

# No Liability Affidavit for Encroachment Disputes

## KNOW ALL MEN BY THESE PRESENTS:

I, \_\_\_\_\_, of legal age, \_\_\_\_\_ (civil status), and a resident of \_\_\_\_\_, after having been duly sworn in accordance with law, do hereby depose and state as follows:

### 1. Property Details

I am the owner of a parcel of land located at \_\_\_\_\_, with the following details:  
TCT/Tax Declaration No.: \_\_\_\_\_.

### 2. No Known Encroachment

To the best of my knowledge, there has been no encroachment by myself, my agents, tenants, or predecessors onto any adjacent property, nor have I initiated any action regarding boundary disputes with respect to said property.

### 3. No Liability Acknowledgment

Should there arise, in the future, any dispute, claim, or litigation relating to encroachment, boundary, or similar matters involving the aforementioned property, I hereby affirm that **I shall assume responsibility** for the settlement thereof and hold harmless any third party who may acquire rights to this property from any and all liability, loss, or damages arising from such dispute.

### 4. Voluntary Execution

I am executing this affidavit to affirm the absence of liability on the part of any transferee, buyer, mortgagee, or third-party acquirer of the above property related to matters of encroachment, for all legal intents and purposes.

## IN WITNESS WHEREOF

I have hereunto set my hand this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, at \_\_\_\_\_.

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Affiant  
(Signature over Printed Name)

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Witness  
(Signature over Printed Name)

### Important Notes

- This affidavit should be notarized for it to be legally valid and binding.
- The affiant must ensure all information provided are true and correct.
- This document does not replace a survey or technical verification of property boundaries.
- Each party is encouraged to seek legal advice before signing and acting on this affidavit.

- This affidavit provides assurance to buyers or transferees but does not eliminate the need for due diligence.