

Bearings based on Monumentation of West R.O.W. line of West Bayside Way

NOTE: 5' drainage easment does not effect this lot.

John 4-8-16
JA 4-8-16

April 22, 2005

SCALE: 1" = 20'

Survey of the South 1/2 Lot 28 and all of Lot 27, of JAMAICA BEACH, SECTION 19, a subdivision in Galveston County, Texas, according to the map or plot thereof recorded in Volume 1616, Page 39, of the Map Records in the Office of the County Clerk of Galveston County, Texas.

I hereby certify that on the above 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.

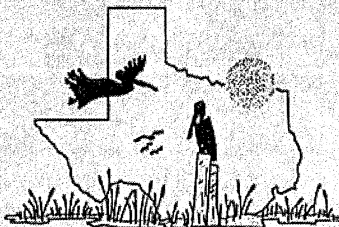
COASTAL SURVEYING OF TEXAS

Patrick A. Jordan

Patrick A. Jordan
 Registered Professional
 Land Surveyor 5525

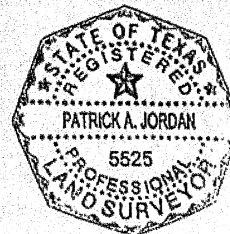
Surveyed without benefit of a title report.

This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
 jb
 05-0565



COASTAL SURVEYING OF TEXAS
 8017 HARBORSHOE DRIVE PH (409) 740-1317
 GALVESTON, TX. 77554 FAX (409) 740-0377
 www.surveygalveston.com

"SERVING GALVESTON COUNTY OVER 55 YEARS"



This property is subject to Zoning Ordinances by the Village of Jamaica Beach and to any restrictions of record.

John

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

Date: 5-15-21 GF No. _____

Name of Affiant(s): CHRISTY AND GREGORY FITZGERALD

Address of Affiant: 10722 SEA MYRTLE DRIVE, HOUSTON, TX 77095

Description of Property: 4121 W. Bayside Way, Jamaica Beach, Texas, 77554

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 MARCH 2016 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): _____

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.

[Signature]

[Signature]

SWORN AND SUBSCRIBED this 15 day of May, 2021
[Signature]
Notary Public

(TXR-1907) 02-01-2010

