

2325 TRINITY PARK COURT  
(60' R.O.W.)

NOTE:

1. Distances shown in parentheses were measured on the ground.
2. The following flood information was from a F.E.M.A. Map. We are not responsible for its accuracy.

COMMUNITY # 480291 PANEL # 0940 J

NOTES

1. OIL, GAS, & OTHER MINERAL RIGHTS AS PER TITLE COMMITMENT.
2. ZONING ORDINANCES BY THE CITY OF DEER PARK, TEXAS.

DATE OF REVISION 11/06/96

(OUTSIDE OF THE 100 YEAR FLOOD PLAIN)

SCALE : 1"=20'

KS: \FINAL\TRSD010102

Surveyed for K. HOVNANIAN OF HOUSTON II, LLC on 01/22/07  
Showing Lot 1 Block 1 of a TRINITY SUBDIVISION  
SUBDIVISION OUT OF AND PART OF PHASE 2 OF  
THE MASTER PLAN OF VILLAGES OF DEER PARK  
Section ~ in HARRIS County Texas according to the Map or Plat  
recorded in F.C. No. 598187 of the MAP records of HARRIS County.

REVISIONS	
5/9/07	FINAL

I hereby certify that this survey was made on the ground under my supervision and that it correctly represents the facts found at the time of the survey. There were no encroachments apparent on the ground except as shown hereon.

W.O. No. 56864, 63114  
G.F. No. 40508942

*mslud*



Buyer: JAMES L. LEWIS

Mortgage Co.: BANK SOURCE

Title Company: ALAMO TITLE

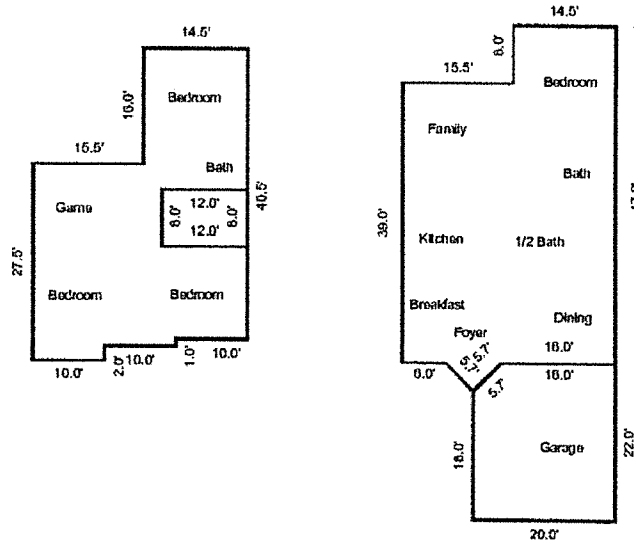
**Hoffman Land Surveying, Ltd., LLP**

5245 LANGFIELD ROAD - HOUSTON, TEXAS 77040 - (713)939-9100



# Building Sketch (Page - 1)

Borrower/Client Lewis			
Property Address 2325 Trinity Park Ct			
City Deer Park	County Harris	State Tx	Zip Code 77536-5605
Lender BSM Financial LP dba Banksource Mortgage			



Drawn by: J. Speer

Comments: Brighton Meridian 2158

AREA CALCULATIONS SUMMARY			
Code	Description	Size	Net Totals
GLA1	First Floor	1302.00	1302.00
GLA2	Second Floor	1007.00	
	Second Floor/Stairs	-96.00	911.00
GAR	Garage	432.00	432.00
TOTAL LIVABLE (rounded)			2213

LIVING AREA BREAKDOWN			
Breakdown			Subtotals
First Floor			
	6.0 x	39.0	234.00
	14.5 x	47.0	681.50
	8.0 x	39.0	312.00
0.5 x	5.7 x	5.7	16.00
	1.5 x	39.0	58.50
Second Floor			
	14.5 x	40.5	587.25
	1.0 x	4.5	4.50
	15.5 x	25.5	395.25
	2.0 x	10.0	20.00
Second Floor/Stairs			
	8.0 x	12.0	-96.00
10 Calculations Total (rounded)			2213

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

Date: \_\_\_\_\_

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

Name of Affiant(s): Jerry Hickman,

Address of Affiant: 2325 Trinity Park Ct Deer Park

Description of Property: Lot 1 block 1 Trinity Subdivision

County Harris, 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."): \_\_\_\_\_

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 26, 2019 there have been no:

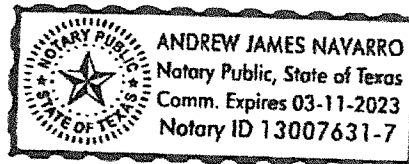
- a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
- b. changes in the location of boundary fences or boundary walls;
- c. construction projects on immediately adjoining property(ies) which encroach on the 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:) \_\_\_\_\_

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.

Jerry Hickman  
Jerry Hickman



SWORN AND SUBSCRIBED this 13 day of June, 2019  
Andrew James Navarro  
Notary Public

(TXR-1907) 02-01-2010

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