

West Texas Land Auction

The Property Owners Association of Terlingua Ranch, Inc. will be holding a public auction of land within the historic Terlingua Ranch on 10/4/25 on the patio of the Bad Rabbit Café.

What: Land Auction—12 tracts within Terlingua Ranch will be sold to the highest bidder.

Reserve price set.

When: 10/4/25 12PM – 2 PM

Where: The patio of the Bad Rabbit Café at Terlingua Ranch
16000 Terlingua Ranch Road, Alpine, Texas 79830

The auction will be conducted by Brewster County Sheriff, Ronny Dodson.

Terlingua Ranch is the historic 200,000-acre ranch of automotive legend, Carroll Shelby. All properties are part of POATRI and are subject to annual maintenance fees (2024 fees were \$224.07). All fees and property taxes are paid in full, as of the date of the auction. Buyer will be responsible for future taxes and maintenance assessments. These tracts range in size from 5 acres to 20 acres, with a total of 105 acres being auctioned.

Property owners in POATRI have access to the pool, bathhouse, and other common facilities, currently, property owners can get 25 gallons of potable water per week plus the right to buy additional water for personal use.

Property is sold AS IS

Property will be transferred via Ownership Transfer Deed once payment in full has cleared.

NOTE Before building on any Terlingua Ranch Property, it is recommended that purchasers have a survey done by a licensed surveyor. This property is sold without representation as to its suitability for building. Property on Terlingua Ranch may be accessible by high clearance, 4-wheel drive vehicles. ***NOTE***

Announcements made on the day of sale supersede any information in this announcement. POATRI retains the right to add or remove properties from the auction list up to and including the day of the sale.

For more information contact Ranch Manager, Aaron Smith at 432 371-3146 or manager@terlinguaranch.com.

Tracts being sold are the following:

The Solitario is land north of the Terlingua Ghost Town, west of Highway 118, and bounded on the west by Big Bend Ranch State Park.

