

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

Date: _____ GF No. _____

Name of Affiant(s): PATRICK T. SHARKEY AND MARY C. SHARKEY

Address of Affiant: 5410 Navarro Street, Houston, TX 77056

Description of Property: Lot 13 Block 13 of Lamar Terrace

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 2/11/2011 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

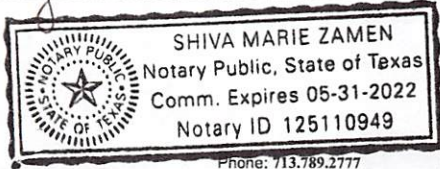
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit 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.

Patrick T. Sharkey
Mary C. Sharkey

SWORN AND SUBSCRIBED this 26 day of May, 2021

Notary Public _____

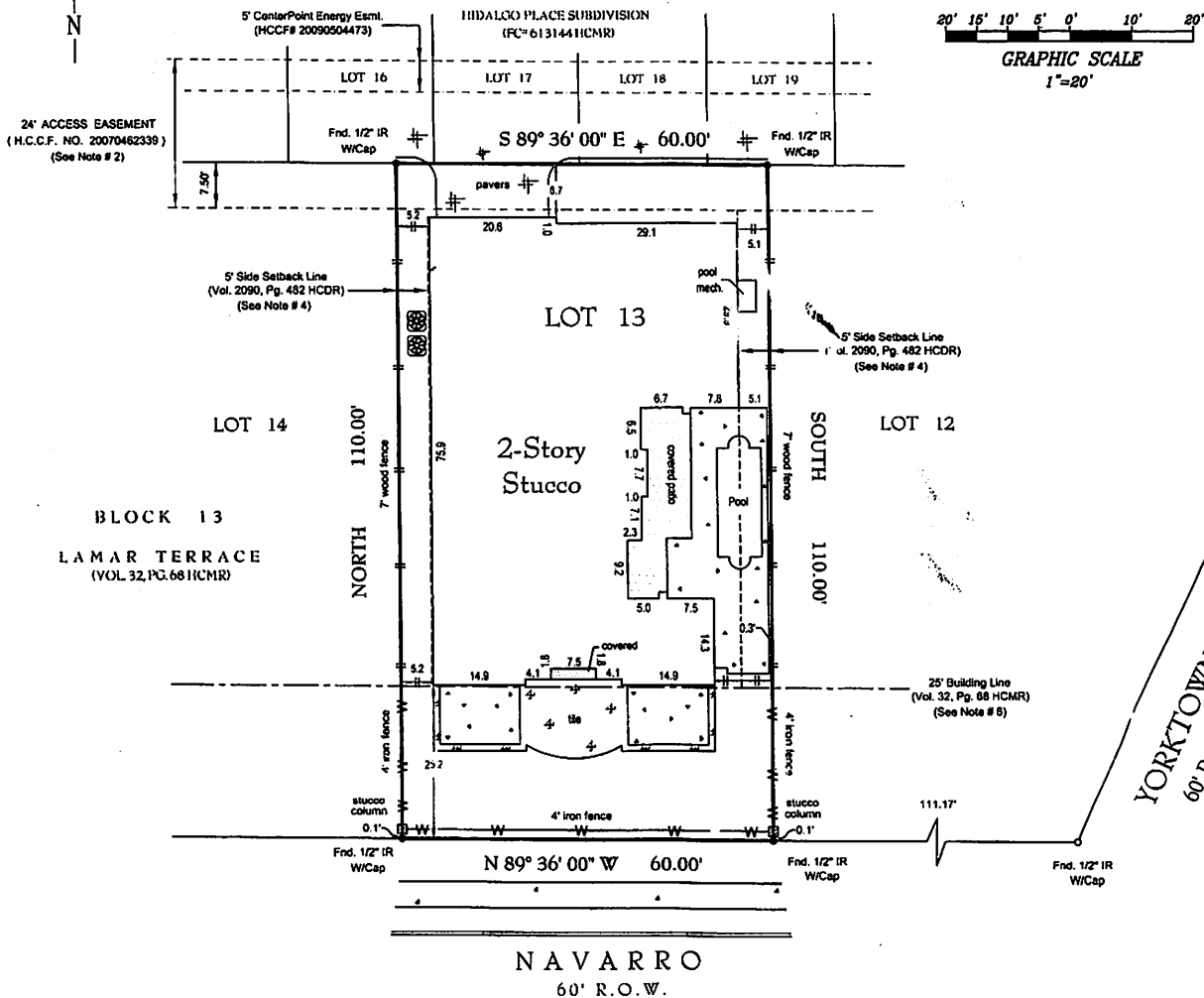
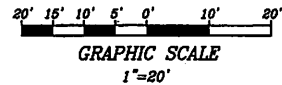


