

San Patricio COUNTY ROLLED SKETCH NO. 44

Surveys adjacent to Nueces River & Bay

SURVEYED Aug 1934 BY J.P. Kearby Jr, State Reclamation Dept

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San Patricio Co. Rld. Ste. 44

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REPORT OF
J. P. KEARBY JR., SPECIAL ASST.
TO
A. M. VANCE
STATE RECLAMATION ENGINEER
OF
ACTUAL FIELD SURVEYS
IN
SAN PATRICIO COUNTY, TEXAS
ADJACENT TO NUECES RIVER AND BAY
FOR GENERAL LAND OFFICE

Received October 23, 1934.

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REPORT OF
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After a thorough study of maps compiled by the land office and a study of the patented field notes of the following surveys: John Smith, John Brown, T. T. Williamson, N. B. Giddings, Thomas Green, Bealy Seale and Forwood #1 and 2, A. Armstrong, B. Winters, S. M. Edwards, H. Shoston # 1 and 2, Coleman and Fulton, Juan Armendaris, Adam Beaty and Moulton # 1 and 2, and Jas. Eastwood surveys in San Patricio county, and having observed that these surveys were made in groups by several different surveyors, I decided that they should be considered and surveyed in groups, each being a unit or block, with each survey of the group depending upon the other surveys in the group for its lines and corners.

The first group to be considered and surveyed was those surveys made by James O. Gaffrey, being the James Eastwood, Dec. 11, 1874, B. S. and F. #2, March 6, 1875, B. S. and F. #1, March 7, 1875, A. B. and M. #1 and 2, March 17, 1875. Of this group the Eastwood survey seemed to be more definitely tied down on the ground by calls to Mercers bridge and Rincon Bayou, then the other surveys and its location would control the location of the other surveys in the group in the absence of other evidence, as they all tied to this survey and it was senior to the other surveys.

I located this group of surveys by beginning at a stake set on the north bank of Rincon Bayou, 166.33 varas north of the north end of the old Mercers bridge across Rincon Bayou, as called for in the patented notes; then I proceeded west along old wire fence at 114 varas cross railroad, and continued along old crooked fence and at a total distance of 998 varas set 1:2 stake for

N. W. corner of Eastwood, and S. W. corner of B. S. and F. #1, surveys; then I proceeded South at 50. varas set 1:2 stake for S. E. corner of B. S. and F. #2, at 577.5 varas the north bank of Rincon Bayou, and at a total distance of 950.4 varas set 1:2 stake for S. W. corner of Eastwood and West corner of A. B. and M. #2 survey in south edge of Rincon Bayou; then I proceeded East along old fence at 737 varas the south bank of Rincon Bayou at 987 varas set 1:2 stake ^{635.5?} 633.5 varas South of the South end of old ~~Mercers~~ bridge at 1301 varas cross railroad and at a total distance of 1900.8 varas set 1:2 stake for S. E. corner of Eastwood survey; then I proceeded north at 259.0 varas set 1:2 stake for N. W. corner of A. B. M. #2 and S-W corner A. B. and M. #1 survey, at 790 varas the south high bank, and at 812 varas the South line bank of Rincon Bayou. There was evidence of the remains of an old fence along and near the lines of the Eastwood survey, on the north line west of Rincon Bayou, on the south line west of the railroad and on the east and west lines in Rincon Bayou.

From stake set in east line of Eastwood for S. W. corner of A. B. & M. #1 and N. W. corner of A. B. and M. #2, I proceeded East and at 1763 set 1:2 stake for S. E. corner of A. B. and M. #1 and N. E. corner of A. B. and M. #2, then proceeded north at 450 varas south bank of Rincon Bayou.

From stake set for N. E. corner of A. B. and M. #2 I proceeded south and at 359 varas set 1 x 2 stake marked A, for corner; then I proceeded S41-15 W at 1379 varas cross, old fence bearing N. W. and S. E at 2094 varas set 1 x 2 stake for south corner of A. B. and M. survey #2 from which the north end of Hearn's lower bridge brs. S. 8-58 1/4 W 257.7 varas and the S. W. corner of Eastwood survey brs. N. 53-45 W 2831.35 varas.

