

STATE OF TEXAS
COUNTY OF DENTON

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FAMILY EXCLUSION AFFIDAVIT (GRANTEE)

BEFORE ME, the undersigned authority, personally appeared _____, who being by me duly sworn, deposes as follows:

“My name is _____. I am over 18 years of age, of sound mind, capable of making this affidavit, and personally acquainted with the facts herein stated:

I am the owner of the record property (the property) herein described in Attachment ‘A’, and

The property was conveyed to me through the family exclusion to platting by an individual who is related to me within the third degree by consanguinity or affinity as described in Texas Local Government Code (TLGC) § 232.0015 (e) or other applicable law, and no part of any of the lots, parts, or tracts will be used for streets, alleys, squares, parks, or other parts of the tract intended to be dedicated to public use or for the use of purchasers or owners of lots fronting on or adjacent to the streets, alleys, squares, parks, or other parts as described in TLGC § 232.001 (a) (3) or other applicable law, and

I acknowledge that to retain said exclusion to platting, the property may only be conveyed, including any transfer of interest such as an option to purchase, contract for deed, sale, lease or renting of the property, to an individual who is related to me within the third degree by consanguinity or affinity as described in TLGC § 232.0015 (e) or other applicable law, said individual must sign and record in the Denton County Clerks Record of Deeds a new family exclusion affidavit, and no part of any of the lots, parts, or tracts may be laid out as described in TLGC § 232.001 (a) (3) or other applicable law, and

I acknowledge my responsibility to subdivide the property in accordance with the Denton County Subdivision Rules and Regulations and/or other applicable law prior to conveying any portion of the property to another owner who is not related to me within the third degree by consanguinity or affinity as described in TLGC § 232.0015 (e) or other applicable law, or by laying out part of the lots, parts, or tracts as described in TLGC § 232.001 (a) (3) or other applicable law, and that any conveyance, including any transfer of interest such as an option to purchase, contract for deed, sale, lease or renting of the property, without properly platting this property is a violation of law, and

I acknowledge that violation of this affidavit may result in one or more enforcement actions, including enforcement of the Denton County Subdivision Rules and Regulations § XIII or as otherwise permitted by law.”

Witness by hand(s) on this ___ day of _____, 20__.

Owners Signature

Sworn and subscribed before me by _____

on this ___ day of _____, 20__.

Notary Public, State of Texas

Notary Public

My Commission Expires

Attachment 'A'

Tract 1

STATE OF TEXAS

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COUNTY OF DENTON

FAMILY EXCLUSION AFFIDAVIT (GRANTOR RETAINS PORTION)

BEFORE ME, the undersigned authority, personally appeared _____, who being by me duly sworn, deposes as follows:

"My name is _____. I am over 18 years of age, of sound mind, capable of making this affidavit, and personally acquainted with the facts herein stated:

I am the owner of the record property (the property) herein described in Attachment 'A', and

The property has been or will be subdivided into four or fewer lots, parts, or tracts of land for the sole purpose of selling, giving, or otherwise transferring lots, parts, or tracts to an individual who is related to me within the third degree by consanguinity or affinity as described in Texas Local Government Code (TLGC) § 232.0015 (e) or other applicable law, and no part of any of the lots, parts, or tracts will be used for streets, alleys, squares, parks, or other parts of the tract intended to be dedicated to public use or for the use of purchasers or owners of lots fronting on or adjacent to the streets, alleys, squares, parks, or other parts as described in TLGC § 232.001 (a) (3), or other applicable law, and

I acknowledge that to retain said exclusion to platting, the property may only be conveyed, including any transfer of interest such as an option to purchase, contract for deed, sale, lease or renting of the property, to an individual who is related to me within the third degree by consanguinity or affinity as described in TLGC § 232.0015 (e) or other applicable law, said individual must sign and record in the Denton County Clerks Record of Deeds a new family exclusion affidavit, and no part of any of the lots, parts, or tracts may be laid out as described in TLGC § 232.001 (a) (3) or other applicable law, and

I acknowledge my responsibility to subdivide the property in accordance with the Denton County Subdivision Rules and Regulations and/or other applicable law prior to conveying any portion of the property to another owner who is not related to me within the third degree by consanguinity or affinity as described in TLGC § 232.0015 (e) or other applicable law, or by laying out part of the lots, parts, or tracts as described in TLGC § 232.001 (a) (3) or other applicable law, and that any conveyance, including any transfer of interest such as an option to purchase, contract for deed, sale, lease or renting of the property, without properly platting this property is a violation of law, and

I acknowledge that violation of this affidavit may result in one or more enforcement actions, including enforcement of the Denton County Subdivision Rules and Regulations § XIII or as otherwise permitted by law."

Witness by hand(s) on this ___ day of _____, 20__.

Owners Signature

Sworn and subscribed before me by _____

Notary Public, State of Texas

on this ___ day of _____, 20__.

Notary Public

My Commission Expires

Attachment 'A'

Tract 1