(TXR-1907) 02-01-2010

PROBSTFELD & ASSOCIATES

PROFESSIONAL LAND SURVEYORS

515 PARK GROVE DRIVE, SUITE 102 ▲ KATY, TEXAS 77450 ▲ (281) 829-0034 ▲ FAX (281) 829-0233



NOTES:

1. Release of easement granted by CenterPoint Energy Houston Electric, LLC, pertaining to that certain dedicated 10 foot utility easement centered along the rear property line together with an adjoining 5 foot by 20 foot aerial easement per the recorded plat of Lamar Terrace filed for record under Harris County Clerk's File No. 20090504474
2. Declaration of Access Easement for vehicular and pedestrian ingress and egress purposes, granted and described in instrument dated and filed July 25, 2007, recorded under Clerk's File No. 20070462339 of the Official Public Records of Harris County, Texas. (shown above)
3. Grant of easement for installation and services by and between Comcast of Houston, LLC, and RW Homebuilders, LP filed for record under Harris County Clerk's File No. 20080189493. (not shown)
4. No building except a detached garage located seventy (70) feet or more from the front lot line shall be located nearer than five (5) feet to any side lot line as set forth in instrument recorded in Volume 2090, Page 482 of the Deed Records of Harris County, Texas.
5. Front building setback lines in Lamar Terrace subdivision waived and abandoned as described in instrument recorded under Harris County Clerk's File No. R161554.
6. Surveyor has not abstracted this property. This survey has been prepared based upon information provided by the title company. No independent investigation of the accuracy of the title company's work has been performed by the surveyor. Zoning ordinances and zoning building setback lines (if any) are not shown.
7. Surveyor has not reviewed restrictive covenants as set forth under Schedule B of the title commitment.
8. All bearings are referenced to the platted North right of way line of Navarro.

PLAT OF PROPERTY

FOR: PATRICK T. SHARKEY & MARY C. SHARKEY
 AT: 5410 NAVARRO • HOUSTON, TEXAS
 LGL: LOT 13, BLOCK 13
LAMAR TERRACE

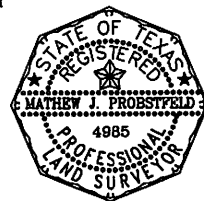
VOLUME 32, PAGE 68 OF THE MAP RECORDS OF
HARRIS COUNTY, TEXAS

SCALE: 1" = 20'
 DATE: 3/22/2007 REVISED DATE: 12/21/2010

This Property DOES NOT lie within the designated 100 year Floodplain.
 PANEL NO: 48201C 0855 L
 ZONE: X EFF. DATE: 6/18/07
 BASE FLOOD ELEVATION: N/A
 LOCATED BY GRAPHIC PLOTTING ONLY AND NOT RESPONSIBLE FOR ACTUAL DETERMINATION.

THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH TITLE COMMITMENT
 PROVIDED BY: VERITAS TITLE
 GF#: 05010230 (5/23/2008)

I hereby certify that the above plat correctly represents the facts found at the time of the survey made on the ground, under my supervision, and there are no apparent encroachments at the time of this survey, unless shown or noted otherwise.



(Signature)

MATHEW J. PROBSTFELD
 Registered Professional Land Surveyor
 State of Texas No. 4985

JOB # 540-103 DRAWN BY: PJW/M