

QUALIFICATIONS OF ROBERT V. HICKS, MAI

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BIOGRAPHICAL BACKGROUND

Robert V. Hicks, MAI is a real estate appraiser in Boerne, Texas. Mr. Hicks began appraising real estate in the San Antonio metro area in March, 1991 after being a fee appraiser in Houston, Texas for over four years. He began as the managing director of the Boerne Branch office of Stouffer & Associates in Boerne, Texas in January of 2004 and has resided in Boerne since February of 1994.

Robert V. Hicks, MAI obtained his MAI designation as a member of the Appraisal Institute on September 27, 1991.

Robert V. Hicks, MAI was born in Austin, Texas, in 1957. He attended public schools in Austin, prior to attending Blinn Jr. College in Brenham Texas, where he received a full football scholarship. Subsequent to this, Mr. Hicks attended Texas A&M University where he earned a Bachelor of Science in Agriculture Education. Upon graduation, Mr. Hicks taught Vocational Agriculture at Ozona High School in Ozona, Texas, for over 3 years before returning to Texas A&M University and earning a Master of Agriculture in Land Economics and Real Estate. Mr. Hicks is also involved in the family ranch in Bandera County, Texas.

EDUCATION

Bachelor of Science (Agriculture Education):

Texas A&M University (1980)

Master of Agriculture (Land Economics and Real Estate):

Texas A&M University (1986)

DESIGNATIONS AND CERTIFICATIONS

Member of the Appraisal Institute (MAI), Membership #: 9064 **(Received MAI Designation in 1991)**

State Certified General Real Estate Appraiser, Texas License #: 1320363-CG **(State Certified Since 1991)**

PROFESSIONAL ORGANIZATIONS

Member	1986-09	Society of Texas A&M Real Estate Professionals
Member	1993-09	Panel member to review experience credits for Appraisal Institute candidates in the San Antonio Chapter
Member	1994-98	Regional Ethics & Counseling Panel of the Appraisal Institute
Chairperson	1994-98	Professional Standards & Ethics Education Committee in the San Antonio Chapter of the Appraisal Institute
Director	1996-98	Director for the San Antonio Chapter of the Appraisal Institute

CIVIC AND COMMUNITY ORGANIZATIONS

Robert V. Hicks, MAI has been involved in numerous civic/ community and non-profit organizations in the various areas he has lived. He was an elder for St. Mark Presbyterian Church in Boerne, Texas in 1997-2000 and is an avid outdoorsman who enjoys to hunt, fish, and ranching related work and activities with cattle and horses and hunting on his family ranch in Bandera County.

PROPERTY TYPES APPRAISED

Robert V. Hicks, MAI has appraised and reviewed thousands of non-residential narrative commercial appraisals for **over 39 years** on various properties in major cities of Houston, Dallas, Fort Worth, San Antonio, Austin, El Paso, Midland, Brownsville, McAllen, Laredo, Corpus Christi, Oklahoma City, and many other locations throughout the state of Texas. This includes a total of 100+ different Texas counties, generally 25 to 40 separate counties each year.

Robert V. Hicks, MAI has taken many appraisal courses and seminars in various areas through the years to include appraising properties that are commercial, farm & ranch, condemnation, conservation easement, undivided and partial interest, easements, and many others areas. Consultation services in the Real Estate industry performed by Robert V. Hicks, MAI have included litigation support, expert witness testimony at special commissioners hearing and jury trial, feasibility studies, tax assessment review, cost estimates for insurable value, square footage analysis and appraisal reviews. A list of the property types appraised by Robert V. Hicks, MAI includes the following:

Vacant land (various types)	Motel/Hotel
Subdivision (various types)	Bed & Breakfast
Retail Building	Restaurant
Shopping Center	Aircraft Hangar
Industrial Building	Aviation Facility
Manufacturing Facility	Entertainment Theme Park
Office Building	Day Care Center
Medical/Dental Office Building	Service Station
Apartment/Multi-family	Convenience Store
Condominium	Bank Building
Residential	Trucking/Freight Terminal
Farm & Ranch (1,600+ total)	Mini Storage Facility
Guest & Dude Ranch	Mobile Home Park
Car Wash Facility	Church
Car Dealership	Funeral Home
Automotive Facility	Ground Leases
Private School	Aerial Rights
Lumber Yard	Subsurface Rights
RV Park	Easements (various types)
Rock Quarry	Assisted Living/Care Facility
Oil Storage Tanks	Veterinary Clinic / Horse Arena Facility
Private Water Plant/System	Fuel Station
Cave/Mitigation Site	Grain Elevator & Bin
Special Events Facility	Feed Store/Feed Mill
Undivided Interest	Conservation Easement (250+ total)
Golf Course	Condemnation
Cattle Auction/Sale Barn Facility	Right-of-Way (many types)

