

T-47 Residential Real Property Affidavit

(May be Modified as Appropriate for Commercial Transactions)

Date: 11/7/14 GF No. _____

Name of Affiant(s): Dustin J. Wilson

Address of Affiant: 1205 E. LUCE

Description of Property: 1205 E. LUCE, LLANO, TX
County Llano, Texas

"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 Tx, personally appeared Affiant(s) who after by me being duly sworn, stated:

1. We are the owners of the Property. Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.":

2. We are familiar with the Property and with the improvements located on the Property.

3. We are 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. We understand that the Title Company may make exceptions to the coverage of the title insurance as the Title Company may deem appropriate. We 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 Policy of Title Insurance upon payment of the promulgated premium.

4. To the best of our actual knowledge and belief, since 7/31/09 there have been no:
a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools 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 encroach on the Property;
d. conveyance, 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. We 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. We understand that we have no liability to the Title Company or the title insurance company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

X Dustin Wilson

X Varanie Wilson

SWORN AND SUBSCRIBED this 7th day of November 2014

Notary Public



(TAR- 1907) 5-01-08

LAND TITLE SURVEY

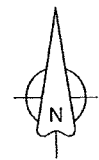
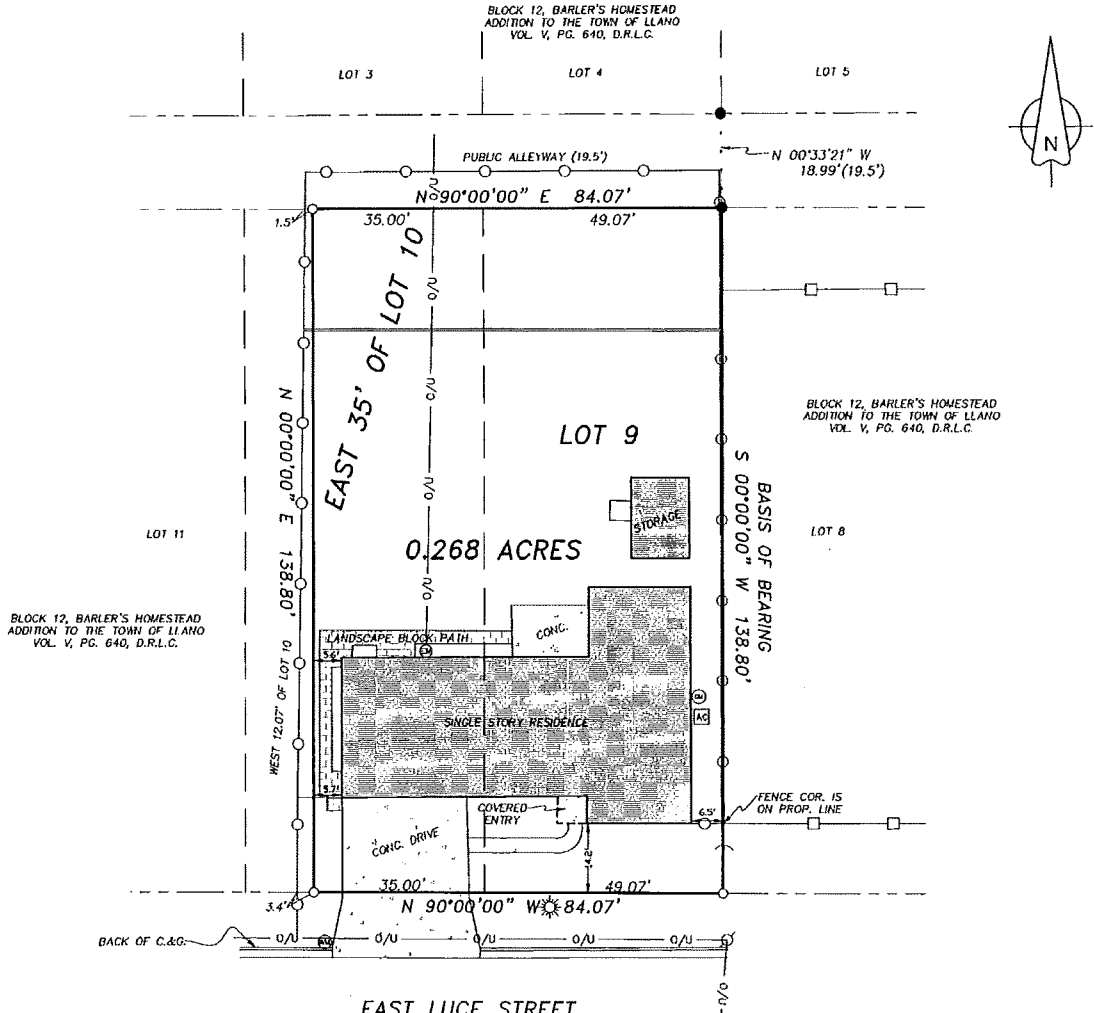
LOCAL ADDRESS: 1205 EAST LUCE STREET, TOWN OF LLANO, TX.

