

GALVESTON BAY

CONCRETE
BLOCKS

SET X"
ON
BLOCK
SET X"
IN
CONC
B.H.
P.O.L.

115.47
6.671275'E

1' WIDE
CONC CAP

SET X"
IN
CONC
B.H.
P.O.L.

LOT 9

LOT 10

SCALE 1"=30'

LOT 11

2-STORY
FRAME
5123

104.3'

190.56'±

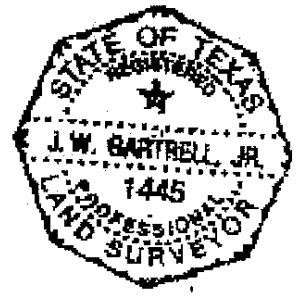
570.80'

106.3'

0.3
FUD 5/8" IR.

0.126000
0.21'
0.21'
BAYSHORE DRIVE

FUD 1/2" IR. 0.18'



May 23, 2002

TRACT DESCRIPTION

DESCRIPTION OF PART OF LOT 9 AND ALL OF LOT 10, IN BAYCREST
SUBDIVISION, A SUBDIVISION IN GALVESTON COUNTY, TEXAS

BEGINNING at a set 1/2" iron pipe for the most Westerly corner
of Lot 10, same being the Most Southerly corner of Lot 9 and
being on the Northeasterly right of way line of West Bayshore
Drive;

THENCE N40°37'07"E, along a chain link fence, at a distance of
243.68 feet pass the end of said chain link fence in all a
distance of 250.08 feet to a set drill hole for corner, on a
concrete bulkhead on the existing shore line of Galveston Bay;

THENCE S69°12'29"E, along said bulkhead a distance of 115.44 feet
to a set drill hole for corner on the Southeasterly line of Lot
10;

THENCE S52°00'00"W, along the Southeasterly line of said Lot 10,
at a distance of 94.54 feet pass a 3/8" iron rod, in all a total
distance of 270.90 feet to a set 3/4" iron rod for the most
Southerly corner of said Lot 10 and on the Northeasterly right
of way line of West Bayshore Drive;

THENCE N72°37'00"W, along said right of way line same being the
Southwesterly line of Lot 10, a distance of 60.00 feet to the
Place of Beginning and containing 0.465 acres of land, more or
less plus any property rights to land lying between this tract
and Galveston Bay.

1465- G# TX02-8240-H093
J.E. Williams

17-4

**T-47.1 RESIDENTIAL REAL PROPERTY DECLARATION IN LIEU OF AFFIDAVIT
(Provided in accordance with Texas Civil Practice and Remedies Code Section 132.001)**

Date: 1/22/2026 GF No. _____
Declarant: Fred S Zeidman, Kay Zeidman
Description of Property: 5123 W Bayshore Dr, Bacliff, TX 77518
County Galveston, Texas
Date of Survey: 05/23/2002

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

The undersigned declares as follows:

1. I am an owner of the Property. (Or state other basis for knowledge of the Property, such as lease, management, neighbor, etc. For example, "Declarant is the manager of the Property for the record title owners.")
2. I am familiar with the property and the improvements located on the Property.
3. I am 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. I understand that the Title Company may make exceptions to the coverage of the title insurance as Title Company may deem appropriate. I 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 my actual knowledge and belief, since the Date of the Survey, there have been no:
 - a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools, deckings, 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 construction occurred on or near the boundary of 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. I understand that Title Company is relying on the truthfulness of the statements made in this Declaration to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Declaration is not made for the benefit of any other parties and does not constitute a warranty or guarantee of the location of improvements.

6. I understand that I have no liability to Title Company should the information in this Declaration be incorrect other than information that I personally know to be incorrect and which I do not disclose to the Title Company.
7. ALL STATEMENTS IN THIS DECLARATION ARE TRUE TO THE BEST OF MYKNOWLEDGE. I UNDERSTAND THAT ANY PERSON INTENTIONALLY MAKING A FALSE STATEMENT MAY BE LIABLE FOR ACTUAL AND/OR PUNITIVE DAMAGES.

<p>My name is <u>Fred S Zeidman</u> . My date of birth is <u>07/11/1946</u> . and my address is <u>4615 Banning Dr</u> <u>Houston, TX 77027</u> .</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Harris</u> County, State of <u>Texas</u> , on the <u>22</u> day of <u>January</u> , <u>2026</u> .</p> <p>Signed: <u><i>Fred S Zeidman</i></u> <u>01/22/2026</u> Declarant</p>	<p>My name is <u>Kay S Zeidman</u> . My date of birth is <u>11/19/1950</u> . and my address is <u>4615 Banning Dr.</u> <u>Houston, TX 77027</u> .</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Harris</u> County, State of <u>Texas</u> , on the <u>22</u> day of <u>January</u> , <u>2026</u> .</p> <p>Signed: <u><i>Kay Zeidman</i></u> <u>01/23/2026</u> Declarant</p>
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