FARM & RANCH / LAND APPRAISALS OVER 100 ACRES IN SIZE

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Robert V. Hicks, MAI has appraised many farm & ranch / land properties through the years including **2,156** farm & ranch / land properties over 100 acres in size in 2001 to presently in 2026. These **2,156** farm/ranch/acreage properties are located in **60** different counties in many areas of the state covering over **2,520,000** acres. These properties are summarized as follows:

COUNTY	NO. OF RANCHES	ROUNDED SIZE IN ACRES OF EACH RANCH AND TOTAL ACRES
Atascosa	84	1,528 / 4,074 / 510 / 406 / 573 / 104 / 2,717 / 285 / 308 / 202 / 533 / 2,363 / 380 / 1,618 / 895 / 233 / 100 / 134 / 200 / 4,893 / 2,352 / 100 / 224 / 431 / 1,598 / 578 / 405 / 448 / 272 / 248 / 316 / 344 / 344 / 316 / 214 / 244 / 241 / 316 / 237 / 513 / 832 / 344 / 748 / 352 / 789 / 244 / 858 / 543 / 829 / 592 / 477 / 376 / 415 / 1,199 / 273 / 171 / 1,109 / 212 / 214 / 125 / 442 / 100 / 161 / 549 / 268 / 429 / 313 / 339 / 158 / 825 / 298 / 260 / 237 / 162 / 171 / 262 / 244 / 212 780 / 235 / 298 / 250 / 100 / 128 (49,721 Acres Total)
Bandera	223	1,318 / 124 / 1,564 / 921 / 1,125 / 582 / 491 / 373 / 348 / 335 / 412 / 1,082 / 132 / 1,507 / 123 / 740 / 390 / 2,728 / 605 / 1,790 / 1,793 / 267 / 2,625 / 356 / 213 / 1,132 / 1,654 / 491 / 433 / 405 / 203 / 107 / 539 / 2,678 / 239 / 183 / 278 / 639 / 127 / 124 / 2,801 / 507 / 1,790 / 107 / 1,134 / 204 / 304 / 444 / 400 / 220 / 119 / 230 / 150 / 573 / 1,132 / 1,134 / 213 / 396 / 2,745 / 2,107 / 373 / 165 / 150 / 123 / 124 / 1,790 / 505 / 1,317 / 227 / 225 / 263 / 704 / 1,790 / 413 / 280 / 241 / 6,516 / 121 / 701 / 521 / 413 / 241 / 580 / 124 / 465 / 413 / 808 / 153 / 124 / 100 / 1,338 / 575 / 144 / 742 / 161 / 791 / 408 / 103 / 321 / 422 / 535 / 784 / 276 / 1,196 / 422 / 2,893 / 4,923 / 178 / 120 / 276 / 1,196 / 134 / 106 / 1,134 / 108 / 2,701 / 802 / 328 / 725 / 580 / 116 / 262 / 1,901 / 806 / 142 / 699 / 431 / 128 / 1,328 / 436 / 2,801 / 700 / 2,945 / 230 / 1,012 / 145 / 117 / 580 / 241 / 742 / 381 / 335 / 195 / 522 / 185 / 674 / 367 / 180 / 360 / 1,901 / 227 / 200 / 130 / 418 / 120 / 260 / 3,002 / 833 / 107 / 731 / 966 / 202 / 233 / 207 / 226 / 193 / 245 / 190 / 226 / 245 / 145 / 1,327 / 479 / 202 / 120 / 240 / 446 1,076 / 125 / 3,737 / 620 / 377 / 870 / 189 / 870 / 134 / 1,112 / 742 / 142 / 130 / 211 / 833 / 1,125 / 202 / 1,076 / 737 / 377 / 224 / 202 / 849 / 157 / 692 / 420 / 156 / 317 / 545 / 251 329 / 224 / 597 / 329 / 142 / 590 / 109 / 411 / 430 / 1,772 / 157 / 242 / 734 / 241 / 848 / 1,404 (151,874 Acres Total)
Bee	13	2,698 / 547 / 721 / 1,563 / 649 / 216 / 644 / 1,711 / 1,730 / 567 / 199 / 188 / 1,563 (13,041 Acres Total)
Bexar	76	641 / 1,474 / 403 / 717 / 856 / 1,466 / 100 / 567 / 171 / 2,005 / 122 / 2,087 / 710 / 856 / 102 / 297 / 339 / 2,316 / 185 / 434 / 137 / 140 / 100 / 179 / 100 / 132 / 216 / 772 / 369 / 100 / 110 / 449 / 556 / 461 / 138 / 105 / 331 / 100 / 2,316 / 192 / 215 / 100 / 452 / 135 / 185 / 424 / 176 / 2,316 / 785 / 104 / 424 / 785 / 185 / 2,316 / 227 / 185 / 155 / 185 / 613 / 461 / 424 / 750 / 135 / 612 / 102 / 736 / 379 / 131 / 559 / 586 / 486 / 102 / 268 / 144 / 1,189 / 145 (40,027 Acres Total)
Blanco	54	1,489 / 204 / 1,144 / 5,797 / 2,039 / 121 / 735 / 241 / 268 / 444 / 317 / 314 / 195 / 504 / 105 / 219 / 314 / 1,427 / 1,531 / 761 / 314 / 121 / 194 / 317 / 188 / 788 / 108 / 3,260 / 479 / 141 / 832 / 1,462 / 2,658 / 704 / 150 / 223 / 832 / 240 / 153 / 290 / 152 / 525 / 111 / 259 / 471 / 231 / 222 / 339 / 832 / 195 / 195 / 207 339 / 200 (35,901 Acres Total)
Brewster	2	9,772 / 3,401 (13,173 Acres Total)