LEGAL DESCRIPTION: BEING ALL OF LOT 9 AND THE EAST 35' OF LOT 10 OF BLOCK 12, BARLER'S HOMESTEAD ADDITION TO THE TOWN OF LLANO, A SUBDIVISION IN THE TOWN OF LLANO, LLANO COUNTY, TEXAS, AS SHOWN BY PLAT RECORDED IN VOLUME N, PAGE 640, DEED RECORDS OF LLANO COUNTY, TEXAS.

TITLE COMMITMENT PREPARED BY: OATMAN LAND TITLES, INC./STEWART TITLE GUARANTY COMPANY
 G.F. NO.: 2009.280 EFFECTIVE DATE: JULY 10, 2009 ISSUED: JULY 28, 2009

SCHEDULE "B" ITEMS PER THE ABOVE REFERENCED TITLE COMMITMENT THAT PERTAIN TO EASEMENTS AND SETBACK RESTRICTIONS ARE LISTED AS FOLLOWS:
 SUBJECT TO - EASEMENTS AND SETBACKS AS SHOWN ON VOL.N/P.G.640 - D.R.L.C.

CURRENT LLANO COUNTY SUBDIVISION REGULATIONS

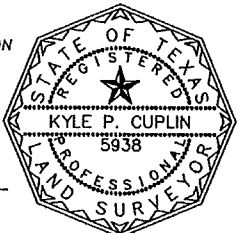


LEGEND

- FOUND IRON ROD
- SET 1/2" IRON ROD WITH "5038" CAP
- △ CALC. POINT
- () RECORD DATA
- U/E UTILITY EASEMENT
- B.S.L. BUILDING SETBACK LINE
- D.E. DRAINAGE EASEMENT
- CUY WIRE
- UTILITY POLE
- LIGHT POLE
- FIRE HYDRANT
- WATER VALVE
- CHAIN LINK FENCE
- WOOD PRIVACY FENCE
- WIRE FENCE
- OVERHEAD UTILITY LINE
- ELECTRIC METER
- GAS METER
- WATER METER
- SANITARY
- WELL
- CLEANOUT
- AIR CONDITIONING UNIT
- TELEPHONE PEDESTAL
- ELECTRIC PEDESTAL
- ELECTRIC PAD WITH TRANS.

I HEREBY CERTIFY THAT THIS SURVEY WAS PERFORMED ON THE GROUND AND WAS SURVEYED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT MINIMUM STANDARDS FOR A LAND TITLE SURVEY AS ESTABLISHED BY THE TEXAS BOARD OF LAND SURVEYING.

Kyle P. Cuplin DATED 7/31/09
 KYLE P. CUPLIN, R.P.L.S.
 REGISTERED PROFESSIONAL LAND SURVEYOR
 TEXAS REGISTRATION NO. 5938



SHEET	PROJ. NO. 09223	PREPARED FOR:	CUPLIN & ASSOCIATES, INC.	DRAWN BY:	CWC
1	DATE: 07/31/09	WALKER	3010 WEST RR 1431, SUITE B	CHECKED BY:	KPC
	SCALE		KINGSLAND, TEXAS 78639	APPROVED BY:	
	1" = 30'		PHONE: 325-388-3300	FILE NO.:	
OF			FAX: 325-388-3320	DATE	NO.
1				REVISIONS	