T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT

Date: October 20, 2026 GF No. _____

Name of Affiant(s): Billy Livingston, Trilla Livingston

Address of Affiant: 375 NEEL , Lumberton, Tx 77657

Description of Property: Exhibit A Survey

County Hardin , Texas

Date of Survey: _____

"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.

Coldwell Banker Southern Homes Lumberton, 628 South Main Street Lumberton TX 77657 Phone: (409) 866-2392 Fax: ACT 375 Neel
Darci Piel
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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.

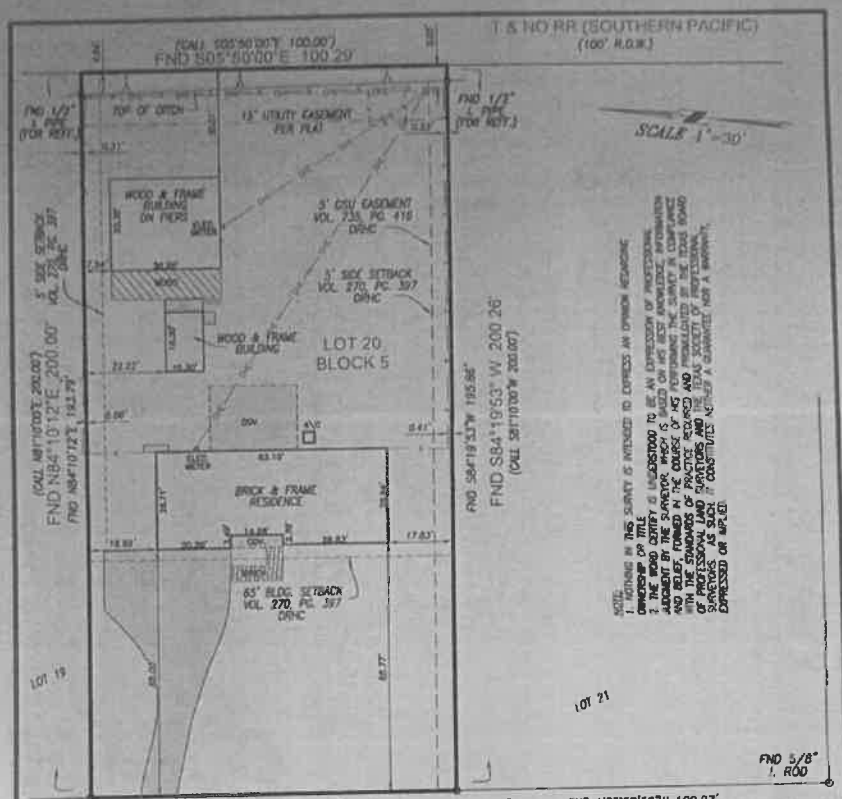
I declare under penalty of perjury that the foregoing is true and correct. Signed: Affiant	I declare under penalty of perjury that the foregoing is true and correct. Signed: Affiant

SWORN AND SUBSCRIBED this 20TH day of October

SHANNON ALSTON
Notary ID #12363783
My Commission Expires
June 9, 2029

Shannon Alston
Notary Public

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NOTE:
1. NOTHING IN THIS SURVEY IS INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE
2. THE WORD CERTIFY AS UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OF WHICH THE SURVEYOR HAS KNOWLEDGE OR INFORMATION AND BELIEF, FOUND IN THE COURSE OF HIS PERFORMING THE SURVEY IN COMPLIANCE WITH THE STANDARDS OF PRACTICE REQUIRED AND PROMULGATED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS AND THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS. AS SUCH IT CONSTITUTES NEITHER A GUARANTEE NOR A WARRANTY, EXPRESSED OR IMPLIED

SURVEYOR'S CERTIFICATION:

TO THE LEINHOLDERS AND/OR THE OWNERS OF THE PREMISES SURVEYED AND TO STEWART TITLE GUARANTY COMPANY:
THE UNDERSIGNED DOES HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON AND IS CORRECT, AND THAT THERE ARE NO DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS OR RIGHT-OF-WAYS, ON THE SURFACE OF THE GROUND EXCEPT AS SHOWN HEREON AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY. ALL RECORDED EASEMENTS SHOWN AND NOTED PER STEWART TITLE GUARANTY COMPANY G.F. No. 1319930736

DATE SURVEYED: MARCH 1, 2013

STATE OF TEXAS
REGISTERED PROFESSIONAL LAND SURVEYOR
THOMAS S. ROWE
SURVEYOR

THOMAS S. ROWE REGISTERED PROFESSIONAL LAND SURVEYOR No. 5728

MARK W. WHITELEY AND ASSOCIATES INCORPORATED
CONSULTING ENGINEERS, SURVEYORS, AND PLANNERS
Texas Registered Engineering Firm F-2219

P. O. BOX 5492
BEAUMONT, TEXAS 77726-5492
409-892-0421

3250 EASTEX FWY.
BEAUMONT, TEXAS 77703
(FAX) 409-892-1348

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NOTE:
PROPERTY SUBJECT TO ORDINANCES BY THE LUMBERTON MUNICIPAL UTILITY DISTRICT RECORDED IN VOL. 773, PG. 445; VOL. 788, PG. 353 & VOL. 848, PG. 45, DEED RECORDS, & VOL. 1123, PG. 866, OFFICIAL PUBLIC RECORDS, HARDIN COUNTY, TEXAS

375 NEEL AVENUE
LUMBERTON, TEXAS 77657

Being Lot Number Twenty (20), Block Number Five (5), Artesian Acres Second (2), a subdivision part of the W. Peveto Survey, Abstract Number 419, located in Hardin County, Texas, according to the map or plat of said subdivision recorded in Volume 3, Page 24, Plat Records of Hardin County, Texas.

Owner: Billy Livingston and Trilla Livingston

Census: 305.02

In accordance with the Flood Hazard Boundary Map, Department of Housing and Urban Development.
Community No.: 480848
Panel No.: 0550 F
Date of FIRM: 10-6-90
This property lies in Zone "X" (white). Location on map determined by scale on map. Actual field elevation not determined. Mark W. Whiteley and Associates does not warrant nor subscribe to the accuracy of scale of said maps.

Zone "X" (white) are areas determined to be outside 500-year flood plain.

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