From stake set for N. W. corner of Eastwood, I proceeded north through wire grass and at 1850 varas set 1:2 stake for N. W. corner of B. S. and F. #1 and N. E. corner of B. S. and F. #2 surveys; then I proceeded East through wire grass at 4 varas set 1:2 stake 210.5 varas south of an iron pipe in mesquite growth on hillside at 372 varas set 1 x 2 stake in north on south fence line 561.5 varas, south of a gun barrel at a N. E. fence corner in mesquite growth on hillside, at 619.3 varas cross railroad, at 986 varas set 1:2 stake marked "a" wire cross for north corner in north line of B. S. and F. #1, this corner was called to be the S. E. corner of the J. C. White survey. I searched diligently within a radius of several hundred varas for the post and mound called for at the S. E. corner of the White survey, with no results except to learn that this point was 534 varas south of an east and west fence in mesquite growth in hillside. I then proceeded south and at 140 varas set 1:2 stake in wire grass for the south corner in the north line of B. S. and F. #1 survey which called to be the S. W. corner of the G. Winters survey; I searched diligently within a radius of several hundred varas for the post and mound called for at the S. W. corner of the Winters survey with no results; I then proceeded east through wire grass at 95 varas cross fence, being N. and S. at 1046 varas, set 1:2 stake in wire grass for N. E. corner of B. S. and F. #1 and N. W. corner of A. B. and M. #1 survey, and searched diligently within a radius of several hundred varas for the witness trees called for at this corner with no results. I then proceeded south at 1183 varas, high bank and at 1495 varas low bank of Rincon Bayou.

From stake set at N. W. corner of A. B. and M. #1 survey, I proceeded East and at 252 varas set 1:2 stake in wire grass for corner in North line of A. B. and M. #1, which called to be the S. E. corner

of Winters and S. W. corner of Chandler survey, I searched diligently within a radius of several hundred varas for the witness trees called for at the S. E. corner of the Winters survey with no results; I then proceeded S. 67-30 E through wire grass and marsh at 880 varas set stake in fence line bearing N. and S. 727 varas, South of N. W. fence corner of post at foot of hills, at 1043 varas enter pond at 1140 varas, leave pond at 1493.33 varas set 1x2 stake in large salt marshes, lake for N. E. corner of A. B. and M. No. I; I then proceeded south, 1360 varas to Rincon Bayou.

The second group of surveys to be considered and surveyed near those made by J. W. Peeks, being the Presidio Irrigation Co. survey, April 4 and 5, 1878, Juan Armendaris , April 27, 1878, and Coleman and Fulton, Dec. 20, 1879; of this group the Armendaris survey seemed to be more definitely tied down on the ground by calls to HeaÑs lower bridge, and Rincon Bayou, than the others, and its location would control the location of the other surveys in the group, in the absence of other evidence, as they tied to this survey.

I located this group of surveys by setting an auto axle for the South corner of the Juan Armendaris survey, 252 1/4 varas N. 27 E. from the North end of Hearn's lower bridge, from which corner White's Bluff brs. S. 81-30 E and stake previously set for south corner of A. B. and M. #2 brs. N. 68-13 W 80.1 varas; from the south corner of the Armendaris I set the West corner of same N. 53-42W 466 varas- and on a line from the South corner of A. B. and M. #2 to the West corner of Armendaris of N. 50-44W 389 varas which is the overlap of the Armendaris into the A. B. and M. survey.

From the South corner of the Armendaris I proceeded N. 52:00 E. at 723 varas cross fence bearing NW and SE, at 1199 varas set 1:2 stake on old bay shore as indicated by shell reef; I then proceeded N. 69-00E. 321 varas and set 1:2 stake marked "C" on old bay shore as indicated by shell reef.

