

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

Date: May 5, 2021 GF No. _____

Name of Affiant(s): Vladimir J. Stark

Address of Affiant: 9 Thornhill Oaks Dr. Houston, TX 77015

Description of Property: LOT 9 THORNHILL U/R
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 November 22, 2006 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.

Vladimir J. Stark
VLADIMIR J. STARK

SWORN AND SUBSCRIBED this 5th day of May, 2021



STATE OF TEXAS §
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COUNTY OF HARRIS §

Being a tract or parcel containing 1.6254 acre of land being Tract 9 of Thornwood an unrecorded subdivision situated in the S. C. Hiroms Survey Abstract Number 33, Harris County, Texas, being that same called 1.623 acre tract of record under Harris County Clerk's File Number (H.C.C.F. No.) H123579, said 1.6254 acre tract being more particularly described as follows with all bearings referenced to said Tract 9:

Commencing for reference at the intersection of the north right-of-way line of Thornhill Oaks Drive (60 feet wide) and the east right-of-way line of Thornhill Oaks Court (60 feet wide), for the southwest corner to that certain called 1.613 acre tract (Tract 8) of record under H.C.C.F. No. R938632;

Thence, North 00°43'00" East, along said east right-of-way line, 85.00 feet to an iron pipe found for the beginning of a curve to the left;

Thence, 42.00 feet along the arc of said curve to the left, following said east right-of-way line, having a radius of 218.46 feet, to an iron rod found for the common southwest corner to Tract 9, the Point Of Beginning of the herein described tract and the northwest corner to said Tract 8;

Thence, 92.67 feet continuing along the arc of said curve to the left, following said east right-of-way line, having a radius of 218.46 feet, to an iron rod set for the end of said curve;

Thence, North 34°36'11" West, continuing along said east right-of-way line, 6.00 feet to an iron rod set for common most westerly corner to said Tract 9, the herein described tract and the most southerly corner to that certain called 1.629 acre tract (Tract 10) of record under H.C.C.F. No. H714052;

Thence, North 52°18'47" East, along the line common to said Tract 9 and Tract 10, at 300.00 feet passing an iron rod set for reference, in all a distance of 393.79 feet to the common northerly corner to said Tract 9, the most easterly corner to said Tract 10, in the south line of that certain called 37.691 acre tract of record under H.C.C.F. No. N633638, in the centerline of Big Gulch Gully;

Thence, North 85°53'10" East, along said south line, following said centerline, 78.98 feet to a point for corner;

Thence, South 27°47'52" East, continuing along said south line and said centerline, 66.31 feet to a point for corner;

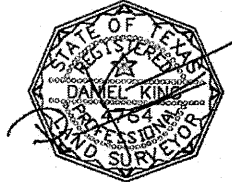
Thence, South 89°48'35" East continuing along said south line and said centerline, 24.42 feet to a point for the common most easterly corner to said Tract 9, the herein described tract and the northwest corner of that certain called 2.085 acre tract (Tract 7) of record under H.C.C.F. No. T794018;

Thence, South 43°07'07" West, along the west line of said Tract 7, 73.09 feet to an iron pipe found for corner;

Thence, South 09°08'19" West, continuing along said west line, 109.75 feet to an iron pipe found for the southeast corner to said Tract 9, the herein described tract and the northeast corner to said Tract 8;

Thence, South 71°10'00" West, along the line common to said Tract 8 and Tract 9, 359.06 feet to the Point Of Beginning and containing 1.6254 acre of land.

See drawing attached



Daniel King
Professional Land Surveyor, No. 4764
December 20, 2006
Job No. 06-14798