

T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT

Date: 3/27/2026 GF No. 466640  
Name of Affiant(s): Christina D. Owen Daniel F. Owen  
Address of Affiant: 318 Cabernet Drive Alvin, TX 77511  
Description of Property: Lot 5, Block 4, Marthas Vineyard, Section 1  
County Brazoria, Texas  
Date of Survey: 11/27/2019

"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 duly sworn, stated:

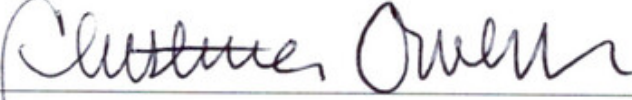
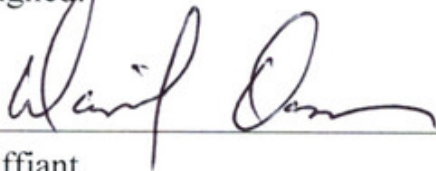
1. I am an owner of the Property. (Or state other basis for knowledge by Affiant of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.")
2. I am familiar with the property and the improvements located on the Property.
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 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):

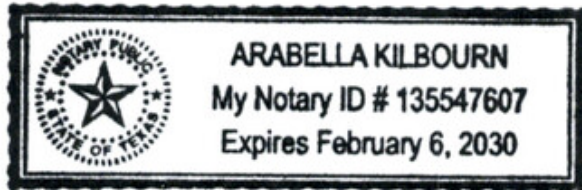
NONE

5. I understand that Title Company is relying on the truthfulness of the statements made in this 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. I understand that I have no liability to Title Company should the information in this Affidavit be incorrect other than information that I personally know to be incorrect and which I do not disclose to the Title Company.

<p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Signed:</p> <p></p> <p>_____ Affiant</p>	<p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Signed:</p> <p></p> <p>_____ Affiant</p>
--	--

SWORN AND SUBSCRIBED this 27 day of March, 2026.

