

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

Date: 8-24-2022

GF No. _____

Name of Affiant(s): Mary Miller, Eloy Cardona

Address of Affiant: PO Box 95, Giddings, TX 78942-0095

Description of Property: A022 WALLACE, J.Y., TRACT 025C, ACRES 1.218

County Lee, 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."): 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 July 7, 2022 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

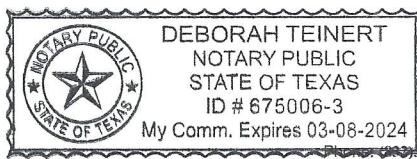
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

Mary Miller

SWORN AND SUBSCRIBED this 24th day of August, 2022

Deborah Teinert
Notary Public

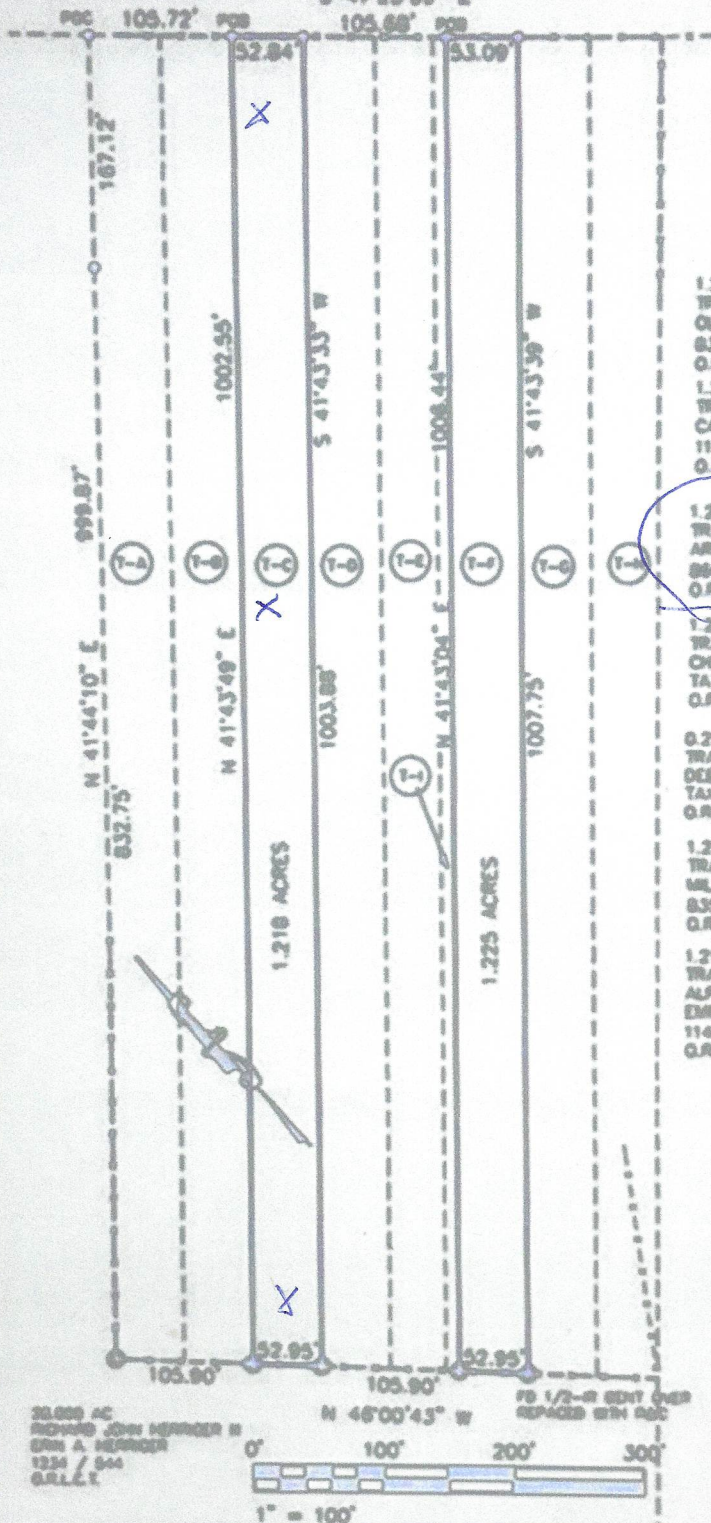


(TXR-1907) 02-01-2010

FM 141

S 47°25'59" E

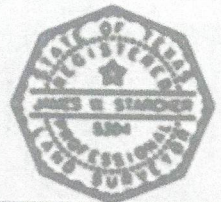
PLAT OF SURVEY
within the
JOHN Y. WALLACE SURVEY
Abct. No. 22
BEING
1.218 AC
(CALLED 1.218 AC)
TRACT C,
Vol. 006, Pg. 188, O.R.L.C.T.
&
1.208 AC
(CALLED 1.218 AC)
TRACT F,
Vol. 006, Pg. 8, O.R.L.C.T.
LEE COUNTY, TEXAS



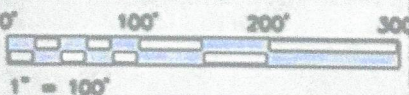
- 1.215 AC
TRACT A
OLIE DONOVAN, J.
835 / 031
O.R.L.C.T.
- 1.215 AC
TRACT B
CAROL ANNETTE DONOVAN
1197 / 1080
O.R.L.C.T.
- 1.218 AC
TRACT C
ARLENE JACKSON FEROLSON
866 / 153
O.R.L.C.T.
- 1.215 AC
TRACT D
CHARLESON BASTON ET AL
TAX No. 57083
O.R.L.C.T.
- 0.243 AC
TRACT I
DEBORAH ANN McLEHRAN
TAX No. 11628
O.R.L.C.T.
- 1.225 AC
TRACT F
MILDRED HURST
835 / 008
O.R.L.C.T.
- 1.215 AC
TRACT G
ALPHONICA DONOVAN WEDGEWORTH
EMMETT BURRELL WEDGEWORTH, JR.
1147/405
O.R.L.C.T.

LEGEND
 1" = 100'
 (Symbol) 1/2" BENT OVER REPLACED WITH ROD
 (Symbol) 1/2" BENT OVER REPLACED WITH ROD
 (Symbol) 1/2" BENT OVER REPLACED WITH ROD
 (Symbol) 1/2" BENT OVER REPLACED WITH ROD
 (Symbol) 1/2" BENT OVER REPLACED WITH ROD

TO BE CORRECTED HEREIN
 THE SURVEYOR HAS REVIEWED THE RECORDS OF THE COUNTY CLERK AND HAS FOUND THAT THE RECORDS ARE CORRECT AND COMPLETE AND THAT THE SURVEY IS IN ACCORDANCE WITH THE RECORDS OF THE COUNTY CLERK.



20.000 AC
RICHARD JOHN HERRINGER II
ERIN A. HERRINGER
1234 / 544
O.R.L.C.T.



STAR SURVEYING
101 LAGUNA
SMITHVILLE, TX 78087
PH (512) 338-0990

James W. Starcher 11/23/2021
 JAMES W. STARCHER DATE
 REG. PROFESSIONAL LAND SURVEYOR No. 5394