Having found that the course from the South corner of A. B. and M. #2 to the West corner of Armendaris was N.50-44W 389 varas, I went back to stake marked "A" 359 varas South of N. E. corner of A. B. and M. #2 survey, and proceeded N 50-44W 389 varas, and set stake for corner in West line of Armendaris survey which was 2094 varas N 41-15E from its West corner; I then proceeded north and at 520 varas set 1:2 stake for N. W. corner of Armendaris and S. W. corner of Pre.Irr.Co. survey, 30 varas South of high bank of Rincon Bayou, and 133 vrs. South of low bank of Rincon Bayou. I then proceeded East along line between Armendaris and Pre. Irr. Co. Survey, and at 500 varas set stake. I then offset South 400 varas to avoid crossing Rincon Bayou, then on 400 vara offset line I proceeded East and at 788 varas set offset corner 400 varas South of the SE corner of Presidio Irrigation Co. survey and the S. W. corner of Coleman and Fulton survey; the corner of these surveys being in wire grass North of Rincon Bayou. Then on 400 vara offset line I proceeded S52-15E 300 varas. Thence I proceeded north 400 varas and set stake in the North line of Armendaris survey on South side of Rincon Bayou 300 varas, S52-15E from the S. W. corner of the Coleman and Fulton survey; I then proceeded S52-15E with the line between Armendaris and Coleman and Fulton surveys, crossing Rincon Bayou and at 1103 varas set auto axle for South corner of Coleman and Fulton, and East

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corner of Armendaris on North side of Rincon Bayou 1403 varas S. 52-15E from S. W. corner of Coleman and Fulton survey; I then proceeded S. 54-00 W at 314 varas cross Rincon Bayou at 370 varas set 1:2 stake on South side of Rincon Bayou; I then proceeded S 76-40 W 1910.29 varas to stake marked "C" previously set on old shore line.

X From the auto axle previously set for South corner of Coleman and Fulton survey I proceeded N. 54-00^EW 817 varas then N. 66-00 E. 285 varas . Then N. 29-00 E. 237 varas, then N. 51-00E 475 varas; then N. 39-30 E 136 varas and set auto axle for East corner of Coleman and Fulton survey.

From the N. E. corner of the A. B. and M. #1 previously set, I proceeded N. 50-44 W 389 varas the over-lap distance, and set 1:2 stake for the N. W. corner of Presidio Irrigation Co. survey, on North bank of Pond. I then proceeded S 67-31E through marsh lakes and wire grass 1393.87 varas, and set 1:2 stake in edge of mesquite at foot of hills for N. E. corner of Presidio Irrigation Co. and N. W. corner of Coleman and Fulton survey, which called to be the S. E. corner of Edwards and S. W. corner of Shiston #1 surveys. I searched diligently within a radius of several hundred varas for the witness trees called for at these corners with no results; I then proceeded S 67-30E 421 varas and set 1:2 stake in mesquite growth at foot of hills, for corner in north line of Coleman and Fulton survey. I then offset S 11-15W 500 varas, to avoid going through thick brush on hillside. Then on 500 vara offset line I proceeded S 78 45E at 500 varas set stake in fence bearing northward and south 248.5 vrs. and 735.5 south of N. W. fence corners and 1303 vrs. South of gun barrel, and at 1540 varas

set 1:2 stake marked "D" for 500 V offset corner to north line of C. and F. survey. I then proceeded N11-15E 500 varas and set 1:2 stake for true corner on north line of Coleman and Fulton survey, on top of bluff 36 varas, North of old fence bearing E and W; from this corner White's Bluff brs. S 47 1/2 E, this corner called to be at the common SE and SW corners of the Sheston surveys. I searched diligently within a radius of several hundred varas for the witness trees called for with no results. The course and distance from this north corner so set to the Auto axle previously set at the E. corner of Coleman and Fulton survey was S65-05 E 773.96 varas.

The third group to be considered and surveyed was those surveys originally made by J. R. Tally, 1841, as indicated in the patented field notes, being the John Smith, the John Brown and T. T. Williamson surveys. Of this group, the John Smith seemed to be more definitely tied down on the ground, by calls to Bay shore, river, Whites Bluff and the island in the river, and its location would control the location of the other surveys in this group, in the absence of other evidence, as they are so tied together.