Farm & Ranch / Land Appraisals, Page 4

COUNTY	NO. OF RANCHES	ROUNDED SIZE IN ACRES OF EACH RANCH AND TOTAL ACRES
Burnet	13	904 / 1,006 / 341 / 132 / 904 / 239 / 1,600 / 519 / 598 / 350 / 1,467 / 842 / 1,003 (9,905 Acres Total)
Coleman	4	320 / 251 / 106 / 418 (1,095 Acres Total)
Comal	47	255 / 762 / 144 / 182 / 324 / 108 / 762 / 153 / 517 / 521 / 226 / 295 / 670 / 277 / 633 / 124 / 119 / 239 / 277 / 333 / 141 / 277 / 671 / 1,076 / 219 / 352 / 386 / 190 / 112 / 245 / 430 / 246 / 676 / 132 / 112 / 158 / 265 / 671 / 266 / 1,187 / 255 / 250 / 671 / 181 / 226 / 266 / 442 (17,024 Acres Total)
Concho	4	298 / 346 / 895 / 1,043 (2,582 Acres Total)
Crockett	2	797 / 1,105 (1,902 Acres Total)
Dimmit	40	246 / 317 / 334 / 1,767 / 2,015 / 2,493 / 1,902 / 896 / 3,569 / 2,493 / 403 / 2,046 / 695 / 1,222 / 409 / 764 / 3,815 / 2,493 / 640 / 1,600 / 535 / 165 / 1,609 / 500 / 2,722 / 1,060 / 355 / 413 / 2,824 / 664 / 1,492 / 106 / 921 / 2,570 / 10,842 / 396 / 444 / 208 / 10,842 / 696 (69,483 Acres Total)
DeWitt	7	2,013 / 635 / 397 / 633 / 132 / 199 / 115 (4,124 Acres Total)
Duval	32	1,100 / 8,049 / 5,245 / 1,392 / 8,049 / 5,221 / 1,194 / 4,220 / 670 / 1,453 / 2,662 / 4,220 / 5,221 / 1,009 / 4,220 / 800 / 595 / 131 / 265 / 286 / 4,220 / 1,835 / 1,234 / 1,925 / 278 / 759 / 9,829 / 1,553 / 308 / 785 / 671 / 206 (79,605 Acres Total)
Edwards	61	4,110 / 725 / 961 / 375 / 302 / 6,756 / 269 / 1,377 / 504 / 5,604 / 309 / 1,892 / 1,980 / 5,295 / 4,049 / 1,980 / 8,593 / 259 / 1,558 / 2,149 / 1,980 / 863 / 1,007 / 2,384 / 17,580 / 10,601 / 774 / 181 / 17,580 / 1,227 / 647 / 1,097 / 1,285 / 316 / 5,113 / 2,120 / 429 / 2,308 / 1,476 / 14,306 / 17,580 / 445 / 644 / 644 / 664 / 3,335 / 1,366 / 449 / 556 / 449 / 556 / 3,721 / 169 / 2,226 / 1,132 / 1,907 / 1,600 / 8,864 / 424 / 3,181 / 1,708 (182,913 Acres Total)
