

\* APPROX

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Pool  
± 31'6" L x 19'6" - 14' W

FND. I.R.  
W/CAP

Outdoor Kitchen  
± 12' x 12' x 9' plate  
w/FH 12'6"

Approx  
\* change  
HOUSE  
± 18' x 12' x 9' plate  
w/FH 11'

CHANGE HOUSE & STOPPAGE

8' U.E.

FND. I.R.



Outdoor Kitchen

\* APPROX  
PERGOLA  
± 37' x 12'6" x 10'6" AFF

S 42°14'58" W 142.96'

14.2'

17.8'

12.6'

PERGOLA

37.2'

56.8'

AC

2-STORY  
BRICK & FRAME

41.7'

S 53°36'11" W 126.60'

5' U.E.

SET I.R.

27.2'

19.1'

7.9' PORTE COCHERE

9.8' COV. PORCH

14.7'

25' B.L.

10' SAN. S.E.

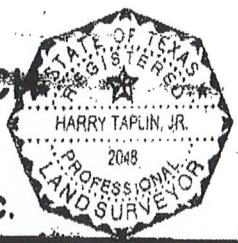
SET I.R.

L=85.39'  
C=LEN=65.26'  
R=330.00'

STEEL RANCH COURT  
( 60" R.O.W. )

GLDGS INSURANCE NOTE: By grantees plotting only, this property is in ZONE 1 of the Flood Insurance Rate Map, Community Flood No. 15000-01-01, effective date of 8-22-1990.

PLAT OF SURVEY  
LOT 2 BLOCK 4  
**STONECREEK AT WEST RANCH**  
SECTION 2  
GALVESTON COUNTY, TEXAS  
PLAT RECORD 2008A, MAP # 46, M.R.G.C.



PURCHASER: YAMILET FERNANDEZ		NORTH AMERICAN TITLE CO. GF 14623-08-00351	
ADDRESS: 2405 STEEL RANCH COURT		TAPLIN ENGINEERING, INC.	
LENNAR HOMES		ENGINEERS - SURVEYORS	
I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS AS FOUND AT THE TIME OF THE SURVEY.  <i>Harry Taplin, Jr.</i> REGISTERED PROFESSIONAL LAND SURVEYOR # 2048		1011 HIGHWAY 8 SOUTH / SUITE 101	
		HOUSTON, TEXAS 77077	
		PHONE: (281)-496-5896 FAX: (281)-496-5898	
		SCALE: 1" = 20'	
SURVEY DATE: 11/06/08		JOB NO.: CWR2-4-2	
DRAWN DATE: 11/07/08		DRAWN BY: JLB	
		REVISED DATE:	



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

Date: August 18, 2023 GF No. \_\_\_\_\_

Name of Affiant(s): Yamilet Fernandez, Darrell R Lee

Address of Affiant: 2405 Steele Ranch Court, Friendswood, TX 77546

Description of Property: STONECREEK AT WEST RANCH SEC 2 (2009) ABST 9, BLOCK 4, LOT 2, ACRES 0.24  
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 2011 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.

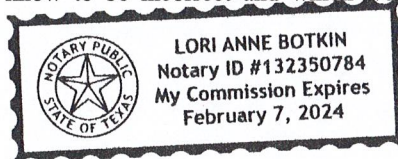
EXCEPT for the following (If None, Insert "None" Below): NONE

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

Yamilet Fernandez

Darrell R Lee



SWORN AND SUBSCRIBED this 18<sup>th</sup> day of August, 2023

Lori Botkin  
Notary Public

**Lori Botkin**

(TXR-1907) 02-01-2010