

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

Date: July 28, 2022 GF No. _____

Name of Affiant(s): Nancy Aycock

Address of Affiant: 3406 Wood Fox Dr, Alvin, TX 77511

Description of Property: FOXWOOD SUB (A0487 H & W), BLOCK 4, LOT 36, ALVIN
County Brazoria, 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.

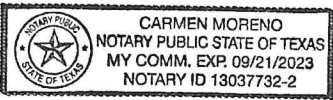
4. To the best of our actual knowledge and belief, since September 17, 1996 there have been no:
- a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
 - b. changes in the location of boundary fences or boundary 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): Patio cover

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.

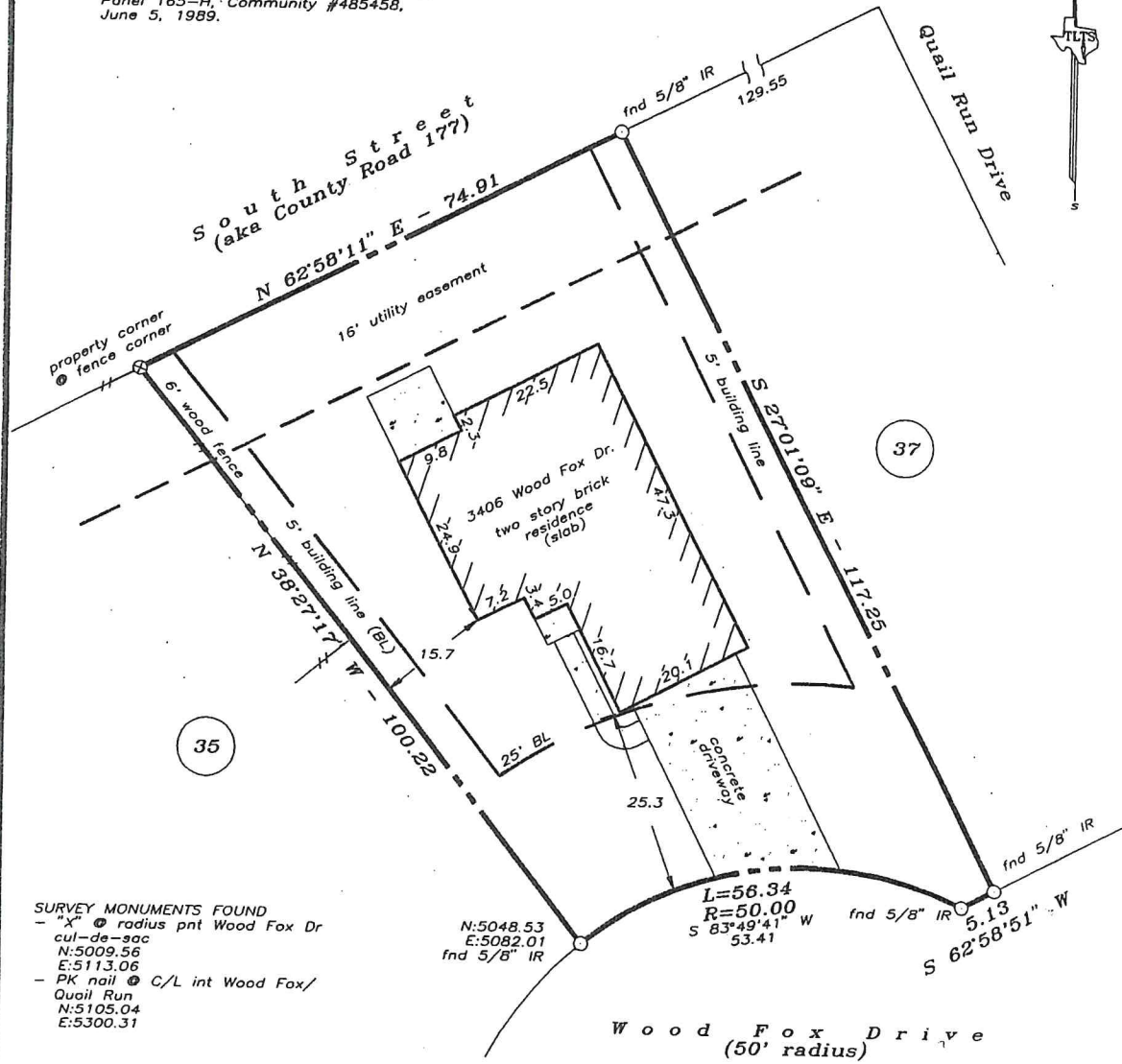
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Nancy Aycock
Nancy Aycock



SWORN AND SUBSCRIBED this 28th day of July, 2022
Carmen Moreno
Notary Public

This property is within the 100-Year Special Flood Hazard Area & is designated to be within FIRM Zone AO, located on Panel 165-H, Community #485458, June 5, 1989.



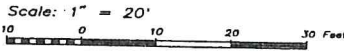
SURVEY MONUMENTS FOUND
 - "X" @ radius pnt Wood Fox Dr
 cul-de-sac
 N:5009.56
 E:5113.06
 - PK nail @ C/L int Wood Fox/
 Quail Run
 N:5105.04
 E:5300.31

N:5048.53
 E:5082.01
 fnd 5/8" IR

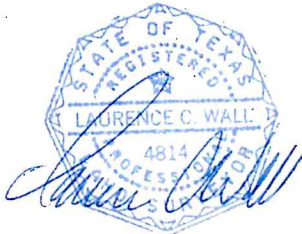
L=56.34
 R=50.00
 S 83°49'41" W
 53.41

5.13
 S 62°58'51" W

NOTES
 - Record data provided by title company
 - Restrictions shown as per recorded plat unless otherwise noted
 - Distances shown are true ground distances
 - Basis for bearings: assumed as platted
 - Coordinates refer to site datum
 - 5' building line along side property lines as per File #93-033414, ORBC



LAND TITLE SURVEY OF A TRACT OF LAND known as Lot 36, Block 4, FOXWOOD SUBDIVISION, City of Alvin, Brazoria County, Texas, according to the map or plat thereof recorded in Volume 19, Page 199-200, Plat Records, Brazoria County, Texas.



Subject property: 3406 Wood Fox Drive
 Brazoria County, Texas
 To Nancy R. Aycock, Mellon Mortgage Company
 and Brazoria County Abstract, GF #96062469;
 I hereby certify that this survey was made on the ground,
 that this plat correctly represents the facts found at the
 time of the survey and that this professional service conforms
 the current Texas Surveyors Association Standards and
 Specifications of Category 1A, Condition 2 Survey.

Laurence C. Wall RPLS #4814
 File #FOX_695X
 September 5, 1996

TEXAS LAND TITLE SURVEYORS
 1801 Moody Avenue
 Galveston, Texas 77550
 (409) 765-8883
 (409) 765-9783