
| A1 | N 73°50'30" E | 121.95' |
| A2 | N 87°46'14" E | 110.56' |
| A3 | S 76°59'43" E | 169.92' |
| A4 | S 71°30'22" E | 150.69' |
| A5 | S 82°02'55" E | 175.84' |
| A6 | S 53°00'39" E | 119.73' |
| A7 | S 68°13'45" E | 267.79' |
| A8 | S 74°47'04" E | 217.95' |
| A9 | S 48°41'06" E | 228.48' |
| A10 | S 35°21'32" E | 144.92' |
| A11 | S 13°57'13" E | 324.07' |
| A12 | S 57°36'51" E | 108.20' |
| A13 | S 64°20'54" E | 105.22' |
| A14 | S 53°30'28" E | 92.23' |
| A15 | S 41°49'40" E | 360.94' |
| A16 | S 40°43'50" E | 157.24' |
| A17 | S 47°51'26" E | 199.85' |
| A18 | S 61°41'15" E | 267.81' |
| A19 | S 73°02'41" E | 329.02' |
| A20 | S 39°15'40" E | 256.63' |
| A21 | S 10°31'11" E | 69.41' |
| A22 | S 13°06'39" W | 166.47' |
| A23 | S 36°25'09" W | 123.94' |
| A24 | S 29°48'19" W | 153.92' |
| A25 | S 58°17'39" W | 214.56' |
| A26 | S 24°15'21" W | 109.95' |
| A27 | S 13°30'21" E | 82.76' |
| A28 | S 47°04'26" E | 274.85' |
| A29 | S 62°24'14" E | 432.90' |
| A30 | S 52°01'11" E | 577.72' |
| A31 | S 62°59'21" E | 395.06' |
| A32 | S 87°20'27" E | 173.76' |
| A33 | S 53°57'13" E | 202.17' |
| A34 | S 89°41'25" E | 199.81' |
| A35 | S 74°22'33" E | 202.48' |
| A36 | S 47°12'11" E | 277.16' |
| A37 | S 49°26'01" E | 290.98' |
| A38 | N 89°18'08" E | 255.41' |
| A39 | S 69°52'32" E | 77.05' |
| A40 | S 86°43'46" E | 752.19' |
| A41 | N 04°47'50" E | 30.01' |

ROAD B

| | | |
|---|---|---|
| B1 | N 04°47'50" E | 258.23' |
| B2 | N 77°56'01" E | 228.09' |
| B3 | N 53°06'12" E | 373.38' |
| B4 | S 68°02'52" E | 352.24' |
| B5 | S 60°10'49" E | 377.32' |
| B6 | N 80°29'12" E | 270.94' |
| B7 | S 65°25'25" E | 331.18' |
| B8 | S 83°59'12" E | 162.89' |
| B9 | N 18°21'19" E | 294.32' |
| B10 | N 22°34'06" E | 239.29' |
| B11 | N 35°55'14" E | 256.68' |
| B12 | N 43°08'16" E | 242.94' |
| B13 | N 48°14'53" E | 125.51' |
| B14 | N 34°42'48" E | 121.25' |
| B15 | N 12°45'20" E | 127.40' |
| B16 | N 02°51'15" W | 92.10' |
| B17 | N 17°58'42" W | 32.69' |
| B18 | N 00°00'51" W | 291.01' |
| B19 | N 03°39'47" E | 119.64' |
| B20 | N 06°20'07" W | 122.66' |
| B21 | N 32°47'10" E | 226.42' |
| B22 | N 26°02'49" E | 151.01' |
| B23 | N 16°55'39" E | 220.23' |
| B24 | N 05°03'09" E | 38.76' |
| B25 | N 21°37'21" W | 232.47' |
| B26 | N 56°38'31" W | 96.48' |
| B27 | N 88°35'49" W | 125.81' |
| B28 | S 60°31'26" W | 236.73' |
| B29 | S 46°11'36" W | 422.61' |
| B30 | S 74°49'28" W | 347.35' |
| B31 | N 87°59'04" W | 411.78' |
| B32 | N 78°36'44" W | 215.89' |
| B33 | N 78°36'44" W | 44.34' |
| B34 | N 36°35'28" W | 183.14' |
| B35 | N 42°02'04" W | 158.47' |
| B36 | N 23°55'21" W | 272.35' |
| B37 | N 02°15'49" E | 65.23' |
| B38 | N 23°56'38" E | 233.35' |
| B39 | N 71°03'35" E | 30.02' |
| B40 | N 71°03'35" E | 129.76' |
| B41 | N 37°02'05" E | 164.87' |
| B42 | N 11°12'11" E | 493.34' |
| B43 | N 08°31'56" E | 268.91' |
| B44 | N 07°55'24" W | 205.45' |
| B45 | N 33°20'01" E | 386.12' |
| B46 | N 00°08'38" W | 223.23' |
| B47 | N 44°48'03" E | 361.34' |
| B48 | N 65°09'01" E | 91.74' |
| B49 | N 35°05'22" E | 66.81' |
| B50 | N 00°18'36" W | 210.37' |
| B51 | N 47°39'36" E | 376.37' |
| B52 | N 57°54'09" E | 168.28' |
| B53 | N 03°56'46" W | 196.04' |
| B54 | N 03°57'26" W | 246.46' |
| B55 | N 27°04'04" E | 194.39' |
| B56 | N 09°20'04" W | 84.08' |

Note: Called 40.00 ft. wide non-exclusive perpetual easement and right-of-way, recorded in Volume 106, Page 418 et sequentia (et seq.) of the Official Records of Edwards County, Texas, may possibly follow the right-of-way of Kinickinack Road, A.K.A. County Road 635. Field notes called to be attached in Exhibit "A" were not attached in said document.

*Certification Note: This survey as prepared has my signature in blue ink and my seal embossed along with my ink seal overlaying the embossed seal. If this survey plat and/or attached description does not have these three conditions fulfilled, it is a copy and may have been altered. South Texas Geomatics and Stacy L. Little, R.P.L.S. No. 6163 assume no responsibility for copies.*

| | |
|---|---|
| SHEET | 2 OF 2 |
| SCALE | 1"=600' |
| DATE | 11/5/2020 |
| J.O. # | 20200040 |

| | DATE | BY |
|---|---|---|
| FIELD WORK | 11/5/2020 | M.D. |
| DRAFTING | 11/5/2020 | L.G. |
| FINAL CHECK | 11/5/2020 | S.L.L. |
| UP DATE | | |
| REVISED | | |


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**PRELIMINARY**
**THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE**

*I, Stacy L. Little, Registered Professional Land Surveyor, do hereby certify that this survey was this day made on the ground of the property legally described hereon, (or on the attached sheet), under my supervision and professional diligence.*