I located this group of surveys by establishing and setting an auto axle for the S. E. corner of the John Smith survey, on the North bank of Nueces river, from which the location of Powers chimney as identified by Mr. ^{Rochelle} Rochelle had a bearing of N 25 1/2 E and Whites Bluff had a bearing of N 71 1/2 E making an angle of 46 degrees between these points as called for in the patented field notes. This SE corner was so located also so as to be 950 varas south of the old bay shore, identified by shell reef, where I set an auto axle for the NE corner of the John Smith survey.

From the SE corner of the John Smith survey as above described, Mr. C. R. Hale, Technical Assistant of the State Reclamation Department, ran and mapped the meanders of the North bank of the Nueces river upstream as called for in the patented notes and at 3611.52 varas he found the East end of the old island to bear S 46 W and at 4692.6 varas he found the West end of the Island to bear S 13 1/2 W.; these meanders were continued to East line of the A. Von Rader survey. He found the patented meanders to fit very closely to the present bank of Nueces River, from the SE corner of the Smith to the SW corner of the T. T. Williamson, except for a short distance along the West part of the Brown and the East part of the Williamson surveys, where the indications are that the bank of the river has eroded some 50 varas or so. When the meanders along the South line of the Giddings survey as run by P. S. ^{Hagy} Kay, were run up stream from the SW corner of the Williamson survey, they do not fit the present bank of the Nueces river. However, when the meanders along the South line of the Giddings survey as run by P. S. ^{Hagy} Kay were run down stream from the SE corner of the A. Von Rader survey they do very closely fit the meanders of Nueces river, but these meanders made by ^{Hagy} Kay do not extend to the SW corner of the Williamson survey as run by Tally; Failing to reach this point by a course of E 167.8 varas. The notes made by Tally and by Reed do not call for a closure between the SE corner of the Giddings and SW corner of the Williamson, Mr. Hale assisted by Mr. Von Wormer, under my supervision, used the plane table method, based upon geoditic control, in running and mapping the meanders of the North bank of Nueces river, and also in locating the lagoons, bayous, shell reef, present bay shore and other topographical features shown on the map.

From the SW corner of the Chas. Eastwood survey as previously established, I proceeded South @ 56 varas the South high bank of Rincon Bayou @ 163.65 varas pass 21 varas E. of 5 iron pipes, at 2800 varas, set stake marked "E" 172 varas N. of North bank of Nueces river. I then proceeded East and at 158.05 varas set a stake in West line of John Brown survey, 123.28 vrs. N. of its SW corner on N. bank of Nueces river at its called distance from the SE corner of the John Smith survey at 852.48 varas set a stake in W. line of John Smith survey 123.28 varas N. of its SW corner on N. bank of Nueces river at its called distance from SE corner of John Smith survey.

I then went back to stake marked "E" 2800 vrs. S. of SW corner of Eastwood and ran West 789.5 varas and set a stake in W. line of T. T. Williamson survey 645.28 varas North of its SW corner on North bank of Nueces river at its called distance from the SW corner of John Brown survey, at 957.3 set stake in East line of Giddings survey, 622.05 varas North of its S. E. corner on the North bank of Nueces river, at its called distance from the SE corner of the A. Von Roeder survey, and at 1907.7 varas set stake in East line of A. Von Roeder survey, 133.55 varas North of its SE corner, on North bank of Nueces river, from which a cluster of elm brs. S 28 E 238 varas, the patented notes calling for an elm tree brs. S 28 E 238 vrs. I do not think this the original elm tree but I do think it a growth from the stumps or roots of the old original elm tree.

The A. Von Roeder and N. B. Giddings surveys mentioned in previous paragraph were considered by me as group #4 as they were surveyed by P. S. Kayy, April 3, 1858 and May 5, 1858 respectively and called for a common line between.