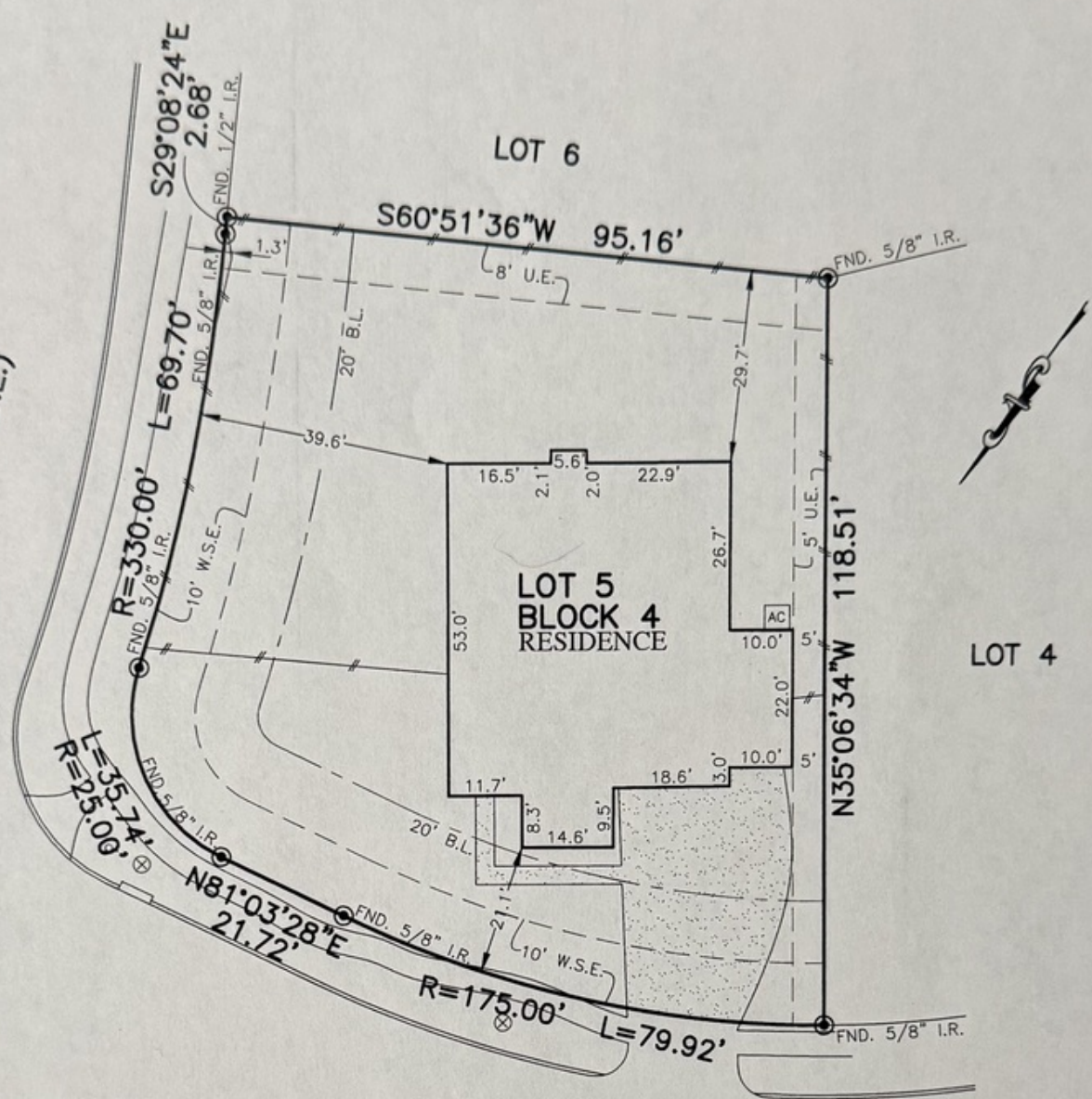


  
\_\_\_\_\_  
Notary Public



B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT
B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT
B.L.(3C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT
G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT
(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT
F.F. FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	W.V. WATER VALVE
EXT. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	F.H. FIRE HYDRANT
CHAIN LINK FENCE	P.V.T. PRIVATE	M. MONUMENT
OVERHEAD ELECTRIC	FND. FOUND	I.P. IRON PIPE
		P. POWER POLE
		L.P. LIGHT POLE
		E.B. ELECTRIC BOX
		F.O. FIBER OPTIC
		T.P. TELEPHONE PEDESTAL
		G.M. GAS METER
		C.P. CABLE PEDESTAL
		W.M. WATER METER
		G.A. GUY ANCHOR
		GRATE DRAIN
		PAD MOUNTED TRANSFORMER
		MANHOLE & INLET
		INLET
		VAULT

ZINFANDEL DRIVE  
(60' P.A.E./P.U.E.)



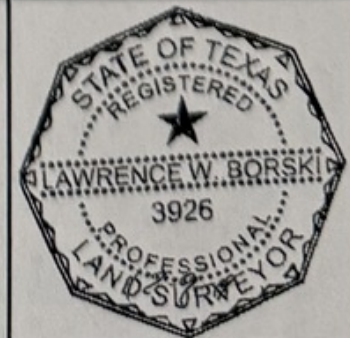
318 CABERNET DRIVE  
(50' P.A.E./P.U.E.)

**PLAT OF SURVEY**  
SCALE: 1" = 30'

NOTES:  
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.  
2. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.  
3. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY STEWART TITLE GUARANTY UNDER G.F. No. 461648.  
4. AGREEMENT FOR UNDERGROUND/OVERHEAD ELECTRIC SERVICE PER C.F. No. 2018051671.

FOR: DANIEL FRAZIER OWEN  
ADDRESS: 318 CABERNET DRIVE  
ALLPOINTS JOB#: CR184346 BY: JMM  
G.F.: 461648  
JOB:

LOT 5, BLOCK 4,  
MARTHAS VINEYARD, SECTION 1,  
C.F. NO. 2018047062, OFFICIAL RECORDS,  
BRAZORIA COUNTY, TEXAS



I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 27TH DAY OF NOVEMBER, 2019.  
*Lawrence W. Borski*

FLOOD ZONE: X  
COMMUNITY PANEL:  
48039C0135I  
EFFECTIVE DATE: 9/22/1999  
LOMR: DATE: