

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

Date: 9/27/22

GF No. \_\_\_\_\_

Name of Affiant(s): Susan Wilson Walker

Address of Affiant: 10112 Schaper Rd, Galveston, TX 77551-1569

Description of Property: LOT 20 & E 1/2 OF LOT 19 BLK 1 HAVRE LAFITTE

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.

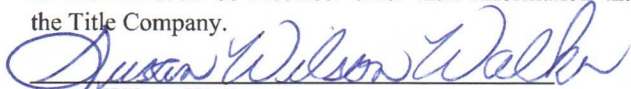
3. We are closing a transaction requiring title insurance and the proposed insured owner or lender has requested area and boundary coverage in the title insurance policy(ies) to be issued in this transaction. We understand that the Title Company may make exceptions to the coverage of the title insurance 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 October 2018 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:): Fence along back property line.

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.

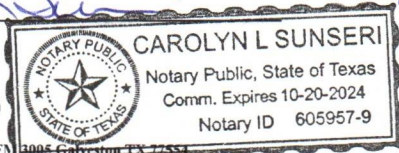
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

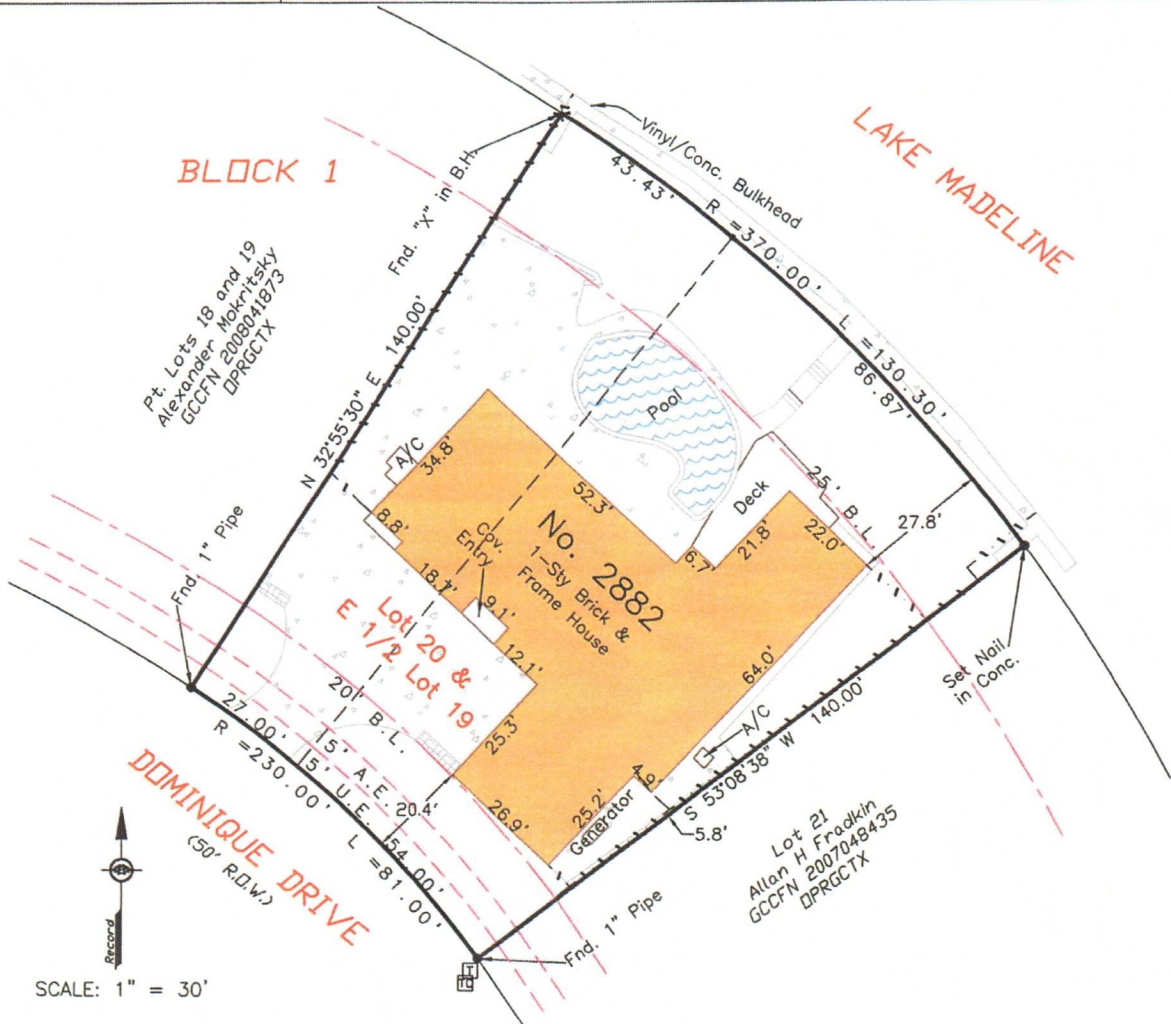
  
Susan Wilson Walker

SWORN AND SUBSCRIBED this 27th day of September, 2022

Notary Public  
State of Texas

(TXR-1907) 02-01-2010





SCALE: 1" = 30'

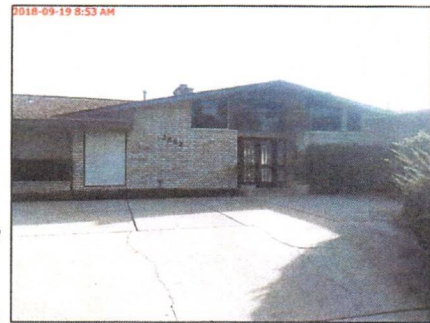
Survey of Lot 20 and the East 1/2 of Lot 19 in Block 1 of HAVRE LAFITTE, SECTION 3, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Vol. 1616, Page 20, transferred to Volume 7, Page 63 in the Office of the County Clerk of Galveston County, Texas.

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.

*Bre Addison*  
 Brene Addison  
 Registered Professional  
 Land Surveyor No. 6598



South Land Title GF No. WE1862652  
 This property is subject to  
 restrictive covenants recorded  
 in/under Galveston County Clerk's  
 File No. 2014069592 and 2017055789.



NOTES:

- 1) This property is subject to the building and zoning ordinances of the City of Galveston.
- 2) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
- 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA and/or the local power company.
- 4) Bearings are based on the monumentation of the North right-of-way line of Dominique Drive.

South Land Title GF No. WE1862652  
 Insured: Susan Wilson Walker and Ricky Lynn Benson

Legend:

- ● ● Chain Link Fence
- - - Wood Fence
- - - Building Line
- - - Easement Line
- B.L. Building Setback Line
- U.E. Utility Easement
- A.E. Aerial Easement
- Brick Wall
- Gravel
- ☐ Telephone Box
- ☐ Telecomm. Box

**TRICON LAND SURVEYING, LLC**  
 Mailing: 6341 Stewart Rd. #251  
 Physical: 2011 59th Street  
 Galveston, TX 77551  
 409-497-2772  
 TriconLandSurveying.com  
 T.B.P.L.S. Firm No. 10194309

Drafting: BA Survey Date: September 18, 2018

Surveyed for: South Land Title