Frio	100	177 / 5,026 / 993 / 500 / 1,278 / 5,026 / 323 / 463 / 122 / 563 / 1,278 / 448 / 1,530 / 866 / 473 / 156 / 524 / 1,027 / 1,014 / 319 / 945 / 319 / 2,870 / 307 / 454 / 1,055 / 750 / 1,027 / 482 / 321 / 703 / 618 / 683 / 609 / 100 / 728 / 1,487 / 683 / 496 / 817 / 474 / 325 / 390 / 1,576 / 1,834 / 1,453 / 110 / 131 / 313 / 471 / 792 / 726 / 172 / 390 / 366 / 212 / 231 / 203 / 135 / 454 / 252 / 389 / 323 / 1,066 / 321 / 311 / 388 / 1,678 / 301 / 1,453 / 158 / 536 / 671 / 1,472 / 9,255 / 282 / 187 / 9,259 / 1,907 / 451 / 626 / 5,005 / 231 / 203 / 210 / 325 / 552 / 593 / 100 / 414 / 390 / 614 / 313 / 359 / 867 / 1,162 / 867 / 359 / 615 / 1,113 (93,608 Acres Total)
Gillespie	106	1,088 / 138 / 2,338 / 263 / 1,922 / 108 / 327 / 428 / 2,338 / 234 / 134 / 335 / 154 / 302 / 647 / 529 / 335 / 150 / 324 / 115 / 105 / 100 / 237 / 233 / 358 / 1,044 / 365 / 111 / 154 / 174 / 197 / 188 / 288 / 287 / 200 / 156 / 1,559 / 174 / 1,154 / 100 / 574 / 133 / 125 / 1,190 / 333 / 100 / 146 / 1,592 / 237 / 956 / 104 / 157 / 100 / 508 / 199 / 1,028 / 271 / 1,393 / 428 / 325 / 133 / 399 / 116 / 160 / 602 / 140 / 247 / 280 / 146 / 372 / 346 / 196 / 124 / 146 / 300 / 663 / 647 / 186 / 135 / 163 / 647 / 500 / 156 / 162 / 343 / 200 / 118 / 140 / 193 / 283 / 663 / 405 / 255 / 135 / 146 / 727 / 923 / 137 / 118 / 120 / 1,172 / 535 / 132 / 100 / 240 / 199 (43,807 Acres Total)
Goliad	4	2,585 / 135 / 166 / 211 (3,097 Acres Total)
Gonzales	14	457 / 465 / 513 / 651 / 1,400 / 513 / 243 / 567 / 2,023 / 2,199 / 353 / 800 / 160 / 686 (11,030 Acres Total)
Guadalupe	8	311 / 102 / 138 / 729 / 193 / 246 / 642 / 151 (3,312 Acres Total)

