



PLAT  
 OF  
 LOT TWENTY THREE (23),  
 GREENWOOD ESTATES,  
 A SUBDIVISION OF MIDLAND COUNTY, TEXAS

BLANKET EASEMENTS:  
 VOL. 414, P. 619  
 VOL. 574, P. 359  
 VOL. 600, P. 398  
 VOL. 1686, P. 50



SURVEY PLAT FOR: CHRISTOPHER COX AND ANGELICA COX

TO LIEN HOLDER ISSUING THE INSURANCE UNDERWRITER AND LONE  
 STAR ABSTRACT AND TITLE COMPANY, INC., MIDLAND, TEXAS

THIS SURVEY PLAT IS PROVIDED SOLELY FOR THIS TRANSACTION AND  
 G.F. 00095691 AS NOTED.

PLAT IS COPYRIGHTED AND SHALL NOT BE USED FOR ANY OTHER  
 TRANSACTION.

THE UNDERSIGNED HEREBY CERTIFIES THAT THIS SURVEY  
 WAS MADE ON THE GROUND OF THE PROPERTY LEGALLY  
 DESCRIBED HEREON AND IS CORRECT, AND THAT THERE  
 ARE NO VISIBLE DISCREPANCIES, CONFLICTS, SHORTAGES  
 IN AREA BOUNDARY LINE CONFLICTS, ENCROACHMENTS,  
 OVERLAPPING OF IMPROVEMENTS, VISIBLE EASEMENTS OR  
 RIGHTS OF WAY, EXCEPT AS SHOWN HEREON, AND THIS  
 SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED  
 ROADWAY AS SHOWN.

*Robert D. Bradshaw*  
 REGISTERED PROFESSIONAL LAND SURVEYOR



FILED IN PLAT CABINET C, PAGE 72, PLAT RECORDS, MIDLAND COUNTY, TEXAS.

THIS PROPERTY LIES WITHIN ZONE "X" AS SHOWN BY THE FEDERAL EMERGENCY  
 MANAGEMENT AGENCY FEDERAL INSURANCE ADMINISTRATION MAP COMMUNITY PANEL  
 48329C0125 F DATED SEPTEMBER 16, 2005.

Stored: 09031159

BRADSHAW AND ASSOCIATES, INC.

CONSULTING ENGINEERS  
 REGISTERED PROFESSIONAL LAND SURVEYORS

4400 N. BIG SPRING SUITE A-8  
 MIDLAND, TEXAS 79705  
 PHONE (432)682-4400 FAX (432)682-7997

	Drawn	Chkd	Surveyed
By	SH	RDB	RG/AK
Date	4-3-09	4-3-09	3-24-09

**T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT  
(MAY BE MODIFIED AS APPROPRIATE FOR COMMERCIAL TRANSACTIONS)**

Date: Jan. 12, 2020

GF No. \_\_\_\_\_

Name of Affiant(s): **CHRISTOPHER COX**Address of Affiant: **1604 S COUNTY RD 1085 MIDLAND TX 79706**Description of Property: **ACRES: 0.500; BLK; LOT: 023; ADDN: GREENWOOD ESTATES**County **MIDLAND**, 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 **TEXAS**, personally appeared Affiant(s) who after by me being 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."): **WE ARE THE OWNERS OF THE PROPERTY.**

2. We are familiar with the property and 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 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's Policy of Title Insurance upon payment of the promulgated premium.

4. To the best of our actual knowledge and belief, since **April 20, 2009** 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. 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):

added back yard fence & shed and front back fence

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 Title 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.

CHRISTOPHER COX  
ANGELICA COX

SWORN AND SUBSCRIBED this 12<sup>th</sup> day of January

Notary Public  
**SUJO ALI MCKEE**

(TAR-1907) 02-01-2010

