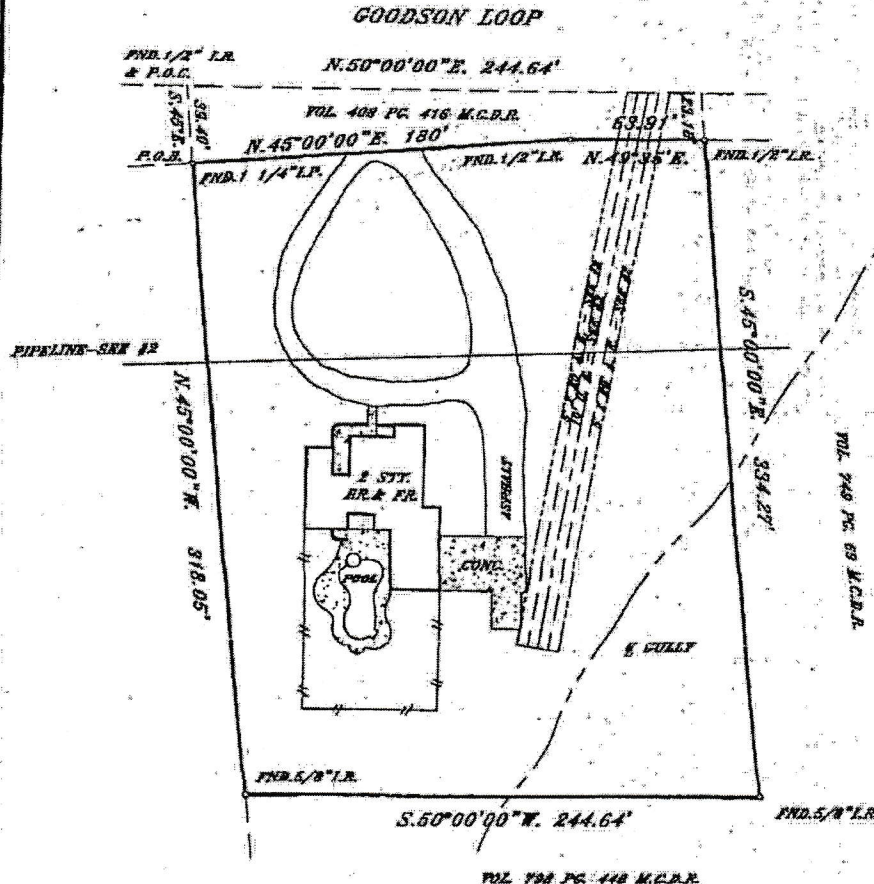




HOSKINS LAND SURVEYORS, INC.

14450 P.C. JESTER #130, HOUSTON, TEXAS 77014
PHONE 281-440-9236 FAX 281-893-9739

2003-124



NOTE: BEARINGS ARE BASED ON RECORD DEED.
PROPERTY SUBJECT TO:
1. UTILITY EMT. 10' WIDE TOGETHER WITH
ARROLL EMT. - VOL. 813 PG. 625 M.C.D.R.
2. PIPELINE RIGHT-OF-WAY AS GRANTED TO
THE SUPERIOR OIL CO. - VOL. 271 PG. 122
M.C.D.R.
3. PIPELINE RIGHT-OF-WAY AS GRANTED TO
TENNESSEE GAS TRANSMISSION CO. - VOL. 233
PG. 112 M.C.D.R.

BY GRAPHIC PLOTTING ONLY, THE
PROPERTY SHOWN HEREON DOES NOT
LIE WITHIN THE DESIGNATED 100 YR.
FLOOD PLAIN. NO DETERMINATION IS
MADE AS TO WHETHER PROPERTY WILL
OR WILL NOT ACTUALLY FLOOD.
FIRM PANEL NO. 480483 04967
ZONE: "X" DATE: 12-19-96

THIS SURVEY WAS PERFORMED
IN ACCORDANCE WITH TITLE
COMMITMENT PROVIDED BY
STEWART TITLE
CP# 03400248

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE
FINDINGS OF AN ON THE GROUND SURVEY MADE UNDER MY
SUPERVISION ON THIS DAY AND IS CORRECT TO THE
BEST OF MY KNOWLEDGE AND THAT THERE WERE NO
APPARENT ENCROACHMENTS AT THE TIME OF THE
SURVEY, UNLESS SHOWN OR NOTED OTHERWISE.
SURVEY IS VALID FOR THIS TRANSACTION ONLY AND
IS NON-TRANSFERABLE.

