

2

# ROE SURVEYING COMPANY

5019 Hardway Street

Houston, Texas 77092

(713) 957-3311

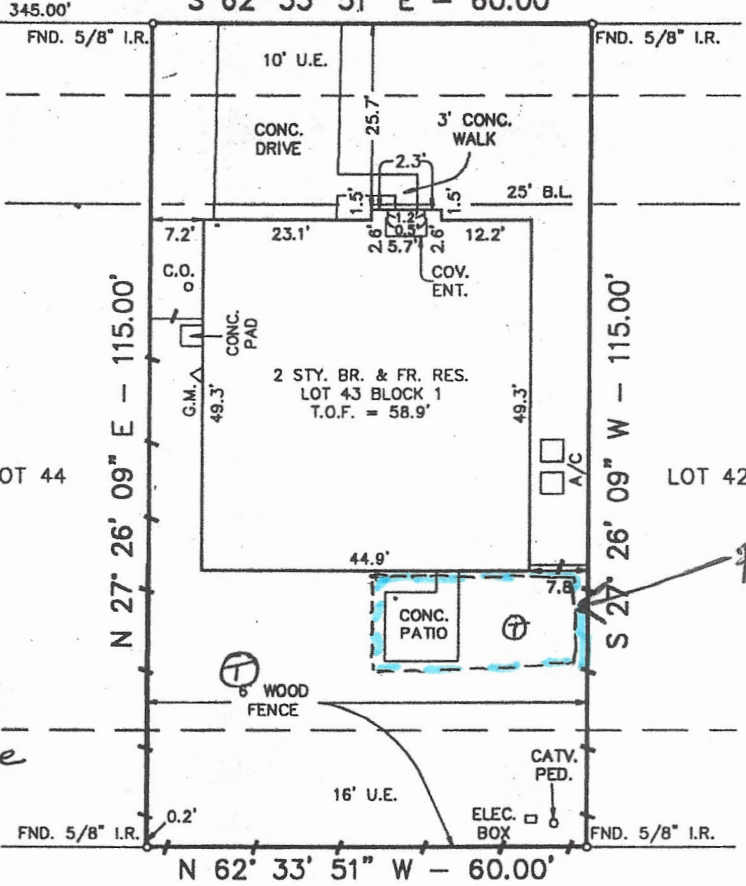
#4126

## GALLOWAY DRIVE

(50' R.O.W.)

S 62° 33' 51" E - 60.00'

RIDGEVIEW DRIVE  
(50' R.O.W.)



*proposed deck  
14' x 28'  
built 8/99*

*Daniel S. Edwards  
Sandra E. Edwards  
T = tree*

30' AMOCO PIPELINE ESMT.  
VOL. 1029, PG. 15, & VOL.  
1027, PG. 33, B.C.D.R.

RESTRICTED RESERVE "B"

SCALE: 1"=20'

**NOTES:**

ALL BEARINGS ARE REFERENCED TO THE RECORDED PLAT.

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT FLOOD RATE MAP, COMMUNITY-PANEL NO. 48545B 0040 H, REVISED 9-9-89, THE SUBJECT TRACT IS LOCATED IN ZONE "X", AREA OUTSIDE THE LIMITS OF THE 500-YEAR FLOOD PLAIN.

THIS SURVEY WAS PERFORMED IN CONNECTION WITH INFORMATION PROVIDED IN TITLE REPORT Q.F. NO. 98-102256, OF FIDELITY NATIONAL TITLE COMPANY, DATED: SEPTEMBER 1, 1998.

RESTRICTIONS OF RECORD AS DESCRIBED AND RECORDED UNDER VOL. 19, PG. 781-784, P.R.B.C.T., AND IN VOL. 444, PG. 902, O.R.B.C.T., MAY AFFECT THIS TRACT.

THE SUBJECT PROPERTY IS AFFECTED BY AN AGREEMENT WITH HOUSTON LIGHTING AND POWER COMPANY TO PROVIDE ELECTRICAL SERVICE AS PER INSTRUMENT RECORDED UNDER B.C.C.F. NO. 98-012322.

TOP OF FORM ELEVATIONS SHOWN HEREON ARE BASED ON VERTICAL CONTROL TEMPORARY BENCH MARKS (TBM'S) PROVIDED BY FERRO - SAYLOR, INC., CONSULTING ENGINEERS, BASED ON NATIONAL GEODETIC SURVEY MONUMENT NO. T-457, ELEVATION 47.64 FEET (1973 ADJ.).

UPDATED: 10-16-98

I hereby certify that this plot accurately represents the results of an on the ground survey made under my supervision and that it correctly represents the facts found at the time of said survey. All property corners are as described hereon and there are no visible encroachments, conflicts or protrusions apparent on the ground, except as shown.

*Billie G. McDuffie*  
Billie G. McDuffie, R.P.L.S. # 2090  
Date Signed: 10-20-98



LOT	BLOCK	SUBDIVISION	STREET ADDRESS		
43	1	SOUTHWYCK SECTION EIGHT, PHASE THREE	4126 GALLOWAY DRIVE		
MAP REFERENCE		SURVEY	CITY	COUNTY	STATE
VOL. 19, PG(S). 781-784, P.R.B.C.T.		GEORGE C. SMITH, SEC. 22, A-548		BRAZORIA	TEXAS
PURCHASER			DATE	DWN. BY	JOB NO.
DANIEL S. EDWARD AND SANDRA E. EDWARDS			6-11-98	T.G.	9804-1356

43/1-B.3

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

Date: 03/27/2024 GF No. \_\_\_\_\_  
Name of Affiant(s): Daniel S Edwards and Sandra E Edwards  
Address of Affiant: 4126 Galloway Drive, Pearland, TX 77584  
Description of Property: SOUTHWYCK SEC 8 PHASE 3, BLOCK 1, LOT 43, A0548 HT&BRR  
County Brazoria County, 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 Nov. 17, 1998 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): Wood deck (14'x28') constructed over (smaller) existing concrete patio.

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.

Daniel S. Edwards  
Sandra E. Edwards

SWORN AND SUBSCRIBED this 27th day of March, 2024

Christy Buck  
Notary Public