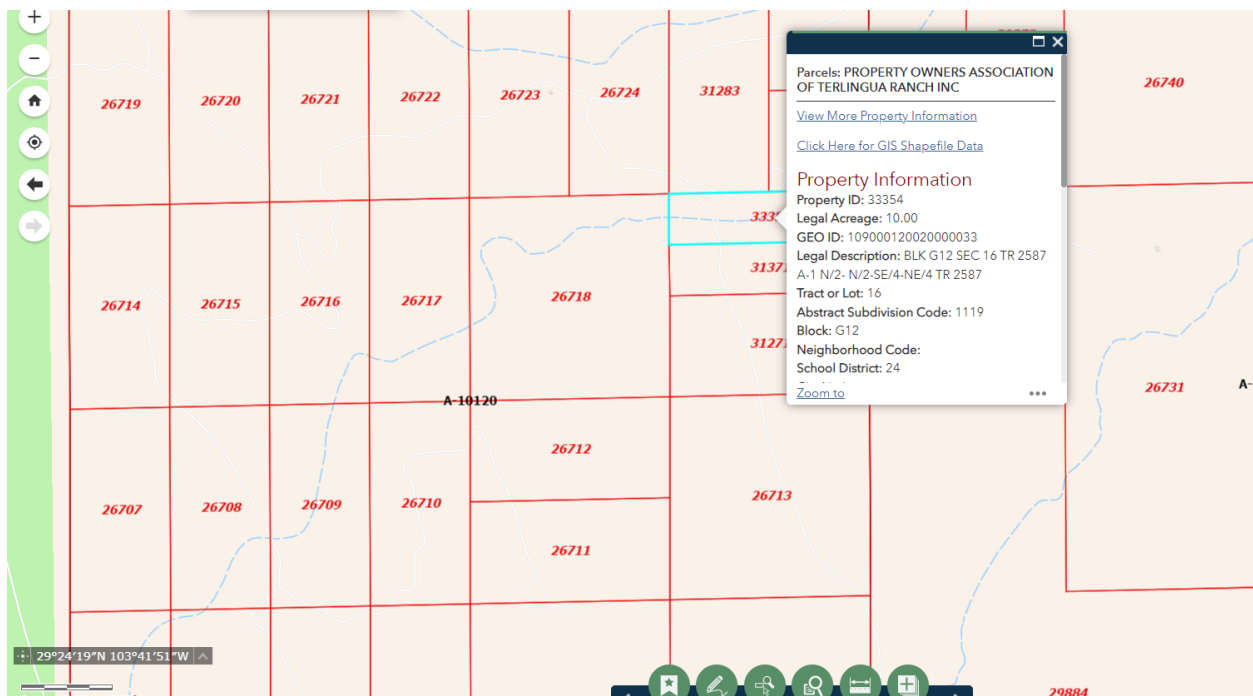
2587-A-1 10 acres MOL Solitario

N/2- N/2-SE/4-NE/4 Section 16, Block G-12, Gulf, Colorado, and Sante Fe Railway Survey;
further described as Terlingua Ranch Tract 2587-A-1, Solitario

