

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

Date: April 2, 2024

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

Name of Affiant(s): George B. Barnett, Laci C. Landry

Address of Affiant: 12309 Berberrv Drive, Texas City, TX 77568

Description of Property: LAGO MAR POD 11 SEC 5 (2017) ABST 11. BLOCK 1. LOT 36. ACRES 0.257

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 \_\_\_\_\_ 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): addition of a 20 Foot patio extension on the rear of the home

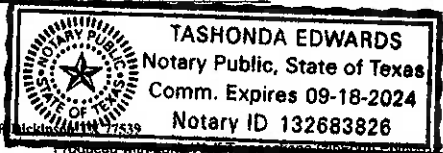
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

George Blake Barnett  
George Blake Barnett

Laci C. Landry  
Laci C. Landry

SWORN AND SUBSCRIBED this 4/2/24 day of April, 2024  
Tashonda Edwards  
Notary Public



(TXR-1907) 02-01-2010

REMAX Coastal, 1001 FM 517 Road, Tracy Huff

Phone: (832)276-4731

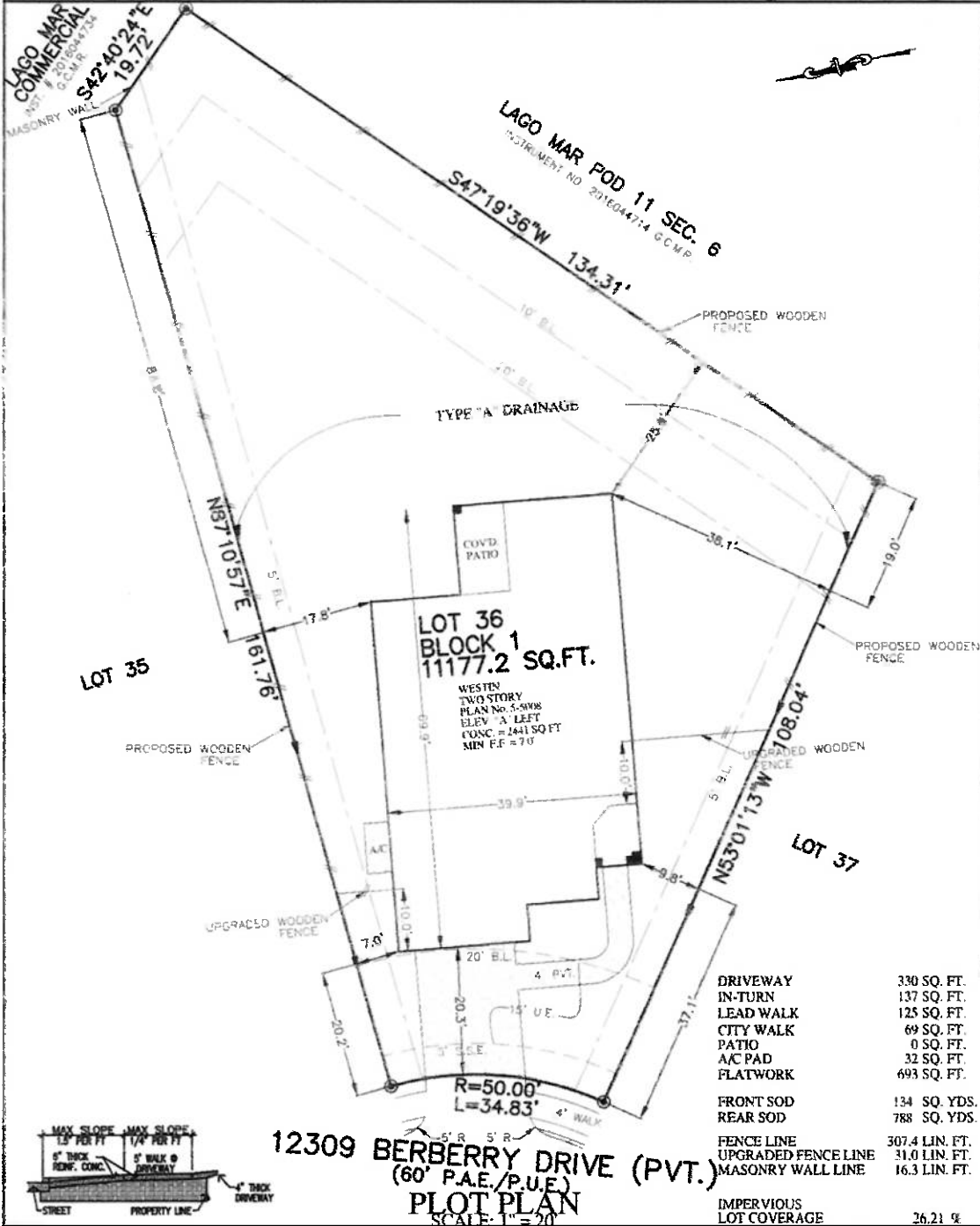
Fax:

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Lad & Blake

31 Shearson Cr. Cambridge Ontario, Canada N1T 1J5 www.lwof.com

FLATWORK	B.L. BUILDING LINE	U.P. UTILITY POINT	U.V. UNOBTAINED VISIBILITY EASEMENT
PROPERTY LINE	B.L. FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.E. MAINTENANCE & ACCESS EASEMENT
BUILDING LINE	B.L. SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.E. ACCESS EASEMENT
EASEMENT	B.L. 3 CAR BUILDING LINE	ST.M.S.E. STORM SEWER EASEMENT	A.G. AERIAL EASEMENT
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT
WROUGHT IRON FENCE	B.G. BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT
CHAIN LINK FENCE	E.F. EXTENDED FLOOR	P.A.C. PRIVATE ACCESS EASEMENT	W.V. WATER VALVE
OVERHEAD ELECTRIC	E.K.T. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	F.H. FIRE HYDRANT
	PROP. PROPOSED	P.V.T. PRIVATE	M. MONUMENT
	ELEV. ELEVATION	P.N.D. PAVED	P.P. POWER POLE



DRIVEWAY	330 SQ. FT.
IN-TURN	137 SQ. FT.
LEAD WALK	125 SQ. FT.
CITY WALK	69 SQ. FT.
PATIO	0 SQ. FT.
A/C PAD	32 SQ. FT.
FLATWORK	693 SQ. FT.
FRONT SOD	134 SQ. YDS.
REAR SOD	788 SQ. YDS.
FENCE LINE	307.4 LIN. FT.
UPGRADED FENCE LINE	31.0 LIN. FT.
MASONRY WALL LINE	16.3 LIN. FT.
IMPERVIOUS LOT COVERAGE	26.21 %

NOTES:  
 1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.  
 2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY, ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN, AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLANS AND IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.  
 3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER GUIDELINES, DEED RESTRICTIONS OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.  
 4. DRAINAGE TYPE DETERMINED WITHOUT BENEFIT OF DRAINAGE PLANS.

FOR: WESTIN HOMES  
 ADDRESS: 12309 BERBERRY DRIVE  
 ALLPOINTS JOB#: WS176286 BY: MEC  
 G.F.:  
 JOB:

LOT 36, BLOCK 1,  
 LAGO MAR POD 11, SECTION 5,  
 PLAT NO. 2016044715, MAP RECORDS,  
 GALVESTON COUNTY, TEXAS



FLOOD ZONE: C
COMMUNITY PANEL: 485514 0025C
EFFECTIVE DATE: 5/2/1983
LOMR: DATE:

THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

ISSUE DATE: 3/5/2019