Brigido de la Rosa

PLAT OF PROPERTY FOR

BRIGIDO DELAROSA

AT 837 GOODSON LOOP

A 1.638 ACRE TRACT OF LAND

BUCKMAN CANFIELD SURVEY, A-120

SEE METES & BOUNDS

MONTGOMERY COUNTY, TEXAS

SCALE: 1"=60' DATE: 03-27-03

David Alan Hoskins

DAVID ALAN HOSKINS-TEXAS RPLS #4760

Patricia D. Kien

EXHIBIT "A"

LEGAL DESCRIPTION

File No.: 17339032613

A certain tract or parcel of land containing 1.836 acres located in the BUCKMAN CANFIELD SURVEY, A-120, Montgomery County, Texas, and being out of and a part of that certain 5.00 acre tract of land as recorded in Volume 798, Page 448 of the Montgomery County Deed Records, said 1.836 acre tract being more particularly described by metes and bounds as follows;

COMMENCING at a 1/2 inch iron rod found for the original Northwesterly corner of said 5.00 acre tract, said point lying in the Southeasterly right-of-way line of Goodson Loop (60.00 feet wide) and also being the most Westerly corner of that certain 0.1640 acre tract of land as recorded in Volume 408, Page 416 of the Montgomery County Deed Records;

THENCE South 45 deg. East with the Southwesterly right-of-way line of said 5.00 acre tract a distance of 39.40 feet to a 1-1/4 inch iron pipe found for the POINT OF BEGINNING of the herein described tract;

THENCE North 45 deg. 00 min. 00 sec. East with the Southeasterly line of said 0.1640 acre tract a distance of 180.00 feet to a 1/2 inch iron rod found at an angle point;

THENCE, North 49 deg. 35 min. East, continuing with the Southeasterly line of said 0.1640 acre tract a distance of 63.91 feet to a 1/2 inch iron rod found for corner in the Southwesterly line of that certain tract of land as recorded in Volume 749, Page 69 of the Montgomery County Deed Records;

THENCE South 45 deg. 00 min. 00 sec. East a distance of 334.27 feet to a 5/8 inch iron rod found for corner in the Northwesterly line of the remainder of the aforementioned 5 acre tract;

THENCE South 50 deg. 00 min. 00 sec. West with said line a distance of 244.64 feet to a 5/8 inch iron rod found for corner;

THENCE North 45 deg 00 min. 00 sec. West a distance of 318.05 feet to the POINT OF BEGINNING and containing 1.836 acres of land, more or less.

T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT

(May be modified as Appropriate for Commercial Transactions)

October 26, 2017

File Number: 17339032613

Name of Affiant(s): Brent J. Sherman
Address of Affiant: 937 Goodson Loop, Pinehurst, TX 77362

Description of Property:

A certain tract or parcel of land containing 1.836 acres located in the BUCKMAN CANFIELD SURVEY, A-120, Montgomery County, Texas, and being out of and a part of that certain 5.00 acre tract of land as recorded in Volume 798, Page 448 of the Montgomery County Deed Records, said 1.836 acre tract being more particularly described by metes and bounds as follows;

COMMENCING at a 1/2 inch iron rod found for the original Northwestern corner of said 5.00 acre tract, said point lying in the Southeasterly right-of-way line of Goodson Loop (60.00 feet wide) and also being the most Westerly corner of that certain 0.1640 acre tract of land as recorded in Volume 408, Page 416 of the Montgomery County Deed Records;

THENCE South 45 deg. East with the Southwesterly right-of-way line of said 5.00 acre tract a distance of 39.40 feet to a 1-1/4 inch iron pipe found for the POINT OF BEGINNING of the herein described tract;

THENCE North 45 deg. 00 min. 00 sec. East with the Southeasterly line of said 0.1640 acre tract a distance of 180.00 feet to a 1/2 inch iron rod found at an angle point;

THENCE, North 49 deg. 35 min. East, continuing with the Southeasterly line of said 0.1640 acre tract a distance of 63.91 feet to a 1/2 inch iron rod found for corner in the Southwesterly line of that certain tract of land as recorded in Volume 749, Page 69 of the Montgomery County Deed Records;

THENCE South 45 deg. 00 min. 00 sec. East a distance of 334.27 feet to a 5/8 inch iron rod found for corner in the Northwestern line of the remainder of the aforementioned 5 acre tract;

THENCE South 50 deg. 00 min. 00 sec. West with said line a distance of 244.64 feet to a 5/8 inch iron rod found for corner;

THENCE North 45 deg. 00 min. 00 sec. West a distance of 318.05 feet to the POINT OF BEGINNING and containing 1.836 acres of land, more or less.

Name of Title Company: Stewart Title Company

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statement contained herein.

Before me, the undersigned authority, personally appeared Brent J. Sherman, ("Affiant(s)"), who being by me duly sworn on his/her/their oath stated the following:

1. I/We are the owners of the Property.
2. I/We are familiar with the Property and the improvements located on the Property.
3. I/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. I/We understand that the company may make exceptions to the coverage of the title insurance as Company may deem appropriate. I/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 my/our actual knowledge and belief, since March 27, 2003, 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):

NONE

5. I/We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage. 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. I/We understand that we have no liability to Title Company or to the Title Insurance Company that will issue the policy(ies) should the information in this Affidavit be incorrect, other than information that I/we personally know to be incorrect and which I/we do not disclose to the Title Company.

Brent J. Sherman

Brent J. Sherman

State of Texas
County of Harris

Sworn to and subscribed before me, the undersigned authority, by Brent J. Sherman on this the 26th day of October, 2017

Jolene R. Kavosi

Notary Public in and for the State of Texas

My Commission expires: _____