Brewster County Property ID 33354

2023 taxes \$99.17 paid in full

Approximate coordinates: 29° 24' 07" N 103° 42' 14" W



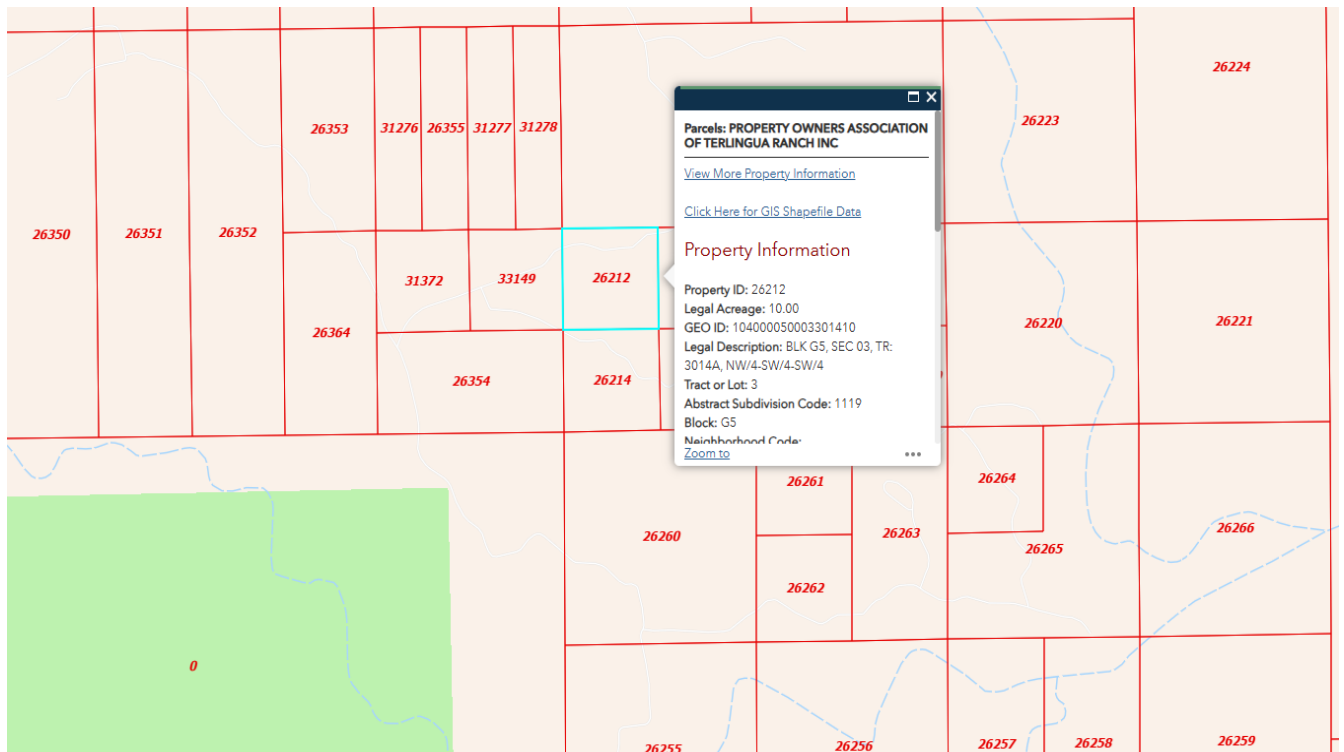
3014-A 10 acres MOL Solitario

Block G5, NW/4-SW/4-SW/4 Section 3, Terlingua Ranch Tract 3014A, Solitario

Brewster County Property ID 26212

2023 taxes \$82.64 paid in full

Approximate coordinates: 29° 29' 46" N 103° 44' 04" W



Big Bend Valley is the area near Highway 118, 3 miles north of the Terlingua Ranch Road, on both sides of the highway

4286 10 acres MOL Big Bend Valley

S/2-E/2-NE/4-SW/4 Section 21, Block 216, further described as Terlingua Ranch Tract 4286, Big Bend Valley

Brewster County Property ID 15249

2023 taxes \$283.03 paid in full

Approximate coordinates: 29° 37' 43" N 103° 32' 55" W

Note: This tract is the South half of the property shown on this map



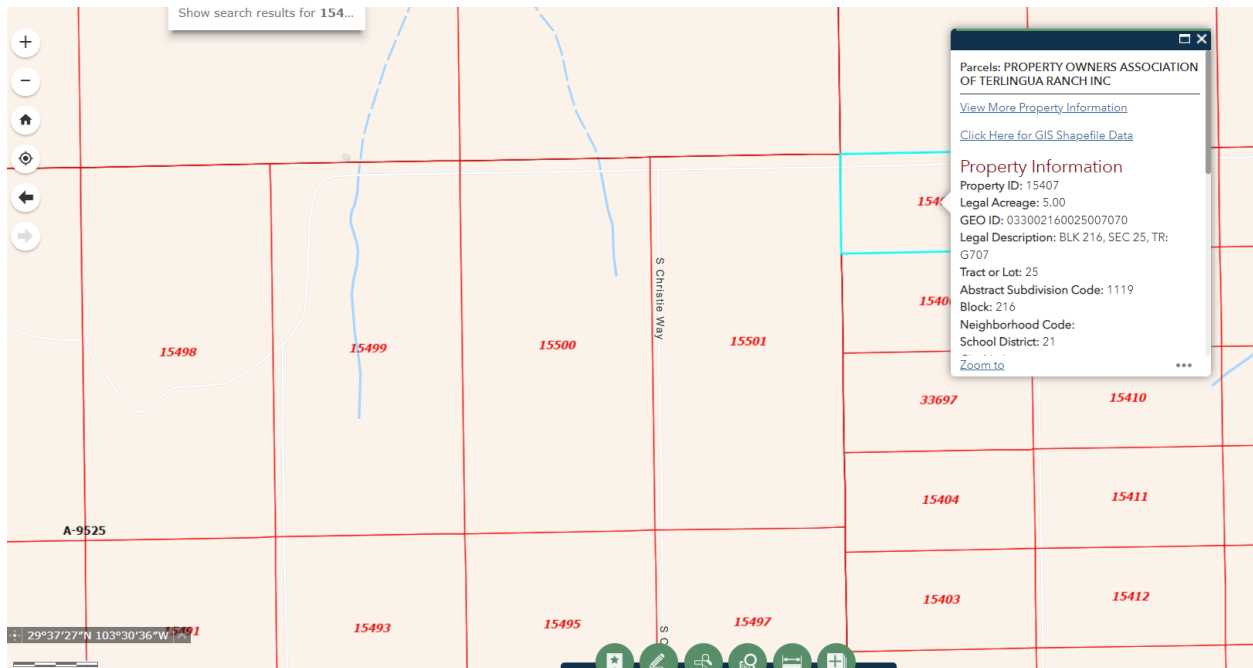
G707 5 acres MOL Big Bend Valley

Block 216, Section 25, Texas and Saint Louis Railway Survey; further described as Terlingua Ranch Tract G707

