



BRADLY COURT (50' R.O.W.)

*David H. Ward*      *Diane L. Ward*

BUYER (S):      DAVID H. WARD AND DIANE L. WARD  
 STREET ADDRESS:      5217 BRADLY COURT  
    KATY, TEXAS 77493

PLAT OF PROPERTY

LOT TWELVE (12), IN BLOCK TWO (2), OF HERITAGE PARK WEST SUBDIVISION, SECTION THREE, AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF FILED UNDER CLERK'S FILE NO. S-830723 AT FILM CODE NO. 397014 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

NOTES: (1) THIS PROPERTY IS LOCATED IN ZONE "C" ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAP, COMMUNITY PANEL NO. 480301-0005D, EFFECTIVE FEBRUARY 8, 1983. ELEVATIONS WERE NOT TAKEN ON THIS PROPERTY.

(2) ASSUMED ELEVATION OF 100.00 AT TOP OF CURB AS SHOWN.

SURVEYOR'S CERTIFICATION

I, RAYMOND A. RAHAMAN HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AS A RESULT OF AN ACTUAL SURVEY. THERE ARE NO APPARENT ENCROACHMENTS AND IMPROVEMENTS ARE WITHIN ITS BOUNDARIES UNLESS SHOWN HEREON.

G.F. No.: 98-21-78735/1d

Client: ARDENWOOD HOMES

REVISIONS & UPDATES:

- 1) Form survey on 6-18-98.
- 2) Findi survey on 12-7-98.



Job No.: 9891181

Date: 5-27-98

**WESTERN GROUP CONSULTANTS**  
*Professional Land Surveyors*

11111 Katy Freeway, #620  
 Houston, Texas 77079  
 (713) 465-6655

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

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

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

Name of Affiant(s): Steven P Brennan, Laurie K Brennan

Address of Affiant: 5217 Bradly Lane, Katy, TX 77493

Description of Property: Lot 12 Block 2 Heritage Park West Sec 3

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 30, 2013 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): old shed was replaced in same location

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.



Laurie K Brennan

SWORN AND SUBSCRIBED this 25 day of FEBRUARY, 2020

Notary Public

(TXR-1907) 02-01-2010



BHGRE Gary Greene- Katy, 23922 Cinco Village Center #123 Katy TX 77494  
Carolyn Easley

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