

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

Date: _____ GF No. _____
Name of Affiant(s): Ronald Edward Pike and Rhonda Pike
Address of Affiant: 804 Marlin Street, Bayou Vista, TX 77563
Description of Property: ABST 7 PAGE 7 LOT 804 NEW BAYOU VISTA ADDN 6A
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 5/11/15 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.

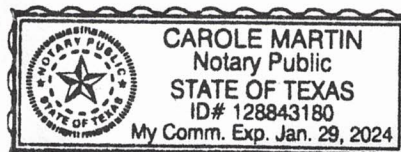
EXCEPT for the following (If None, Insert "None" Below:) none

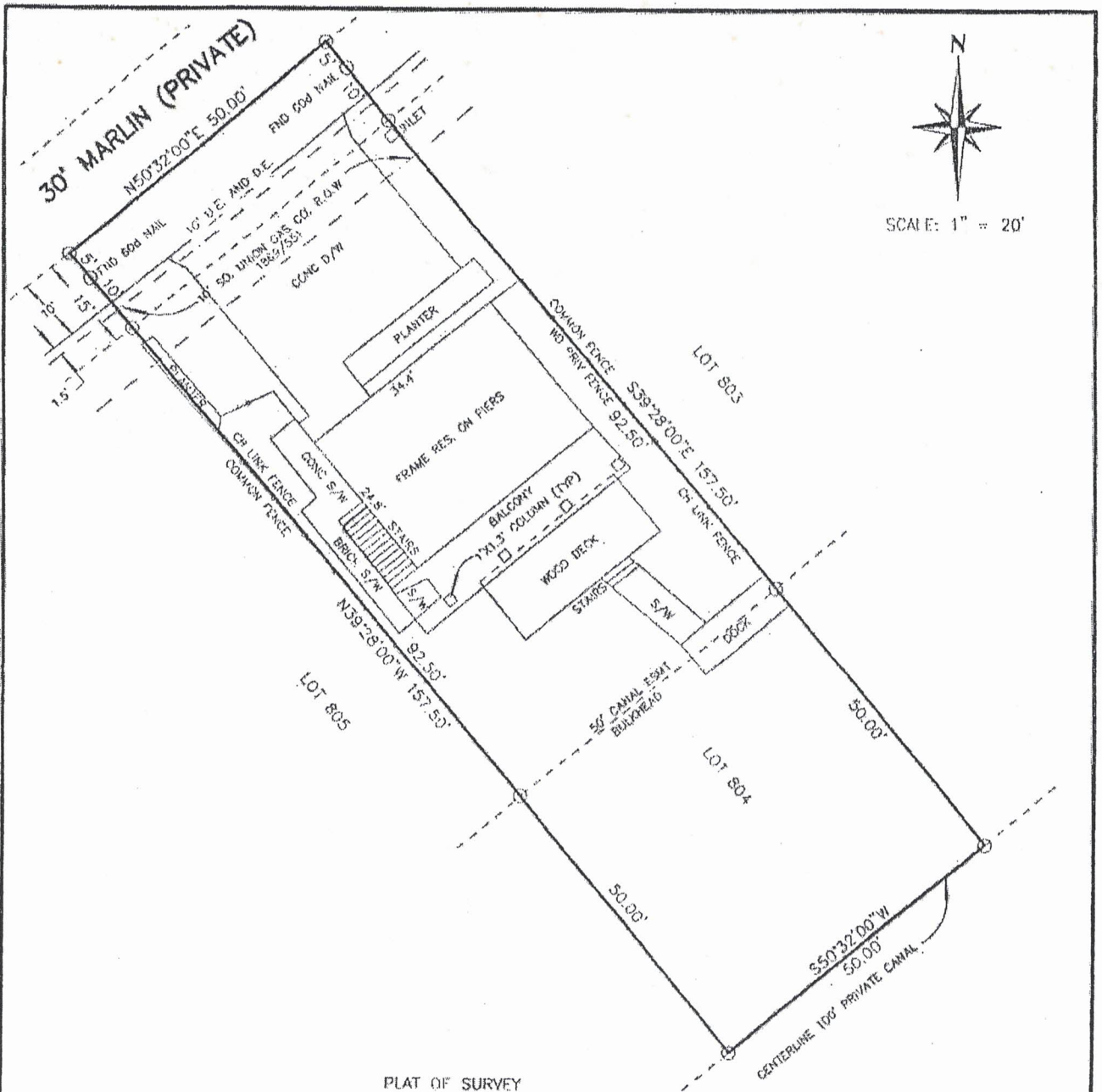
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

Rhonda Pike

SWORN AND SUBSCRIBED this 9 day of June, 2021.

Carole Martin
Notary Public
(TXR 1907) 02-01-2010





SCALE: 1" = 20'

PLAT OF SURVEY

OF LOT 804, OF NEW BAYOU VISTA ADDITION No. 6-A, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 1616, PAGE 115 AND TRANSFERRED TO PLAT RECORDS 2, MAP No. 65B, OF THE MAP RECORDS OF GALVESTON COUNTY, TEXAS.

FLOOD STATEMENT:

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FIRM), MAP No. 485470, PANEL No. 00210, SUFFIX C, DATED MAY 2, 1983, THIS TRACT LIES IN ZONE "A-14", WITH A BASE FLOOD ELEVATION (BFE) OF 12.0'.

NOTES:

1. THE ABOVE STATEMENT IS TO BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOOD CONDITIONS. FOR MORE SPECIFIC INFORMATION CONTACT THE GALVESTON COUNTY FLOOD PLAIN ADMINISTRATOR'S OFFICE. LOCATION IS BASED ON GRAPHIC PLOTTING ONLY.
2. THIS SURVEY WAS PERFORMED IN CONNECTION WITH FIRST AMERICAN TITLE INS. CO., G.F. No. 1602044-11045 AND THIS PROPERTY HAS NOT BEEN ABSTRACTED BY THE SURVEYOR.
3. THIS PLAT IS CERTIFIED FOR THIS TRANSACTION ONLY AND IS NULL AND VOID IF IT DOES NOT BEAR THE ORIGINAL SEAL AND SIGNATURE OF THE SURVEYOR. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. THIS TRACT IS SUBJECT TO A CONSENT TO ENCROACH, RECORDED IN G.C.C.F. No. 09-013421.
5. THIS TRACT IS SUBJECT TO WAIVER OF SURFACE RIGHTS, RECORDED IN FILM CODE 8323188.

DATE: JULY 26, 2011

THIS PLAT REPRESENTS A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION AND CORRECTLY REPRESENTS THE FACTS AS FOUND AT THE TIME OF THIS SURVEY. THERE ARE NO ENCROACHMENTS OF IMPROVEMENTS, VISIBLE EASEMENTS OVER OR ACROSS NOR CONFLICTS OF BOUNDARY LINES OTHER THAN SHOWN, AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT TEXAS SOCIETY OF PROFESSIONAL SURVEYOR'S STANDARDS AND SPECIFICATIONS FOR A CATEGORY 1A, CONDITION II, SURVEY.

J. Ray Laney
 J. RAY LANEY, REG. PROFESSIONAL LAND SURVEYOR NO. 1718
 2018 MUSTANG LANE
 ROSSHARON, TEXAS 77585 (281) 489-8445



PURCHASER: JEFF LANEY

Shonda Lee Pike 5/1/15
Ronald Edward Pike 5/1/15