Brewster County Property ID 15407

2023 taxes \$141.51 paid in full

Approximate coordinates: 29° 37' 22" N 103° 30' 09" W



G346 5 acres MOL Big Bend Valley

Block 216, Section 28, Texas and Saint Louis Railway Survey; further described as Terlingua Ranch Tract G346

Brewster County Property ID 15540

2023 taxes \$141.51 paid in full

Approximate coordinates: 29° 36' 36" N 103° 32' 40" W



Cedar Springs is the area north of the North Corazones and East of Big Bend Valley. It is accessed by heading north from the Terlingua Ranch Road. It is bounded on the north by Chalk Draw, the west by Nine Point Mesa, and the east by Big Bend National Park.

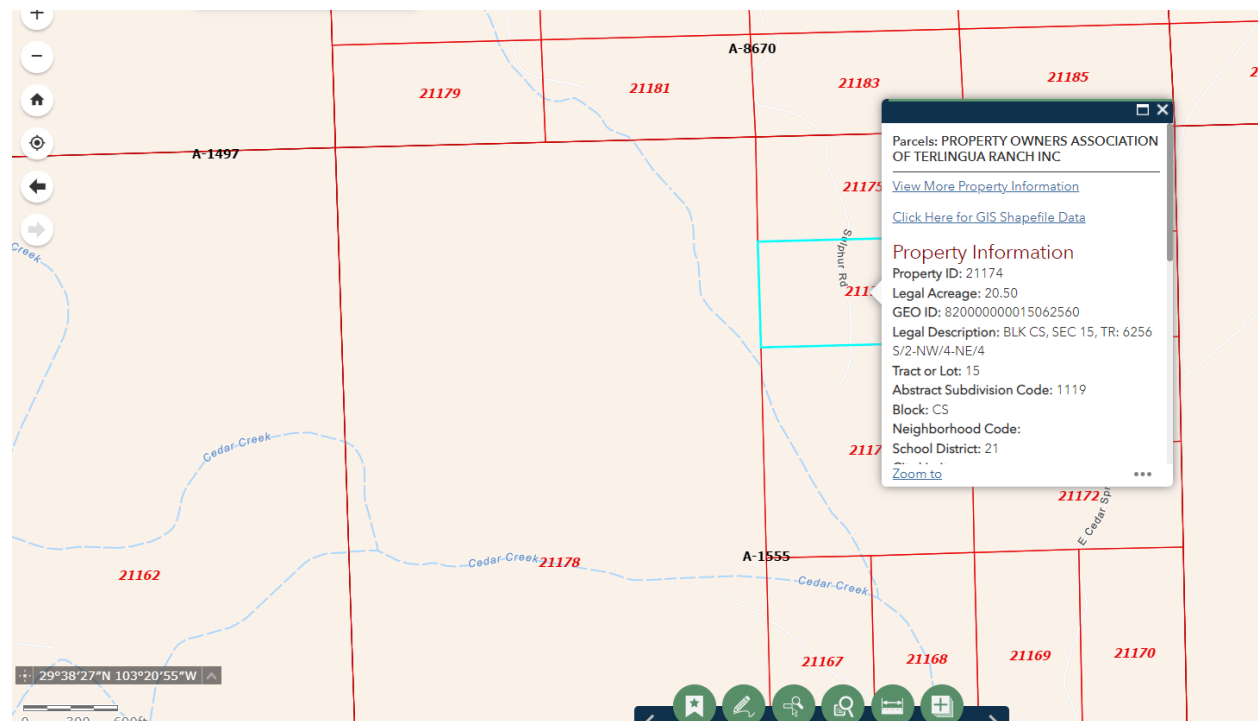
6256 20.5 acres MOL Cedar Springs

Block Cedar Springs, S/2-NW/4-NE/4 Section 15, further described as Terlingua Ranch Tract 6256, Cedar Springs