The J. C. White and Gabas Winters surveys were considered and surveyed as group #5, as they were surveyed by Wm. R. Reid Oct. 25 and 26, 1855 respectively and called for a common line between.

The A. Armstrong was considered separately as it was surveyed by J. R. Tally May 22, 1841, the Von Roeder calling to join with the South line of the Armstrong and the White calling to join with the East line of the Armstrong.

It was necessary to run random lines around the Winters, White and Armstrong surveys, and from all evidence available, determine the location of their lines and corners. The following field notes will give the random lines as I ran them, inserting therein the calls to the location of the corners as I decided them to be from all evidence available.

From stake marked "A" in North line of B. S. and F. No. 1, 986 varas East of the N. W. corner, I proceeded North, @ 381.95 varas pass 354.83 varas West of SW corner of G. Winters survey on mesquite hillside, at 531.95 varas pass 354.83 varas West of SE corner of J. C. White survey on mesquite hillside, at 534 varas cross fence bearing East and West, at 2590.6 varas cross fence on North line of Baylor tract 178 varas West of center of county road. @ 3380 varas set 1:2 stake marked "F" at 3471 varas set stake 246 varas, South of center line of county road; then I proceeded East at 166.5 varas cross in C.L. county road bearing North and South, and continuing East along county road bearing East, at 354.83 varas pass 52.23 varas North of N. E. corner of White and N. W. corner of Winters surveys, at 356 varas fence brs. South, at 1826 varas set stake; thence South 20 varas, thence East 574 varas to stake 22.5 varas South of E. and W. road, and 224 varas, West of fence bearing South.

This stake was also, 32.23 varas North and 170.50 West of N. E. corner of Winters survey. I then proceeded South at 700 varas, set stake 116.5 varas North and 224 varas West of fences, and 194.28 north and 170.5 varas West of upper SE corner of Winters survey. I then proceeded West and at 293 varas pass 80 varas North of fence corner from which fence brs. South into A. B. and M. #1 survey at 746.92 varas pass 194.28 varas North of "L" corner of Winters survey, at 852 varas fence brs. S. 101 varas to fence corner.

I then went back to stake marked "F" 3380 varas North of North line of B. S. and F. and proceeded West, at 347 varas cross old road, at 650.3 varas cross railroad; at 1154 varas set stake, 13 varas East of center line of county road, brs. N. and 318 varas South of another county road bearing East, and 18 vrs. North of county road bearing West. Then I offset 10 varas South and continued the chaining West along county road, at 1157 varas cross fence bearing South at 2350 vrs. fence brs. South at 2531.92, pass 49.07 vrs. South of N. W. corner of White and N. E. corner of Armstrong surveys, at 3369 vrs. cross railroad at 3883 cross highway at 3966 varas set stake 49.07 varas South and 10.76 vrs. East of NW corner of Armstrong survey, from which private road brs. North. I then proceeded Southerly following an old crooked fence, @ 85.5 cross highway at 760.5 cross railroad, at 1248.5 varas, cross fence bearing East, @ 1877.5 cross fence bearing West @ 2139 vrs. into wire grass bottom, at 2431 varas set 1:2 stake 2 varas West of fence corner from which fence continues South and another brs. East; this stake as set is 5550 varas North of North bank of Nueces river. This stake also being 22.12 varas North and 29.89 vrs. East of the S. W. corner of the A. Armstrong survey.

I then ran East along and near old fence line and at 744 varas cross fence bearing North, and at 1052.22 varas pass 22.12 varas North of N. E. corner of A. Von Roeder survey, 6666.5 varas North of its S. E. corner on North bank of Nueces river, at 1413 varas set stake, in fence line bearing North and South 6 varas North of fence bearing West. This stake so set is 22.12 varas North and 1.0 varas West of S. E. corner of Armstrong survey. I then ran South along old fence at 376 varas set 1x2 stake in mound in marsh lake, 2 varas West of fence corner from which fences br. North-West and S7 E.; this stake so set was 1.0 vara West and 30.72 varas North of the S. W. corner of the J. C. White survey.

