

T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT

Date: February 25, 2016

G.F. No.: 20062-MM

Name of Affiant(s): Mike D. Nickell and Barbara P. Nickell

Address of Affiant: 513 High Seas, Port Arthur, TX 77640

Description of Property: Lots 188 & N. 45' of Lot 189, Blue Water Addition No. 2,

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 Owner 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 Policy of Title Insurance upon payment of the promulgated premium.
- 4. To the best of our actual knowledge and belief, since 08/14/2013 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 or the title insurance company that will issue the policies 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.

[Signature]

Mike D. Nickell

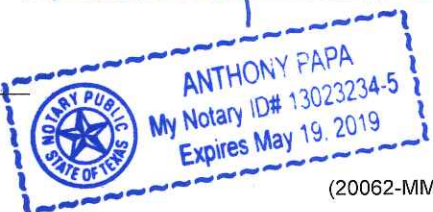
[Signature]

Barbara P. Nickell

SWORN AND SUBSCRIBED this 25 day of February, 2016.

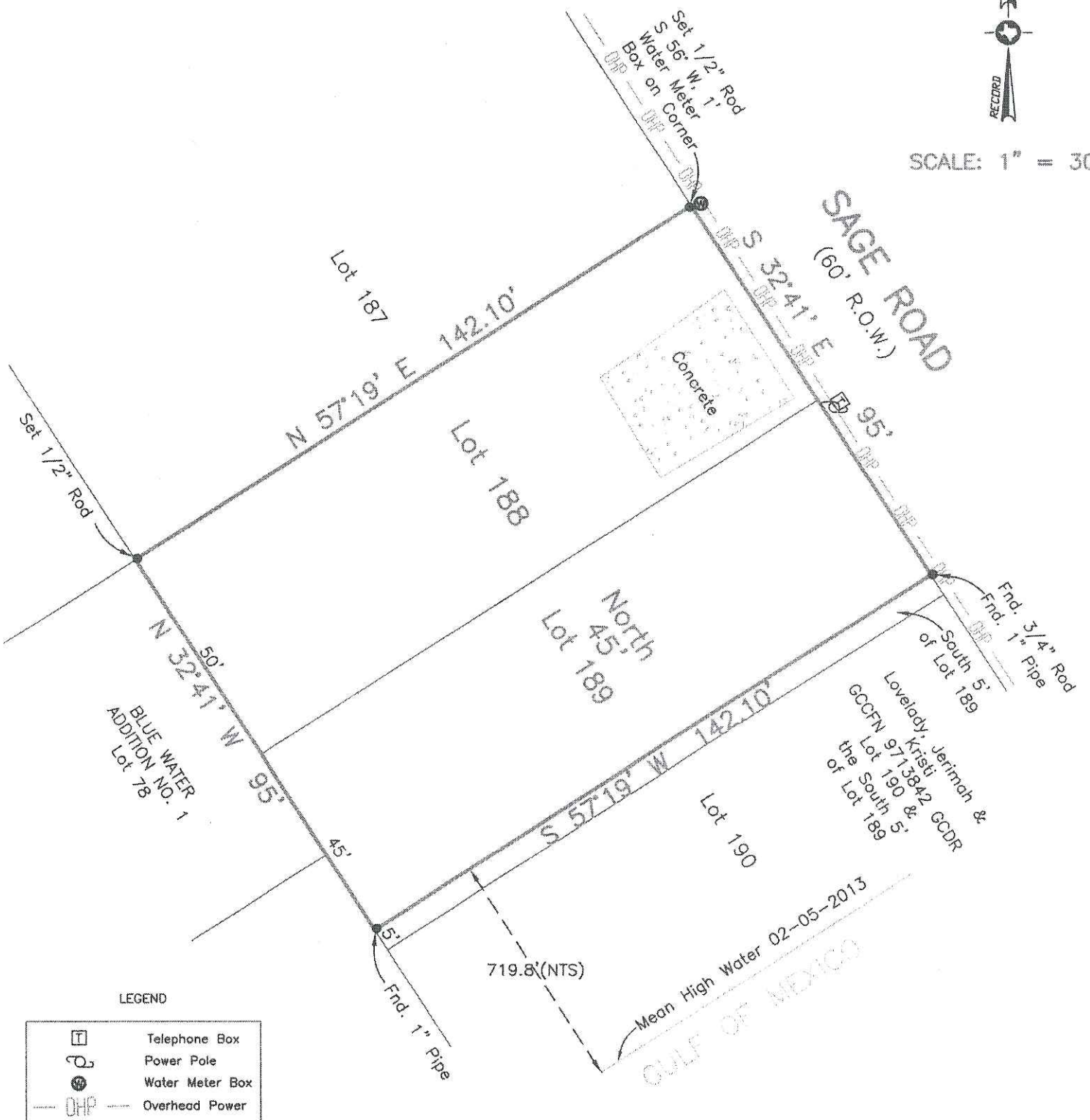
[Signature]