Farm & Ranch / Land Appraisals, Page 5

COUNTY	NO. OF RANCHES	ROUNDED SIZE IN ACRES OF EACH RANCH AND TOTAL ACRES
Hays	26	135 / 437 / 476 / 276 / 129 / 2,184 / 176 / 235 / 538 / 844 / 665 / 115 / 100 / 461 / 101 / 844 / 112 / 118 / 135 / 694 / 116 / 1,426 / 832 / 248 / 235 / 203 (11,835 Acres Total)
Jim Wells	5	513 / 3,087 / 513 / 3,087 / 250 (7,452 Acres Total)
Karnes	8	665 / 143 / 310 / 248 / 301 / 339 / 246 / 490 (2,742 Acres Total)
Kendall	208	474 / 174 / 471 / 399 / 125 / 108 / 710 / 613 / 118 / 313 / 306 / 180 / 474 / 171 / 668 / 4,929 / 149 / 307 / 306 / 120 / 155 / 471 / 471 / 174 / 160 / 174 / 683 / 160 / 163 / 365 / 174 / 264 / 176 / 117 / 159 / 101 / 161 / 559 / 345 / 552 / 1,242 / 108 / 103 / 292 / 404 / 119 / 1,178 / 405 / 420 / 146 / 328 / 458 / 1,242 / 208 / 564 / 867 / 597 / 666 / 362 / 117 / 437 / 1,536 / 783 / 621 / 1,028 / 956 / 117 / 1,523 / 112 / 105 / 213 / 310 / 138 / 103 / 670 / 158 / 481 / 1,457 / 157 / 143 / 587 / 100 / 1,969 / 420 / 256 / 498 / 311 / 597 / 1,178 / 226 / 277 / 217 / 450 / 154 / 437 / 231 / 157 / 127 / 307 / 138 / 116 / 1,967 / 215 / 232 / 137 / 196 / 201 / 110 / 588 / 225 / 228 / 876 / 691 / 115 / 211 / 140 / 228 / 127 / 590 / 101 / 115 / 323 / 332 / 1,207 / 431 / 119 / 146 / 211 / 214 / 201 / 195 / 225 / 152 / 277 / 440 / 968 / 350 / 108 / 260 / 147 / 413 / 142 / 259 / 994 / 140 / 125 / 1,142 / 106 / 918 / 1,054 / 311 / 807 / 453 / 353 / 103 / 293 / 260 / 284 / 268 / 288 / 1,034 / 141 / 106 / 918 / 124 / 202 / 1,334 / 589 / 202 / 320 / 123 / 334 / 258 / 1,281 / 356 / 100 / 403 / 443 / 155 / 481 / 163 / 156 / 623 / 517 / 184 / 623 / 1,602 / 202 / 512 / 138 / 411 / 3,058 / 1,384 / 314 / 158 / 945 / 706 / 117 / 256 / 366 / 564 / 375 / 1,384 / 311 / 229 / 683 / 405 / 100 / 163 (94,791 Acres Total)
Kerr	169	353 / 1,026 / 188 / 385 / 205 / 652 / 540 / 652 / 362 / 315 / 566 / 544 / 294 / 646 / 652 / 851 / 2,200 / 273 / 1,073 / 1,251 / 157 / 703 / 5,642 / 156 / 100 / 144 / 247 / 102 / 302 / 665 / 110 / 302 / 332 / 110 / 725 / 677 / 851 / 249 / 115 / 273 / 144 / 1,464 / 845 / 279 / 412 / 102 / 2,709 / 505 / 350 / 725 / 308 / 115 / 762 / 425 / 131 / 354 / 503 / 868 / 273 / 189 / 354 / 124 / 607 / 2,160 / 295 / 182 / 235 / 170 / 135 / 425 / 1,148 / 406 / 124 / 235 / 158 / 196 / 720 / 187 / 205 / 295 / 247 / 153 / 279 / 110 / 1,352 / 917 / 4,609 / 130 / 127 / 100 / 172 / 425 / 118 / 328 / 492 / 109 / 131 / 1,556 / 258 / 122 / 130 / 295 / 172 / 825 / 1,011 / 425 / 694 / 688 / 232 / 162 / 131 / 130 / 200 / 646 / 235 / 944 / 698 / 725 / 205 / 2,210 / 108 / 224 / 973 / 206 / 417 / 321 / 206 / 160 / 180 / 1,144 / 112 / 150 / 114 / 589 / 1,000 / 430 / 504 / 168 / 158 / 179 / 152 / 139 / 134 / 3,981 / 145 / 118 / 204 / 215 / 125 / 100 / 351 / 430 / 530 / 261 / 139 / 845 / 122 / 857 / 101 / 1,972 / 756 / 179 / 125 / 249 / 808 / 122 / 422 / 315 / 121 (88,310 Acres Total)
Kimble	43	433 / 1,213 / 710 / 643 / 718 / 1,930 / 100 / 224 / 556 / 1,056 / 400 / 1,418 / 1,136 / 10,823 / 320 / 465 / 1,040 / 112 / 1,338 / 206 / 935 / 134 / 935 / 413 / 1,507 / 1,355 / 201 / 2,988 / 1,355 / 150 / 176 / 1,987 / 126 / 676 / 1,913 / 137 / 426 / 413 / 795 / 1,689 / 1,052 / 213 / 1,689 (45,680 Acres)
Kinney	40	1,640 / 7,326 / 239 / 4,420 / 510 / 2,694 / 681 / 652 / 3,615 / 544 / 2,446 / 1,307 / 2,292 / 925 / 2,447 / 1,234 / 2,292 / 2,447 / 1,234 / 4,916 / 4,668 / 4,916 / 6,788 / 11,889 / 893 / 397 / 922 / 787 / 550 / 954 / 1,690 / 1,323 / 354 / 341 / 704 / 1,147 / 325 / 1,385 / 3,181 / 1,185 (88,260 Acres Total)
Lampasas	2	468 / 682 (1,150 Acres Total)
La Salle	35	800 / 2,790 / 800 / 552 / 758 / 605 / 6,870 / 1,763 / 149 / 1,163 / 2,408 / 2,026 / 1,043 / 10,013 / 875 / 628 / 5,405 / 120 / 2,293 / 500 / 1,000 / 1,515 / 10,140 / 617 / 1,279 / 2,908 / 309 / 1,906 / 1,514 / 1,784 / 639 / 877 / 181 / 960 / 2,627 (69,817 Acres Total)
Lavaca	4	190 / 905 / 101 / 125 (1,321 Acres Total)
Live Oak	36	525 / 1,793 / 525 / 1,208 / 773 / 194 / 1,208 / 841 / 622 / 1,780 / 1,974 / 3,779 / 582 / 1,947 / 964 / 511 / 245 / 511 / 160 / 238 / 278 / 841 / 400 / 1,398 / 494 / 2,705 / 306 / 339 / 392 / 1,947 / 301 / 3,039 / 150 / 582 / 100 / 200 (33,852 Acres Total)