The line extending South from the S. W. corner of the Armstrong survey to the river is in excess in length and does not cross the Bayous and lagoons at the distances called for along the East line of the Ottman survey. However, if this line were run at some distance further West it would seemingly cross the Bayous and lagoons at the called distances, and intersect the bank of the river at the called distance.

All other lines and corners shown on the map have been projected from the other corners as located on the ground.

GENERAL REVIEW OF SURVEYS

The John Smith, John Brown and T. T. Williamson surveys have undoubtedly been correctly relocated on the ground, which places the N. E. corner on the old bay shore and the S. E. corner on the North bank of Nueces river, 950 varas South of its N. E. corner, with the bearings to Power's Chimney and White's Bluff making the proper angle and passing the old island in the river at the proper distance from the S. E. corner, and placing the N. E. corner of the Brown and North corner of the Smith the proper distance North of the river in Prairie Bottom South of Rincon Bayou. The West line of the Williamson cannot be moved to coincide with the Giddings without disregarding called distances.

The N. B. Giddings survey and the East line of the A. Von Roeder survey have undoubtedly been correctly relocated on the ground, which places the common corner of these surveys on the North bank of the Nueces river, at a point from which an Elm cluster brs. S 28 E 238 varas, and from this corner the meanders of the river fit the present bank, and the East line of the Giddings cannot be moved East to coincide with the West line of the Williamson survey, without disregarding called distances.

The Eastwood, B. S. and F. #1 and 2, and A. B. and M. #1 and 2, have undoubtedly been correctly relocated on the ground, getting the called ties to ~~Mercers~~ bridge and Rincon Bayou, in the Eastwood survey, and placing the North line of the B. S. and F #1 and A. B. M. #1 in the wire grass bottom; however these lines called to coincide with the South lines of the White, Winters and Edwards surveys. To move these lines North to coincide with the South lines of the Edwards, Winters and White surveys, it would be necessary to disregard course and distance and would place the North lines of these surveys beyond the limits of the wire grass growth.

The Armendaris, Presidio Irrigation Co. survey, Coleman and Fulton Surveys, have undoubtedly been correctly relocated on the ground by the called ties to Hearn's lower bridge, Rincon Bayou, and a pond at the N. W. corner of Presidio Irrigation Co. survey. However, these surveys called for their north lines to coincide with the South lines of the Edwards and Sheston surveys, which are definitely located on the ground by the meanderings of the Bluff Shore, and to move the North lines north to coincide with the South lines, it would be necessary to disregard course and distance as well as a natural object.

The location of the Armstrong, White and Winters surveys are not dependent upon any natural objects, nor can there be found any of the original corners or witness trees. The location of these surveys is very definite, as most of the lines are fenced and have been recognized as the survey lines, in the numerous subdivisions, which is considered very good evidence of where the lines were originally run in the absence of the other controlling evidence. These surveys have been placed the proper distance North of Nueces River, however, the field notes called for the N. E. corner of the Von Roeder survey to coincide with the S. E. corner of the Armstrong survey. I find the evidence on the ground sufficient to make this impossible, these corners are located in an East and West line 361.78 varas distant from one another.

J. P. Kearby, Jr.
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Special Assistant

THE STATE OF TEXAS
 RECLAMATION DEPARTMENT
 A.M. VANCE, STATE RECLAMATION ENGINEER, AUSTIN
 MAP OF SURVEYS ADJACENT TO
 NUECES RIVER AND BAY IN
 SAN PATRICIO COUNTY

Scale 1 in. = 360 varas = 1000 ft.
 All dimensions shown in varas
 Topography by C.R. Hale, Surveys by J.P. Kearby, Jr., July and Aug, 1934



~LEGEND~
 Senior Survey Lines
 Overlapping Junior Survey Lines
 Present River Bank or Shore Line
 River Meander Line
 Old Bay Shore Line along Shell Reef
 Lagoon or Bayou
 Bluff Line
 Fence
 Edge of Marsh
 Marsh
 Actual Survey Lines as Run

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Sam R. Co Rd 54