Brewster County Property ID 21174

2023 taxes \$275.41 paid in full

Approximate coordinates: 29° 38' 53" N 103° 20' 40" W



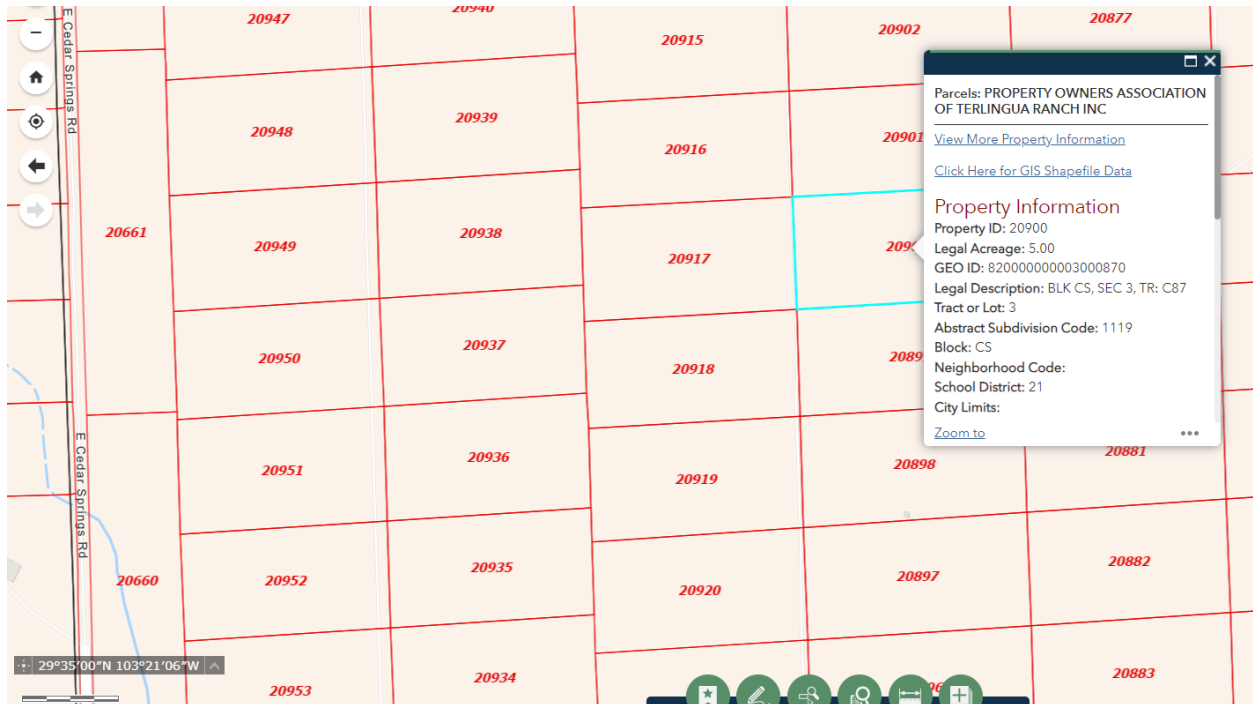
C87 5 acres MOL Cedar Springs

Block Cedar Springs, Section 3, further described as Terlingua Ranch Tract C87

Brewster County Property ID 20900

2023 taxes \$70.76 paid in full

Approximate coordinates: 29° 35' 02" N 103° 20' 43" W



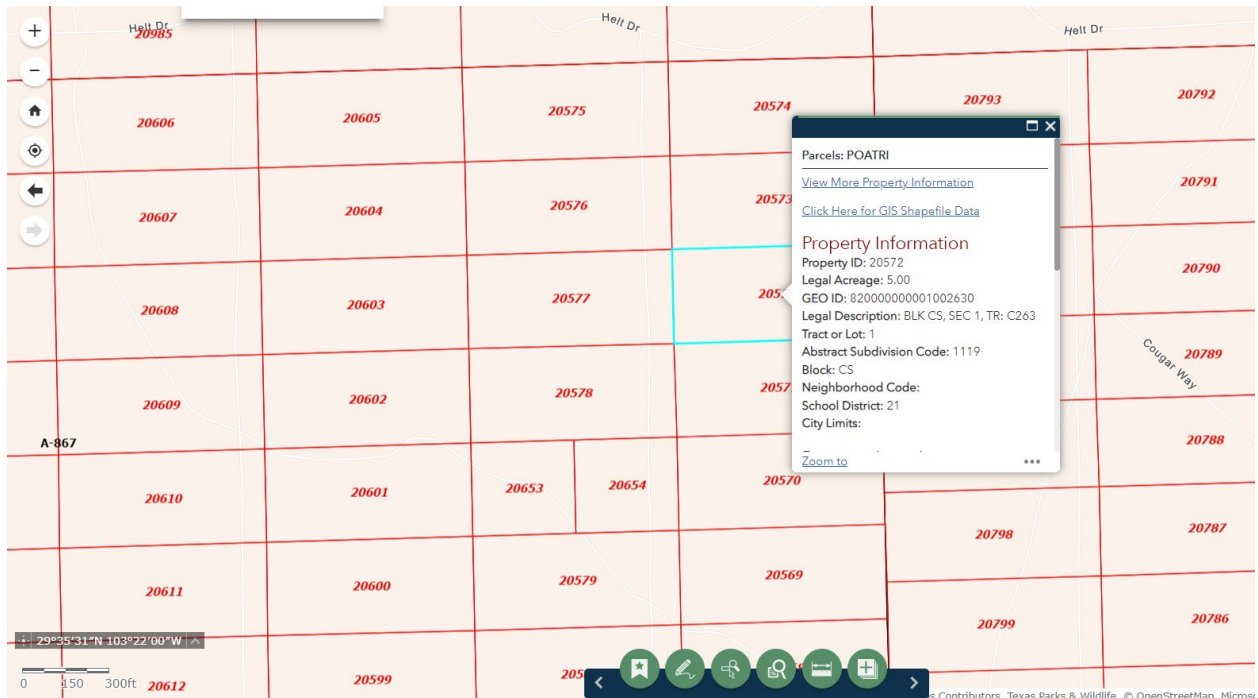
C263 5 acres Cedar Springs

Block Cedar Springs, Section 1, further described as Terlingua Ranch Tract C263

Brewster County Property ID 20572

2023 taxes \$70.76 paid in full

Approximate coordinates: 29° 35' 20" N 103° 22' 16" W



The screenshot displays a web application interface for viewing parcel information. The main area is a map showing various land parcels, each labeled with a unique identifier (e.g., 15781, 15776, 15898, 15899, 15816, 15835, 15861, 15870, 15889, 15957, 15958, 35252, 15960, 15901, 15902, 15912, 15947, 15948, 15913, 15949, 15950, 15951, 15944, 15945, 15946, 32056, 15911, 15912, 15939, 15919, 15940, 16240, 16241, 16232, 16233, 16224, 16225, 16338, 16212, 16208, 16209, 16210, 16211, 16260, 16262, 16263, 16264, 16265, 16266, 16267, 16253, 29837, 16254, 35105, 16256, 16257, 16259, 21821, 16251, 10183, 10187, 10188, 10189, 10190, 10191, 10192, 10193, 10194, 10195, 10196, 10197, 10198, 10199, 10200, 10201, 10202, 10203, 10204, 10205, 10206, 10207, 10208, 10209, 10210, 10211, 10212, 10213, 10214, 10215, 10216, 10217, 10218, 10219, 10220, 10221, 10222, 10223, 10224, 10225, 10226, 10227, 10228, 10229, 10230, 10231, 10232, 10233, 10234, 10235, 10236, 