

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

Date: April 15, 2020

GF No. \_\_\_\_\_

Name of Affiant(s): Kelli Hardcastle,

Address of Affiant: 115 Sacajewa Dr, La Marque, TX 77568-6629

Description of Property: PAINTED MEADOWS SEC 2 (2008) ABST 161, BLOCK 7, LOT 26, ACRES 0.139

County Galveston, 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.):

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 April 27, 2018 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.

Kelli Hardcastle  
Kelli Hardcastle

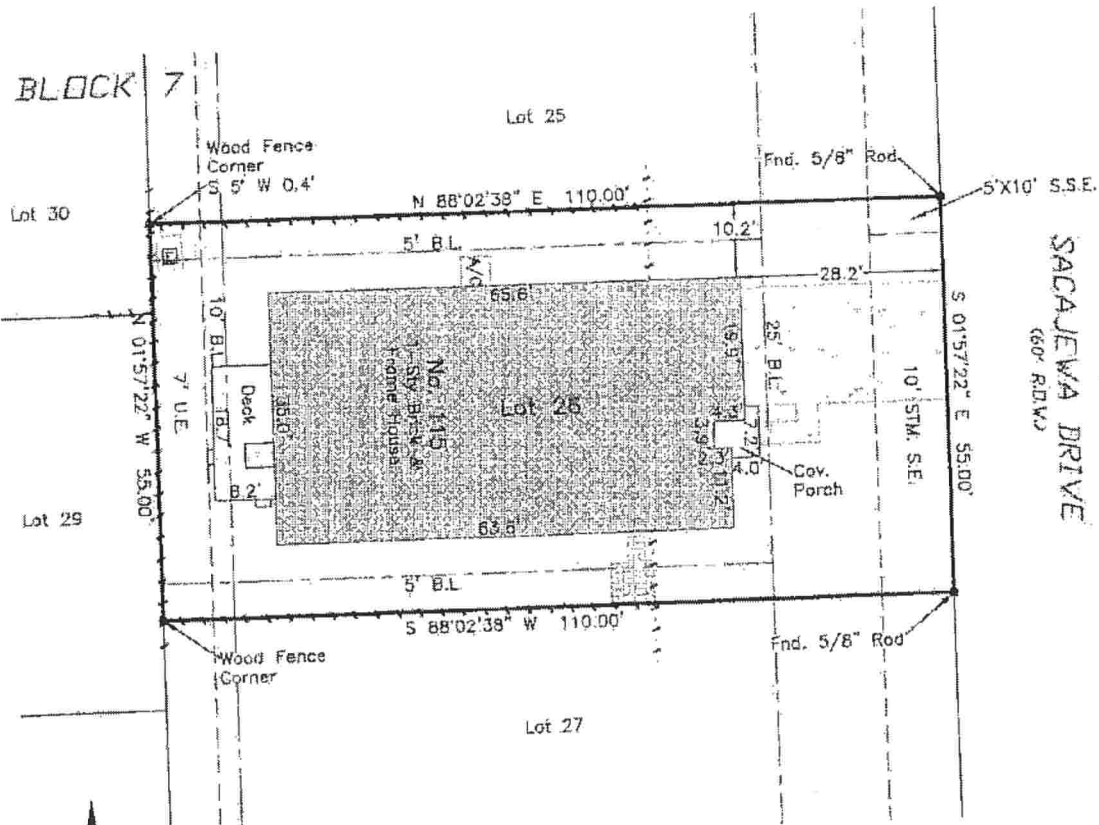
SWORN AND SUBSCRIBED this 15 day of April, 2020

Angela Corrales Faret  
Notary Public



(TXR-1907) 02-01-2010

Page 1 of 1



SCALE: 1" = 20'

Survey of Lot Twenty-Six (26), Block Seven (7), in PAINTED MEADOWS, SECTION TWO (2), a subdivision in Galveston County, Texas, according to the map or plot thereof recorded in Plat Record 2007A, Map Number 40, Galveston County Map Records.

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

*Kelli A Hardeastle*

*Brene Addison*  
 Brene Addison  
 Registered Professional  
 Land Surveyor No. 6598



Stewart Title File No. 18167040602  
 Subject to Restrictive Covenants  
 as recorded in Clerk's File No.  
 2004077642, 2004077643,  
 2005079365, 2005079366,  
 2009048647, and 2007065968 in the  
 Official Public Records of Real  
 Property of Galveston County,  
 Texas.  
 10.F) Aerial easement from a plane  
 16' above ground adjacent to all  
 utility easements as recited in  
 record Plat.



- NOTES:
- 1) This property is subject to the building and zoning ordinances of the City of La Marque.
  - 2) This property does not lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
  - 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by IISHA and/or the local power company.
  - 4) Bearings are based on the monumentation of the West right-of-way line of Sacajewa Drive.

Stewart Title File No. 18167040502  
 Borrower: Kelli Hardeastle  
 Insured: Legend Lending Corporation

Legend	
	Wood Fence
	Concrete Building Line
	Easement Line
	B.L. Building Setback Line
	U.E. Utility Easement
	STM. S.E. Storm Sewer Easement
	S.S.E. Sanitary Sewer Easement
	Electrical Box
	Brick Pavers

**TRICON LAND SURVEYING, L.L.C.**  
 Mailing: 8341 Stewart Rd. #201  
 Physical: 2011 58th Street  
 Galveston, TX 77551  
 409-497-2772  
 TriconLandSurveying.com  
 T&P.L.S. Firm No. 10184308

Drafting: BA Survey Date: April 7, 2018

Surveyed for: Stewart Title