



Unlocated Humble Pipeline easement per Vol. 315, Pg. 151 G.C.D.R. (No physical evidence found at time of survey.)

Notes :
 - Basis for Bearings: RECORD PLAT
 - Distances shown are ground distances.
 - All abstracting done by title company.
 - All B.L.'s & U.E.'s taken from recorded plat unless otherwise noted.
 - All fences are 6" wood unless otherwise noted.
 - Dimension lines from improvements to property lines are calculated and should NOT be relied upon for construction and/or removal of any improvements including fences.
 - Building dimensions may not be used to calculate square footage.
 - This property subject to any and all recorded and unrecorded easements. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants or ownership title evidence.

This property appears to be out of the 100 year flood plain, & in insurance rate map zone X, as per map 4854880025 D
 Dated: 9-22-99
 This determination to be used for flood insurance rate purposes ONLY and is NOT to be relied upon for ANY other purpose. Surveyor makes no representation as to whether property may Flood.

I hereby certify that this survey under my supervision was this day made on the ground and that this plat correctly represents the property legally described hereon (or on attached sheet). That the facts found at the time of this survey show the improvements and that there are no visible encroachments apparent on the ground, except as shown, to the best of my knowledge, surveyed 11-21-08.

John D. Wiley, Jr. 01-20-09
JOHN D. WILEY, JR., R.P.L.S. No. 5928 Date
 This survey is certified for this transaction only, is not transferable to additional institutions or subsequent owners. If this survey does not bear an original BLUE seal it is invalid and should not be relied upon for any purpose.

LOT: 12	BLOCK: 4	SUBDIVISION: CLAREMONT PARK	SECTION: 1
RECORDATION: VOL. 18, PG. 691 OF MAP RECORDS		COUNTY: GALVESTON	STATE: TEXAS
ADDRESS: 4426 RUNNING PINE DRIVE		CITY: LEAGUE CITY	LOANER: FRANKLIN AMERICAN MORTGAGE COMPANY
PURCHASER: BRETT LAFAYETTE & LACEY LAFAYETTE		TITLE COMPANY: LAWYER TITLE INSURANCE CORPORATION	P.L.S. #: 3258001566
 Lacey Lafayette		DaRam Engineers, Inc. 5455 Dashwood, Suite 700 Beekins, Texas 77401 (713) 628-1552 * FAX (713) 529-8997	
		SURVEYED BY: WW DRAWN BY: JB DRAWING NO.: RunningPine4426	

**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: 01/28/2026 GF No. _____
Declarant: Estate of Dixie J. Price
Description of Property: 4426 Running Pine, League City, TX 77573
County Galveston, Texas
Date of Survey: 01/20/2009

"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):

metal awning replaced and new patio
built and tied into roof line.
windstorm certified.

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>Dedrie Price Plette</u> . My date of birth is <u>May 2, 1962</u> . and my address is <u>1 Charleston Dr</u> <u>Haughton, LA 71037</u> .</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Galveston</u> County, State of <u>Texas</u> , on the <u>28</u> day of <u>January</u> , <u>2026</u> .</p> <p>Signed: <u>Dedrie Price Plette</u> <u>01/28/2026</u> Declarant</p>	<p>My name is _____ . My date of birth is _____ . and my address is _____ . _____ .</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in _____ County, State of _____ , on the _____ day of _____ , _____ .</p> <p>Signed: _____ Declarant</p>
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