

BEARINGS AND STREET RIGHT OF WAY PER RECORDED PLAT.

LOT 51

LOT 53

LOT 54

FND. 1/2" I.R. S 27°49'11" W 75.18' FND. 1/2" I.R.

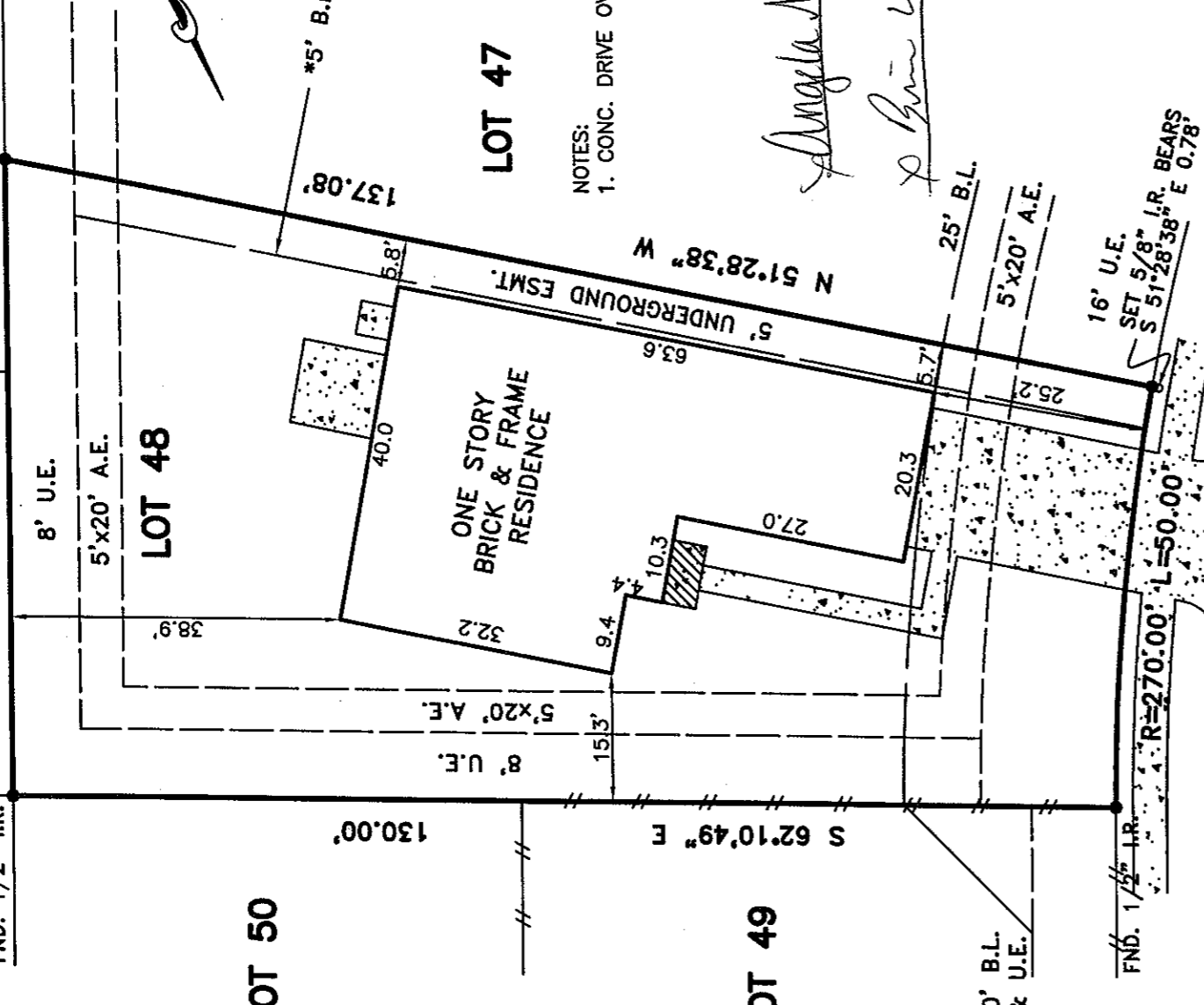
LOT 48

LOT 50

LOT 47

LOT 49

SCALE 1" = 20'



NOTES:
1. CONC. DRIVE OVER 16' U.E.

Angela McMahon

P. Brian Welch

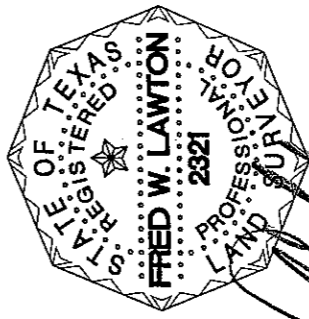
SPARKS COURT (50' R.O.W.)

PLAT OF LOT 48 BLOCK - OF LANAL SECTION 1 ACCORDING TO THE PLAT RECORDED IN C.F. NO. 4307-S, VOLUME "B" PAGE 250 OF THE MAP RECORDS OF CHAMBERS COUNTY, TEXAS

PROPERTY IS NOT IN THE 100 YEAR FLOOD ZONE, IN ZONE "C" ACCORDING TO F.I.R.M. MAP NO. 480119 0155C, DATE 12-02-92 BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS. I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by:


This survey is being provided solely for the use of the current parties and that no fee has been created, expressed or implied, to copy the survey except as is necessary in conjunction with the original transaction.



Fred W. Lawton

GF 04-42307984 of ALAMO TITLE COMPANY Fred W. Lawton Registered Professional Land Surveyor No. 2321

ADDRESS: 15014 SPARKS COURT LENDER: COUNTRYWIDE HOME LOANS, INC. CITY: BAYTOWN, TEXAS ZIP: 77520 PURCHASER: ANGELA MCMAHON, BRIAN WELDON JOB NO: CH2317 DATE: 1-14-05 SCALE: 1"=20'-00" REVISION: Key Map



SOUTH TEXAS SURVEYING ASSOCIATES, INC.
BUILDER DIVISION
11201 Richmond Ave, Suite J-101 Houston, Texas 77082
TEL. (281) 556-9715 FAX (281) 556-6959
J.R.B.

Copyright 2005 South Texas Surveying Associates, Inc.

**T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT
(MAY BE MODIFIED AS APPROPRIATE FOR COMMERCIAL TRANSACTIONS)**

Date: 5-21-19 GF No. _____
Name of Affiant(s): Brian Weldon & Angela Weldon
Address of Affiant: 15014 Brooks Court Baytown, TX 77523
Description of Property: Lot 48 Lorian Section 1
County: Chambers, Texas

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

Before me, the undersigned notary for the State of _____, personally appeared Affiant(s) who after by me being sworn, stated:

1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners."): _____
2. We are familiar with the property and the improvements located on the Property.
3. We are closing a transaction requiring title insurance and the proposed insured owner or lender has requested area and boundary coverage in the title insurance policy(ies) to be issued in this transaction. We understand that the Title Company may make exceptions to the coverage of the title insurance as Title Company may deem appropriate. We understand that the owner of the property, if the current transaction is a sale, may request a similar amendment to the area and boundary coverage in the Owner's Policy of Title Insurance upon payment of the promulgated premium.
4. To the best of our actual knowledge and belief, since 1-14-05 there have been no:
 - a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
 - b. changes in the location of boundary fences or boundary walls;
 - c. construction projects on immediately adjoining property(ies) which encroach on the Property;
 - d. conveyances, replattings, easement grants and/or easement dedications (such as a utility line) by any party affecting the Property.

EXCEPT for the following (If None, Insert "None" Below): NONE

5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit does not constitute a warranty or guarantee of the location of improvements.

6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Brian Weldon
Angela Weldon

SWORN AND SUBSCRIBED this _____ day of _____,

Notary Public _____