10237, 10238, 10239, 10240, 10241, 10242, 10243, 10244, 10245, 10246, 10247, 10248, 10249, 10250, 10251, 10252, 10253, 10254, 10255, 10256, 10257, 10258, 10259, 10260, 10261, 10262, 10263, 10264, 10265, 10266, 10267, 10268, 10269, 10270, 10271, 10272, 10273, 10274, 10275, 10276, 10277, 10278, 10279, 10280, 10281, 10282, 10283, 10284, 10285, 10286, 10287, 10288, 10289, 10290, 10291, 10292, 10293, 10294, 10295, 10296, 10297, 10298, 10299, 10300, 10301, 10302, 10303, 10304, 10305, 10306, 10307, 10308, 10309, 10310, 10311, 10312, 10313, 10314, 10315, 10316, 10317, 10318, 10319, 10320, 10321, 10322, 10323, 10324, 10325, 10326, 10327, 10328, 10329, 10330, 10331, 10332, 10333, 10334, 10335, 10336, 10337, 10338, 10339, 10340, 10341, 10342, 10343, 10344, 10345, 10346, 10347, 10348, 10349, 10350, 10351, 10352, 10353, 10354, 10355, 10356, 10357, 10358, 10359, 10360, 10361, 10362, 10363, 10364, 10365, 10366, 10367, 10368, 10369, 10370, 10371, 10372, 10373, 10374, 10375, 10376, 10377, 10378, 10379, 10380, 10381, 10382, 10383, 10384, 10385, 10386, 10387, 10388, 10389, 10390, 10391, 10392, 10393, 10394, 10395, 10396, 10397, 10398, 10399, 10400, 10401, 10402, 10403, 10404, 10405, 10406, 10407, 10408, 10409, 10410, 10411, 10412, 10413, 10414, 10415, 10416, 10417, 10418, 10419, 10420, 10421, 10422, 10423, 10424, 10425, 10426, 10427, 10428, 10429, 10430, 10431, 10432, 10433, 10434, 10435, 10436, 10437, 10438, 10439, 10440, 10441, 10442, 10443, 10444, 10445, 10446, 10447, 10448, 10449, 10450, 10451, 10452, 10453, 10454, 10455, 10456, 10457, 10458, 10459, 10460, 10461, 10462, 10463, 10464, 10465, 10466, 10467, 10468, 10469, 10470, 