

DATE: 9/30/19

NO. OF PAGES (including cover page) 3

TO: Caprice
Michelle

FROM: M. Smith

FAX: _____

FAX: _____

ATTENTION: 214-242-2200

PHONE: 281-814-7906
(cell)

SUBJECT: Survey & T-47

Please Text me when you
receive.

Thank you
Michelle

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

Date: 9/30/19

GF No. 9718249365

Name of Affiant(s): Clyde E Smith, Jr, Martha E Smith

Address of Affiant: 7014 Elm Trace, Sugar Land, TX 77479

Description of Property: Greatwood Village Sec 1, Block 3, Lot 18 R/P

County Fort Bend, 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 1997 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. 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.

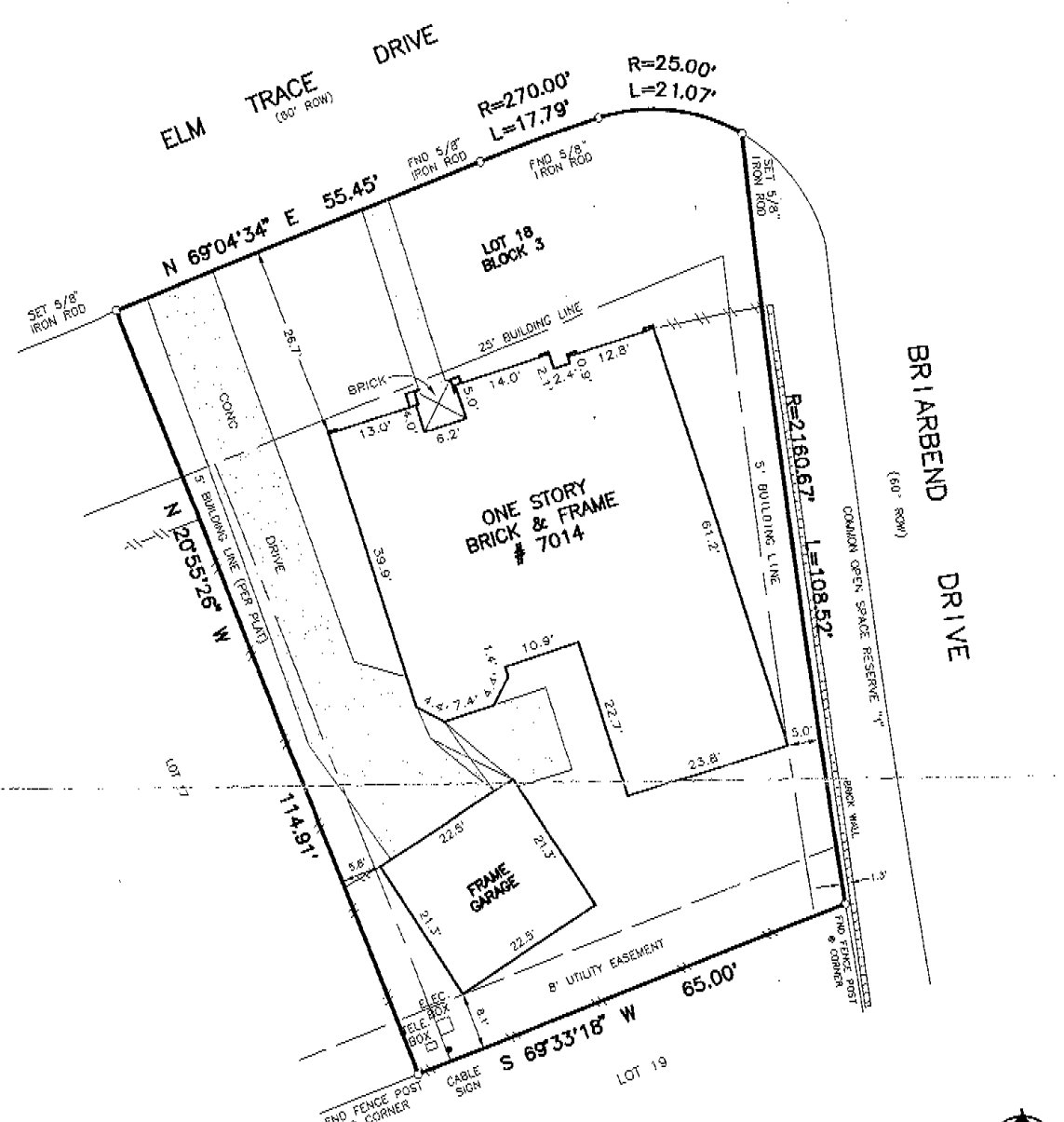
[Signature]
[Signature]



SWORN AND SUBSCRIBED this 30th day of September
[Signature]
Notary Public

2019

BY GRAPHIC PLOTTING ONLY THIS PROPERTY IS NOT IN THE 100 YEAR FLOOD PLAIN ACCORDING TO N.F.I.P. MAP NO. 48157C 0240J REV. JANUARY 03, 1997. ZONE "X". WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION. PROPERTY SUBJECT TO LOCAL MUNICIPALITIES AND ORDINANCES, ZONING REQUIREMENTS AND SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.



PROPERTY SUBJECT TO AN AGREEMENT WITH HL&P FOR UNDERGROUND ELECTRICAL SYSTEM RECORD IN VOLUME 2140, PAGE 296, OF THE OFFICIAL RECORDS OF FORT BEND COUNTY, TEXAS.

I, Allen D. Hughes, a Registered Professional Land Surveyor in the State of Texas, do hereby Certify that this survey was this day made on the ground, under my supervision, of the property described hereon (and/or by notes and bounds on attached sheet), is correct and there are no encroachments apparent on the ground, and that all improvements lie wholly within the property lines, except as shown or noted hereon. This survey is certified for this transaction only. This survey was performed in connection with the transaction described in

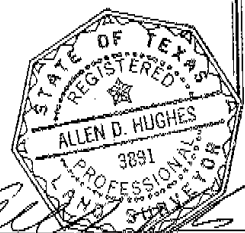
OF 9718249365 of ALAMO TITLE COMPANY TITLE AGENCY DIVISION
Lot 18 Block 3 of GREATWOOD VILLAGE SECTION ONE REPLAT,
A SUBDIVISION IN FORT BEND COUNTY, TEXAS.

According to the map or plat thereof recorded under Slide(s) 977/B and 978/A
and amended under Slide(s) 1033/A and 1033/B
of the PLAT records of FORT BEND County, Texas.

Purchaser: CLYDE EDWARD SMITH AND MARTHA ELAINE SMITH
Address: 7014 ELM TRACE DRIVE, RICHMOND, TEXAS 77469
Lender: WORLD SAVINGS

Witness my hand this 16TH day of APRIL, 1997

Hughes-Southwest Surveying Co.



ALLEN D. HUGHES
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 3891

11231 RICHMOND AVE. D-105, HOUSTON, TEXAS 77082
PH: 281-496-9977 * FAX: 281-496-9989 * 1-800-336-2840

SCALE: 1"=20'-0" DRAWN BY: SN
REVISION: