

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

Date: 11-20-19 GF No. _____

Name of Affiant(s): Daniel Gable, Kendall Gable

Address of Affiant: 15415 Mistlor Creek Dr.

Description of Property: Harris, 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 Texas, 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."): We are the owners of the property

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 July 2017 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

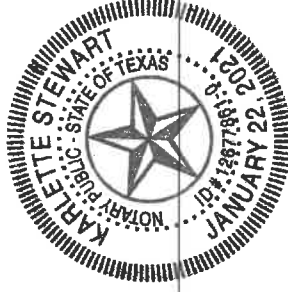
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

Kendall Gable
Kendall Gable

Kendall Gable SWORN AND SUBSCRIBED this 20th day of November

Notary Public



(TXR-1907) 02-01-2010

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LEGEND	WOODEN FENCE	ELEV. TOP OF FORM	(B.G.) BUILDER GUIDELINES	ELECTRIC BOX	TELEPHONE PEDESTAL	PAID MOUNTED TRANSFORMER
WROUGHT IRON FENCE	FINISHED FLOOR	M.A.B. MAINTENANCE BASMENT	RIGHT-OF-WAY	CABLE PEDESTAL	FIRE HYDRANT	GRATE DRAIN
CHAIN LINK FENCE	EXT. PRIVATE	R.O.W. STREET LIGHT EASEMENT	DRAINAGE EASEMENT	WATER METER	LIGHT POLE	GAS METER
OVERHEAD ELECTRIC	PVT. CONC. CONCRETE	D.E. DRAINAGE EASEMENT	ELECTRIC EASEMENT	UTILITY VAULT	WATER VALVE	MANHOLES
BUILDING LINE	IRON ROD	B.E. SANITARY SEWER EASEMENT	SANITARY SEWER EASEMENT	FOUND. BLDG. BLDG.	PROPERTY CORNER	GUY ANCHOR
UTILITY EASEMENT	I.P. IRON PIPE	STM.S.E. STORM SEWER EASEMENT	STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	PROPERTY CORNER	POWER POLE
W.L.E. WATER LINB BASEMENT						
FLATWORK						
PROPERTY LINE						
BUILDING LINE						
EASEMENT						

SIGN & DATE

See South Gate 4/30/18
Kenneth Lyons Jr 4/30/18

LOT 31

LOT 30

N58°12'55"E 50.00'

FND. 5/8" I.R.

7' U.E.



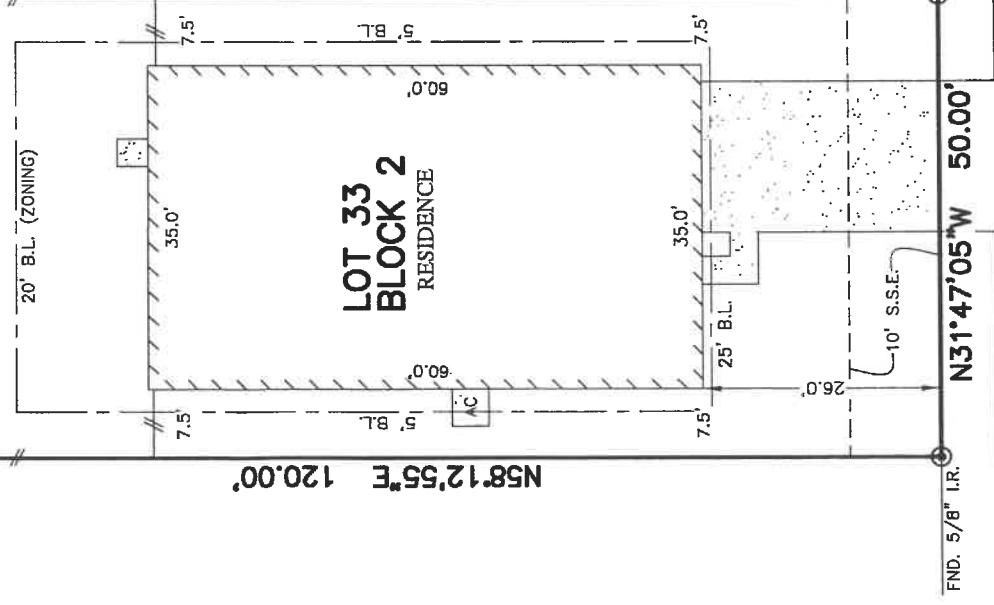
N58°12'55"E 120.00'

S58°12'55"W 120.00'

LOT 32

LOT 33
BLOCK 2
RESIDENCE

LOT 34



FND. 5/8" I.R.

N31°47'05"W 50.00'

FND. 5/8" I.R.

**2602
IVORY COURT
(60' R.O.W.)**

- NOTES:
- ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 - SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM No. 1 SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY Co. UNDER G.F. No. 1716706802.

FLOOD MAP:
 THIS PROPERTY LIES IN ZONE "C"
 AS DEPICTED ON COMMUNITY PANEL
 No. 4855140025 C, DATED: 05-02-85
 "THIS INFORMATION IS BASED ON GRAPHIC PLOTTING.
 WE DO NOT ASSUME RESPONSIBILITY FOR EXACT
 DETERMINATION"

PLAT OF SURVEY

SCALE: 1" = 20'

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FOR: LARRY DYNELL BUTLER
 VERONICA MONET CLARKE
 ADDRESS: 2602 IVORY COURT
 ALLPOINTS JOB #: CR137340 AF
 G.F.: (1716706802)



**ALLPOINTS
SERVICES CORP**
 PHONE: 713-468-7707
 T.B.P.L.S. No. 10122600

LOT 33, BLOCK 2,
 PEARLBROOK, SECTION 7,
 INSTRUMENT NO. 2017068177, MAP RECORDS
 GALVESTON COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE
 RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 20TH
 DAY OF APRIL, 2018.

Steven P. Brister