10471, 10472, 10473, 10474, 10475, 10476, 10477, 10478, 10479, 10480, 10481, 10482, 10483, 10484, 10485, 10486, 10487, 10488, 10489, 10490, 10491, 10492, 10493, 10494, 10495, 10496, 10497, 10498, 10499, 10500, 10501, 10502, 10503, 10504, 10505, 10506, 10507, 10508, 10509, 10510, 10511, 10512, 10513, 10514, 10515, 10516, 10517, 10518, 10519, 10520, 10521, 10522, 10523, 10524, 10525, 10526, 10527, 10528, 10529, 10530, 10531, 10532, 10533, 10534, 10535, 10536, 10537, 10538, 10539, 10540, 10541, 10542, 10543, 10544, 10545, 10546, 10547, 10548, 10549, 10550, 10551, 10552, 10553, 10554, 10555, 10556, 10557, 10558, 10559, 10560, 10561, 10562, 10563, 10564, 10565, 10566, 10567, 10568, 10569, 10570, 10571, 10572, 10573, 10574, 10575, 10576, 10577, 10578, 10579, 10580, 10581, 10582, 10583, 10584, 10585, 10586, 10587, 10588, 10589, 10590, 10591, 10592, 10593, 10594, 10595, 10596, 10597, 10598, 10599, 10600, 10601, 10602, 10603, 10604, 10605, 10606, 10607, 10608, 10609, 10610, 10611, 10612, 10613, 10614, 10615, 10616, 10617, 10618, 10619, 10620, 10621, 10622, 10623, 10624, 10625, 10626, 10627, 10628, 10629, 10630, 10631, 10632, 10633, 10634, 10635, 10636, 10637, 10638, 10639, 10640, 10641, 10642, 10643, 10644, 10645, 10646, 10647, 10648, 10649, 10650, 10651, 10652, 10653, 10654, 10655, 10656, 10657, 10658, 10659, 10660, 10661, 10662, 10663, 10664, 10665, 10666, 10667, 10668, 10669, 10670, 10671, 10672, 10673, 10674, 10675, 10676, 10677, 10678, 10679, 10680, 10681, 10682, 10683, 10684, 10685, 10686, 10687, 10688, 10689, 10690, 10691, 10692, 10693, 10694, 10695, 10696, 10697, 10698, 10699, 10700, 10701, 10702, 10703,

