

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: 9-3-26 GF No. 1548269
Declarant: County 22 Ventures LLC Series three
Description of Property: ABST 142 R LOGAN SUR LOT 11 & W 20 FT OF LOT 10 BLK 5 TEXAS CITY HEIGHTS SUB NO 1
County Galveston, Texas
Date of Survey: 6-2-10-2020

"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, decks, 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):

Driveway entry added by city

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.

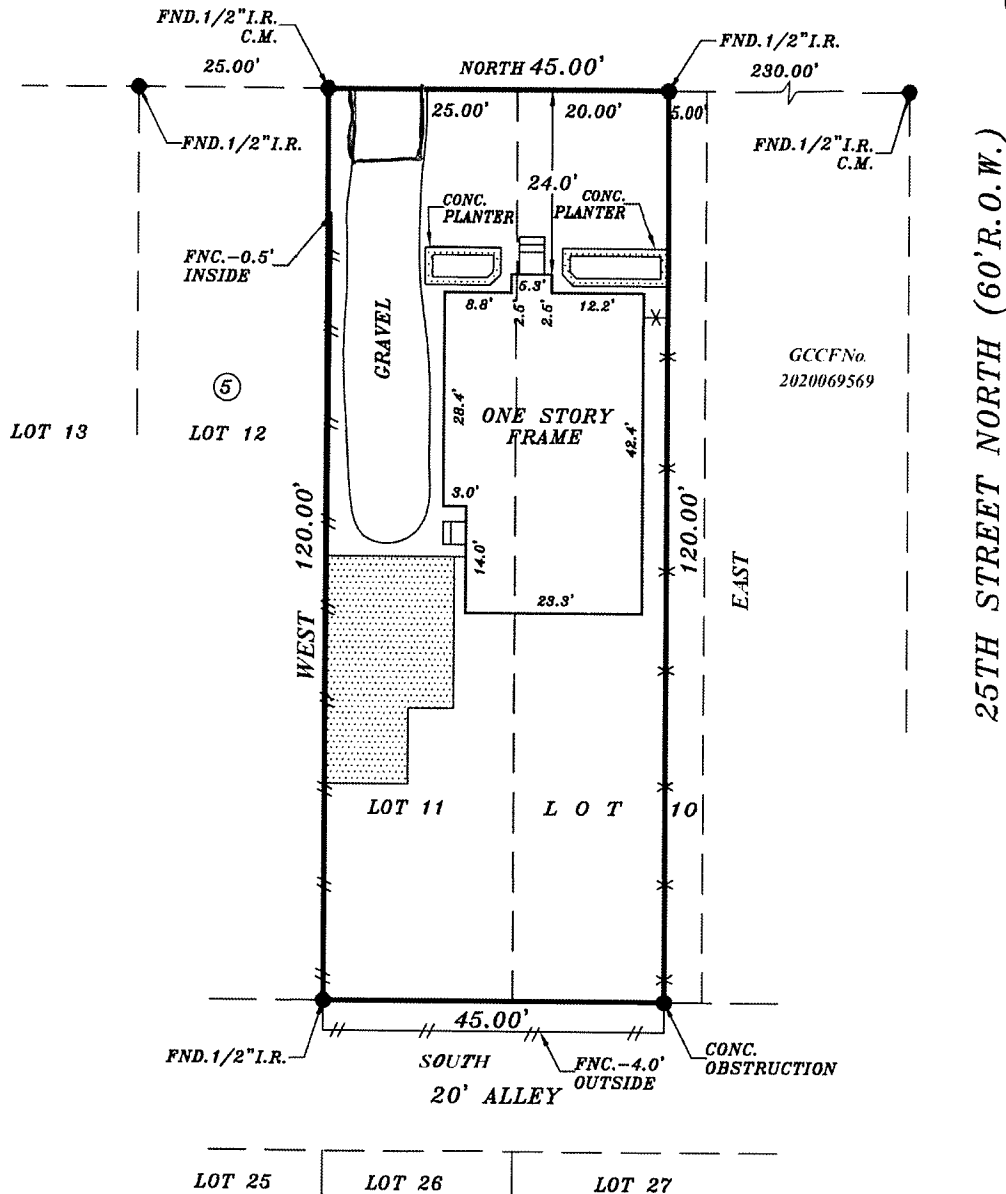
6. I understand that I have no liability to Title Company should the information in this Declaration be incorrect other than information that I personally know to be incorrect and which I do not disclose to the Title Company.
7. ALL STATEMENTS IN THIS DECLARATION ARE TRUE TO THE BEST OF MY KNOWLEDGE.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

My name is <u>Selena Haynes</u>. My date of birth is <u>March 15, 2019</u> and my address is <u>2523 7th Ave N</u> <u>Texas City TX 77590</u> I declare under penalty of perjury that the foregoing is true and correct. Executed in <u>Galveston</u> County, State of <u>Texas</u>, on the <u>2nd</u> day of <u>September</u> 2026 Signed: <u>Selena Haynes</u> Declarant	My name is _____. My date of birth is _____ and my address is _____ I declare under penalty of perjury that the foregoing is true and correct. Executed in _____ County, State of _____, on the ____ day of _____, Signed: _____ Declarant
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NOTES:

1. BEARINGS ARE BASED ON RECORDED PLAT.
2. SUBJECT TO ZONING, ORDINANCES, CONDITIONS, COVENANTS AND RESTRICTIONS OF SUBDIVISION.
3. THIS SURVEYING COMPANY HAS NOT PERFORMED ABSTRACTING ON THIS PROPERTY, THEREFORE THERE MAY EXIST ADDITIONAL EASEMENTS, RESTRICTIONS AND OTHER ENCUMBRANCES OF RECORD.
4. "CM" - CONTROLLING MONUMENT

7TH AVENUE NORTH (60'R.O.W.)



BORROWER: SELENA F. HAYNES
ADDRESS: 2523 7TH AVENUE NORTH, TEXAS CITY, TEXAS 77590

LEGAL DESCRIPTION: LOT ELEVEN (11), AND THE ADJOINING TWENTY FEET (20') OF LOT TEN (10) IN BLOCK FIVE (5), OF TEXAS CITY HEIGHTS, A SUBDIVISION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 215, PAGE 416 IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS.

This lot DOES NOT lie in the 100 year flood plain and is in ZONE X as located by the Federal Insurance Administration designated Flood Hazard Area Community Panel No. 48187C0268G dated 08/15/2019. No responsibility assumed for Flood Plain Determination or Floodway.

LENDER: HOMETRUST MORTGAGE COMPANY

TITLE COMPANY: STEWART TITLE

G.F. NO. 1548269

SCALE: 1"=20'

DATE: 02-10-22

JOB NO.

DRAFTED BY: CMS



I do certify that this survey was this day made on the ground and that this plat correctly represents the property legally described hereon. That the facts found at the time of this survey show the improvements and that there are no discrepancies apparent on the ground except as shown. This survey is based on the title commitment referenced in G.F. No. 1548269. This survey is certified for this transaction only.

David Hoskins
TEXAS STAR SURVEYING
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