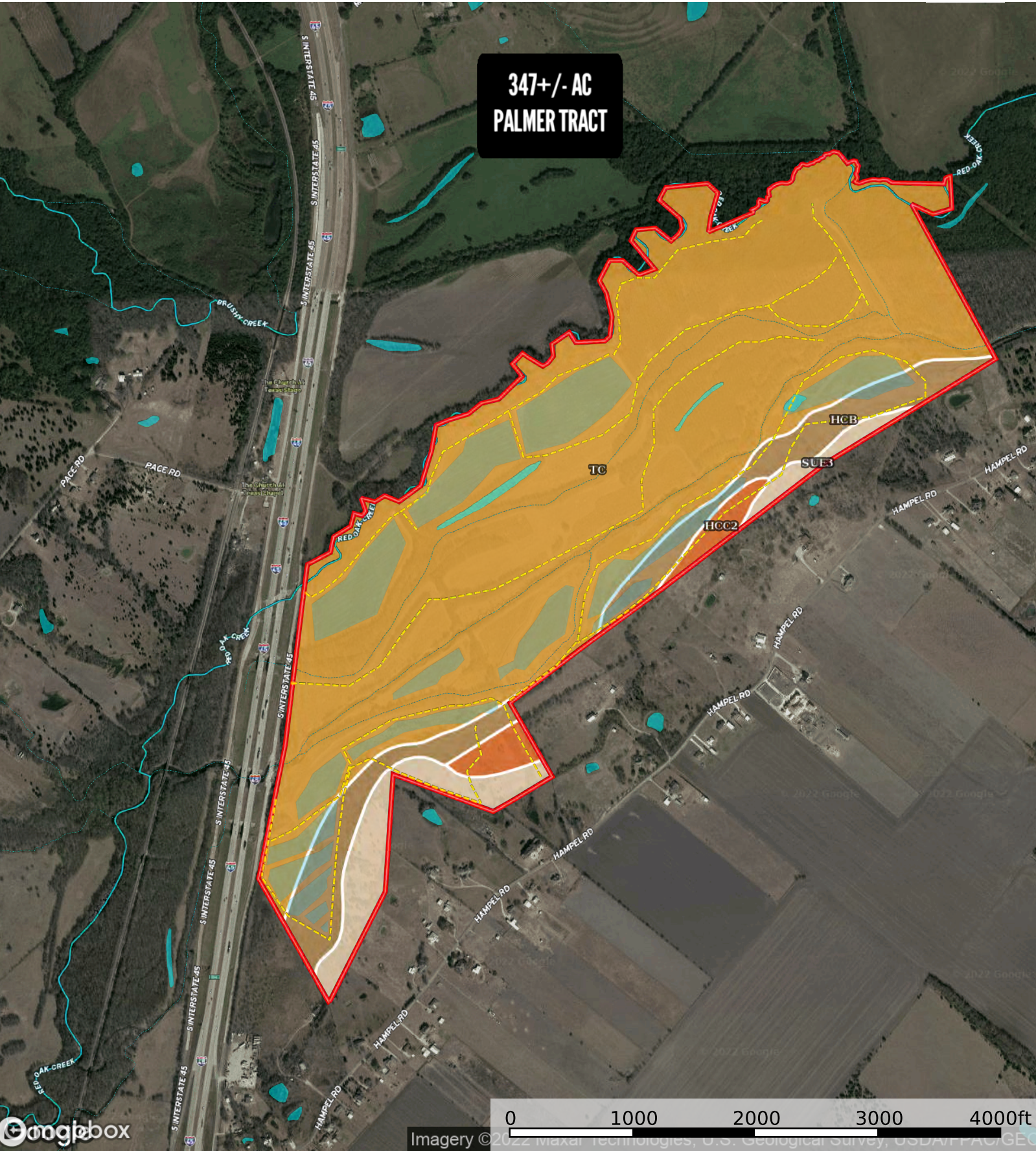


TX Recreational Land for Sale South of Dallas Near  
Ellis County, Texas, 347 AC +/-



- Road / Trail
- Pond / Tank
- Boundary
- Stream, Intermittent
- River/Creek
- Water Body



## Boundary 346.31 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
Tc	Trinity clay, 0 to 1 percent slopes, frequently flooded	280.74	81.07	0	35	5w
HcB	Heiden clay, 1 to 3 percent slopes	35.71	10.31	0	42	3e
SuE3	Ferris clay, 5 to 12 percent slopes, eroded	21.13	6.1	0	45	6e
HcC2	Heiden clay, 3 to 5 percent slopes, eroded	8.73	2.52	0	37	3e
TOTALS		346.31(*)	100%	-	36.38	4.8

(\*) Total acres may differ in the second decimal compared to the sum of each acreage soil. This is due to a round error because we only show the acres of each soil with two decimal.

### Capability Legend

Increased Limitations and Hazards

Decreased Adaptability and Freedom of Choice Users

Land, Capability

	1	2	3	4	5	6	7	8
'Wild Life'	•	•	•	•	•	•	•	•
Forestry	•	•	•	•	•	•	•	
Limited	•	•	•	•	•	•	•	
Moderate	•	•	•	•	•	•		
Intense	•	•	•	•	•			
Limited	•	•	•	•				
Moderate	•	•	•					
Intense	•	•						
Very Intense	•							

### Grazing Cultivation

(c) climatic limitations (e) susceptibility to erosion

(s) soil limitations within the rooting zone (w) excess of water