Agua Fria is the area west of Highway 118 and north of Agua Fria Mountain. It is bounded on the north by Esperanza Road and on the west by Big Bend Ranch State Park. Much of the land in this area is not part of Terlingua Ranch.

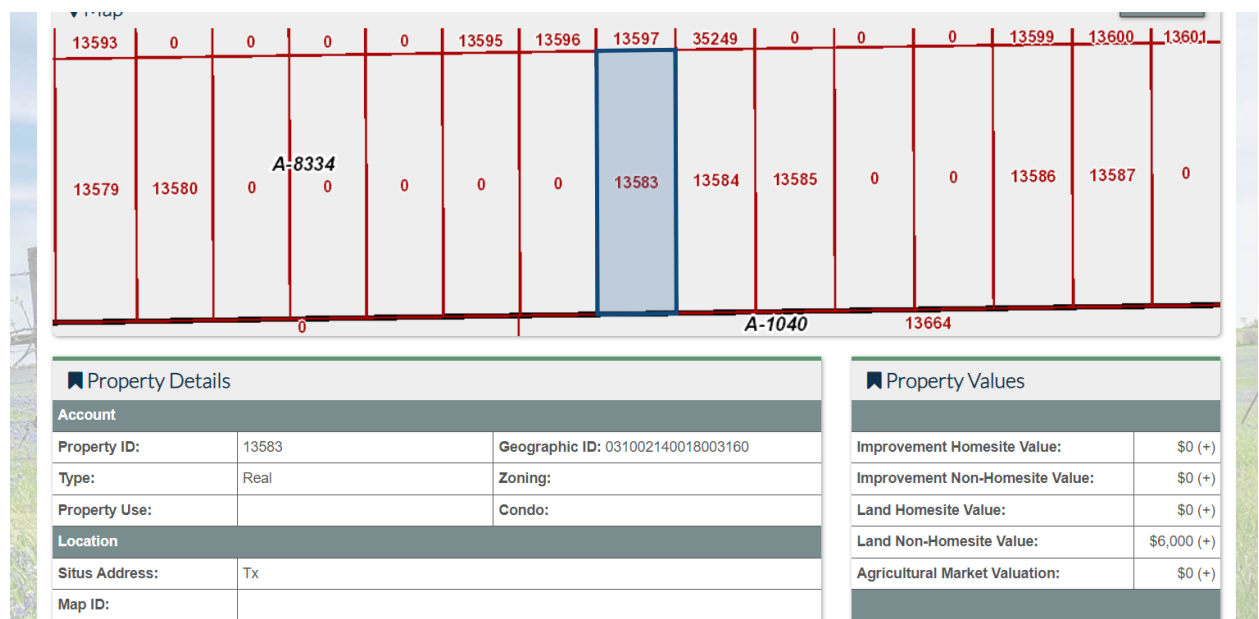
Tract F316 5 acres Agua Fria

Block 214, Section 18, Texas and Saint Louis Railway Survey, Terlingua Ranch Tract F316

Brewster County Property ID 13583

2023 taxes \$84.92 paid in full

Approximate coordinates: 29.635670 N, -103.681594 W



F600 5 acres MOL Agua Fria

Block 215, Section 5, Texas and Saint Louis Railway Survey, Terlingua Ranch Tract F600

Brewster County Property ID 13986

2023 taxes \$141.51 paid in full

Approximate coordinates: 29° 35' 23" N 103° 40' 09" W