Notary Public






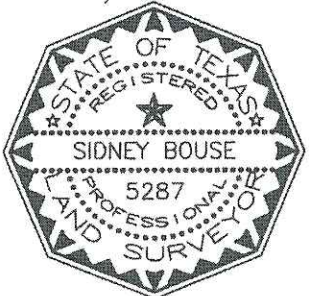
SCALE: 1" = 30'



Survey of Lot One Hundred Eighty-Eight (188) and the North 45 feet of Lot One Hundred Eighty-Nine (N 45' Lot 189) of BLUEWATER ADDITION NO. 2, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 254-A, Page 75 and transferred to Plat Record 3, Map No. 31, both of the Map Records in the Office of the County Clerk of Galveston County, Texas.

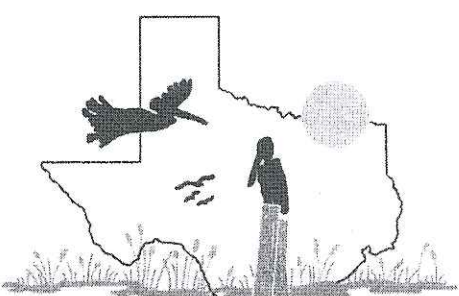
I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.


 Sidney Bouse
 Registered Professional
 Land Surveyor No. 5287



Rev. 02-24-2016 to correct distance along East/West Property line
 SURVEY DATE August 14, 2013
 FILE No. 1870-0000-0188-000
 DRAFTING ms
 JOB No. 13-0715

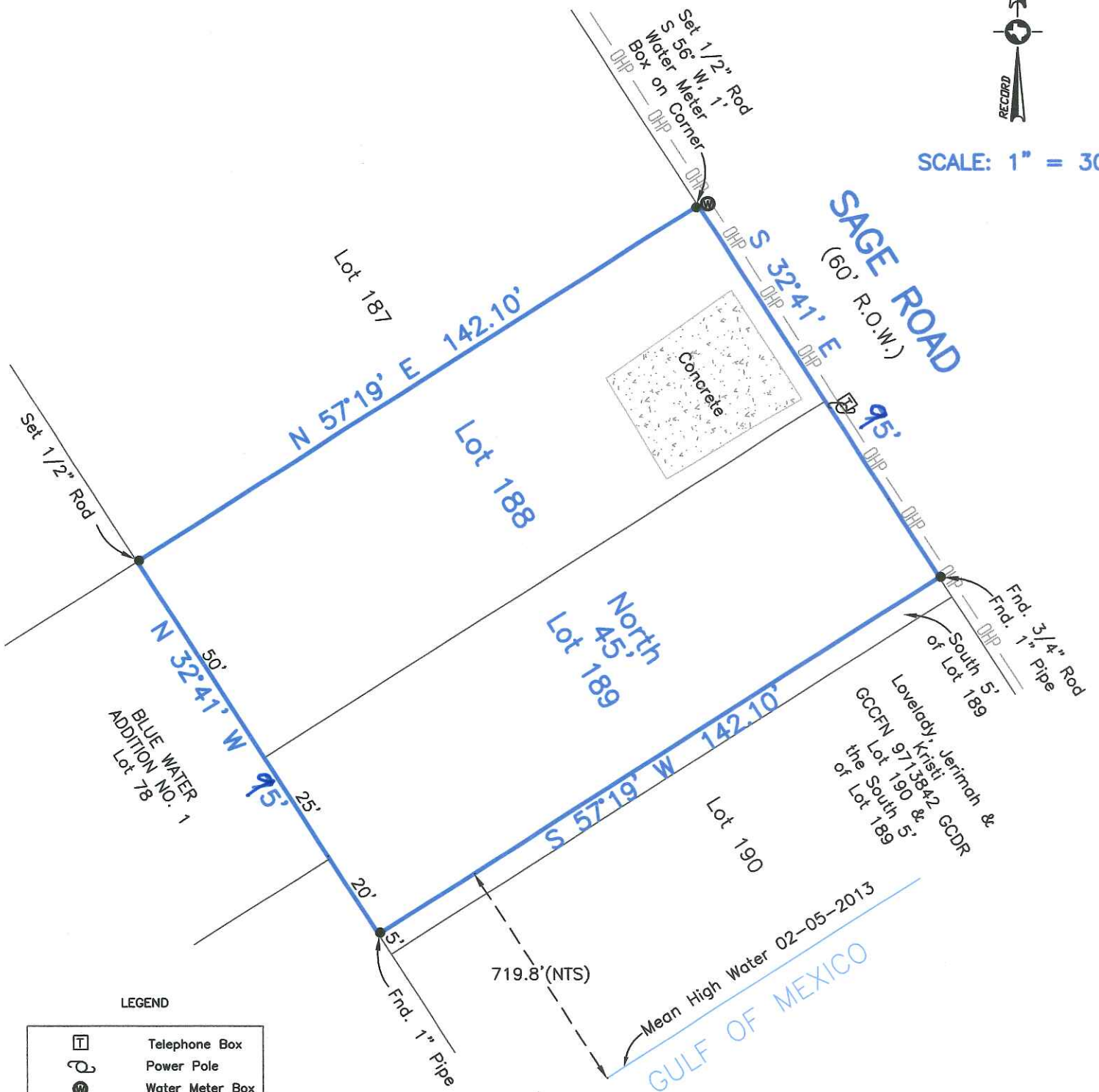
COASTAL SURVEYING OF TEXAS, INC.
 P.O. BOX 2742 (mailing) ph (409) 684-6400
 CRYSTAL BEACH, TX 77650 fx (409) 684-6112
 975 LAZY LANE WEST, CRYSTAL BEACH
 SURVEYGALVESTON.COM



- NOTES:
- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
 - 2) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).
 - 3) Bearings based on Monumentation of Back Common Lot Line, the Southwest corner of Lot 191 and the Northwest corner of Lot 155.
 - 4) Surveyed without benefit of a Title Report.



SCALE: 1" = 30'



LEGEND

	Telephone Box
	Power Pole
	Water Meter Box
	Overhead Power

Survey of Lot One Hundred Eighty-Eight (188) and the North 45 feet of Lot One Hundred Eighty-Nine (N 45' Lot 189) of BLUEWATER ADDITION NO. 2, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 254-A, Page 75 and transferred to Plat Record 3, Map No. 31, both of the Map Records in the Office of the County Clerk of Galveston County, Texas.

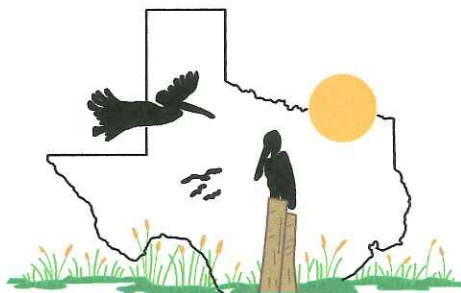
I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

Sidney Bouse

Sidney Bouse
Registered Professional
Land Surveyor No. 5287



SURVEY DATE	August 14, 2013
FILE No.	1870-0000-0188-000
DRAFTING	ms
JOB No.	13-0715 <i>Revised</i>



COASTAL SURVEYING OF TEXAS, INC.
P.O. BOX 2742 (mailing) ph (409) 684-6400
CRYSTAL BEACH, TX 77650 fx (409) 684-6112
975 LAZY LANE WEST, CRYSTAL BEACH
SURVEYGALVESTON.COM

NOTES:

- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
- 2) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).
- 3) Bearings based on Monumentation of Back Common Lot Line, the Southwest corner of Lot 191 and the Northwest corner of Lot 155.
- 4) Surveyed without benefit of a Title Report.