COUNTY	NO. OF RANCHES	ROUNDED SIZE IN ACRES OF EACH RANCH AND TOTAL ACRES
Llano	13	243 / 1,641 / 111 / 193 / 136 / 444 / 3,904 / 2,320 / 1,261 / 4,667 / 920 / 258 / 187 (16,285 Acres Total)
Mason	12	396 / 293 / 339 / 339 / 6,963 / 339 / 339 / 595 / 336 / 193 / 354 / 105 (10,591 Acres Total)
Maverick	14	1,669 / 948 / 2,726 / 1,000 / 3,710 / 2,573 / 1,562 / 935 / 5,820 / 459 / 581 / 13,293, 1,000 / 645 (36,921 Acres Total)
McCulloch	5	399 / 552 / 5,477 / 1,509 / 196 (7,182 Acres Total)
McMullen	29	2,991 / 659 / 1,921 / 14,506 / 5,107 / 2,267 / 8,912 / 985 / 4,743 / 1,572 / 1,136 / 164 / 810 / 805 / 555 / 15,719 / 475 / 641 / 641 / 2,085 / 755 / 164 / 301 / 1,319 / 1,670 / 823 / 308 / 2,716 / 2,086 (74,750 Acres Total)
Medina	180	1,518 / 500 / 1,078 / 1,090 / 170 / 1,233 / 2,018 / 315 / 598 / 325 / 210 / 850 / 948 / 362 / 275 / 1,170 / 2,018 / 182 / 203 / 569 / 406 / 322 / 332 / 1,343 / 570 / 490 / 268 / 186 / 829 / 222 / 440 / 490 / 280 / 235 / 1,121 / 831 / 237 / 231 / 238 / 123 / 760 / 2,558 / 240 / 200 / 490 / 351 / 1,807 / 187 / 1,121 / 203 / 100 / 1,060 / 1,260 / 353 / 171 / 212 / 279 / 1,344 / 583 / 143 / 314 / 775 / 828 / 801 / 1,413 / 388 / 377 / 583 / 309 / 706 / 320 / 950 / 674 / 2,818 / 819 / 105 / 1,573 / 885 / 200 / 370 / 100 / 409 / 4,168 / 4,000 / 1,184 / 458 / 317 / 278 / 171 / 1,416 / 532 / 950 / 1,142 / 3,158 / 817 / 630 / 1,412 / 122 / 546 / 2,636 / 154 / 240 / 282 / 254 / 3,076 / 608 / 971 / 433 / 354 / 1,304 / 650 / 381 / 272 / 141 / 1,700 / 365 / 1,590 / 1,071 / 123 / 437 / 599 / 163 / 163 / 5,345 / 160 / 160 / 160 / 192 / 836 / 138 / 222 / 139 / 231 / 377 / 103 / 194 / 642 / 599 / 217 / 100 / 362 / 797 / 129 / 160 / 751 / 619 / 2,276 / 423 / 488 / 329 / 743 / 311 / 755 / 236 / 100 / 125 / 255 / 755 / 390 / 217 / 271 / 394 / 120 / 221 / 293 / 2,378 / 639 / 1,870 / 466 / 379 / 300 / 347 / 2,880 / 394 / 169 / 384 / 289 / 125 / 201 / 301 / 360 (125,642 Acres Total)
Menard	10	1,280 / 259 / 900 / 583 / 301 / 404 / 847 / 920 / 523 / 175 (6,192 Acres Total)
Mills	5	2,819 / 2,819 / 2,819 / 2,819 / 122 (11,398 Acres Total)
Real	63	416 / 9,289 / 3,042 / 453 / 806 / 610 / 245 / 478 / 2,469 / 1,120 / 3,042 / 1,346 / 5,917 / 205 / 685 / 1,154 / 1,453 / 1,497 / 1,545 / 7,339 / 202 / 641 / 9,289 / 195 / 7,472 / 456 / 746 / 806 / 1,120 / 891 / 2,582 / 7,324 / 283 / 380 / 640 / 4,365 / 135 / 289 / 1,640 / 835 / 196 / 495 / 1,104 / 355 / 836 / 880 / 1,656 / 454 / 419 / 260 / 611 / 3,052 / 133 / 1,260 / 493 / 608 / 359 / 165 / 3,417 / 653 / 459 / 685 / 520 (102,472 Acres Total)
San Saba	3	4,872 / 1583 / 600 (7,055 Acres Total)
Sutton	21	2,483 / 5,720 / 493 / 3,154 / 763 / 1,040 / 1,258 / 524 / 8,259 / 1,019 / 4,515 / 1,100 / 308 / 8,259 / 8,220 / 3,873 / 742 / 232 / 1,239 / 2,677 / 3,860 (59,738 Acres Total)
Terrell	3	22,444 / 7,916 / 15,769 (46,129 Acres Total)
Tom Green	2	2,326 / 2,358 (4,684 Acres Total)

COUNTY	NO. OF RANCHES	ROUNDED SIZE IN ACRES OF EACH RANCH AND TOTAL ACRES
Uvalde	169	2,208 / 1,874 / 333 / 324 / 397 / 5,554 / 1,584 / 986 / 257 / 7,075 / 514 / 257 / 319 / 649 / 376 / 168 / 191 / 373 / 1,357 / 1,045 / 273 / 155 / 2,436 / 589 / 4,400 / 2,697 / 2,657 / 13,192 / 871 / 7,291 / 2,251 / 415 / 456 / 115 / 11,744 / 830 / 4,299 / 17,392 / 1,045 / 3,859 / 13,192 / 210 / 6,838 / 4,822 / 934 / 11,744 / 397 / 252 / 512 / 109 / 1,000 / 177 / 1,531 / 110 / 365 / 803 / 252 / 594 / 500 / 1,214 / 7,046 / 5,000 / 3,961 / 1,960 / 2,000 / 11,744 / 871 / 130 / 2,982 / 986 / 510 / 5,550 / 112 / 710 / 2,292 / 384 / 185 / 670 / 645 / 903 / 1,251 / 1,000 / 155 / 130 / 1,855 / 413 / 4,957 / 716 / 2,058 / 1,865 / 2,004 / 2,309 / 720 / 4,957 / 365 / 1,102 / 7,046 / 11,744 / 374 / 1,892 / 11,445 / 190 / 365 / 672 / 1,070 / 718 / 141 / 540 / 719 / 135 / 567 / 718 / 256 / 791 / 201 / 396 / 964 / 607 / 533 / 3,000 / 483 / 324 / 1,139 / 562 / 142 / 484 / 11,744 / 2,330 / 1,901 / 2,894 / 160 / 1,001, 209, 422 / 147 / 870 / 2,280 / 231 / 558 / 100 / 1,381 / 2,088 / 404 / 465 / 7,273 / 406 / 209 / 1,381 / 915 / 165 / 2,894 / 152 / 1,375 / 298 / 371 / 903 / 1619 / 320 / 235 / 265 / 719 / 710 / 1,375 / 3,657 / 1,701 / 668 / 241 / 2,181 (329,465 Acres Total)
Val Verde	26	8,767 / 3,134 / 8,706 / 4,310 / 391 / 2,210 / 9,349 / 386 / 983 / 11,676 / 1,289 / 4,046 / 14,226 / 5,366 / 3,660 / 4,062 / 11,260 / 702 / 4,381 / 736 / 18,476 / 2,551 / 13,811 / 702 / 8,634 / 6,640 (133,117 Acres Total)
Webb	27	5,485 / 1,940 / 5,643 / 3,422 / 200 / 10,844 / 1,620 / 590 / 4,655 / 10,844 / 4,853 / 10,844 / 1,909 / 658 / 1,568 / 211 / 1,330 / 325 / 220 / 1,313 / 2,624 / 18,875 / 5,032 / 4,140 / 294 / 540 / 527 (120,616 Acres Total)
Williamson	2	308 / 346 (654 Acres Total)
Wilson	35	167 / 600 / 1,437 / 1,098 / 242 / 186 / 224 / 816 / 269 / 252 / 260 / 1,970 / 190 / 275 / 572 / 749 / 328 / 120 / 161 / 136 / 150 / 300 / 278 / 201 / 5,005 / 165 / 180 / 185 / 734 / 202 / 455 / 302 / 1,025 / 246 / 200 (19,680 Acres Total)
Zavala	53	1,769 / 9,239 / 1,138 / 300 / 17,370 / 282 / 1,138 / 1,493 / 2,559 / 295 / 657 / 2,916 / 13,054 / 1,938 / 13,054 / 5,756 / 952 / 1,803 / 768 / 5,702 / 2,124 / 1,723 / 952 / 278 / 1,671 / 1,546 / 1,196 / 289 / 4,674 / 818 / 1,189 / 3,232 / 1,304 / 2,601 / 1,655 / 197 / 1,304 / 640 / 181 / 722 / 3,232 / 516 / 1,003 / 1,189 / 172 / 514 / 287 / 368 / 1,803 / 5,756 / 1,749 / 168 / 495 (127,731 Acres Total)
10 Other Counties	13	<u>Aransas</u> – 130 / 195, <u>Brown</u> – 1,598, <u>Burleson</u> – 318, <u>Coke</u> – 748 / 1,570, <u>Fayette</u> - 471, <u>Hamilton</u> - 133, <u>Nueces</u> – 298, <u>Polk</u> – 197, <u>Refugio</u> - 1,360, <u>Schleicher</u> – 1,120 / 133 (8,271 Acres Total)
TOTAL	2,156	2,521,880 Total Acres (60 Different Counties)

These ranch appraisals represent individual appraisals for individual clients and are not part of a mass appraisal assignment for a pipe line, transmission line, water line, etc.

Also, Robert V. Hicks, MAI has appraised many land/ranch properties less than 100 acres as well.

Therefore, Robert V. Hicks, MAI is very familiar with farm & ranch / land type properties with a large amount of experience appraising these types of properties as well as having a strong agricultural background and taught Vocational Agriculture in High School for over 3 years in Ozona, Texas.

Robert V. Hicks, MAI has considerable family history located in south Texas with Wilson County being named after his great, great grandfather, James Charles Wilson. Mr. Hicks is involved with his family ranch in Bandera County near Medina, Texas and is a fourth generation owner as the ranch has been under his family ownership since 1907.