



TITLE COMPANY:



StarTex

TITLE COMPANY

(281) 393-1382

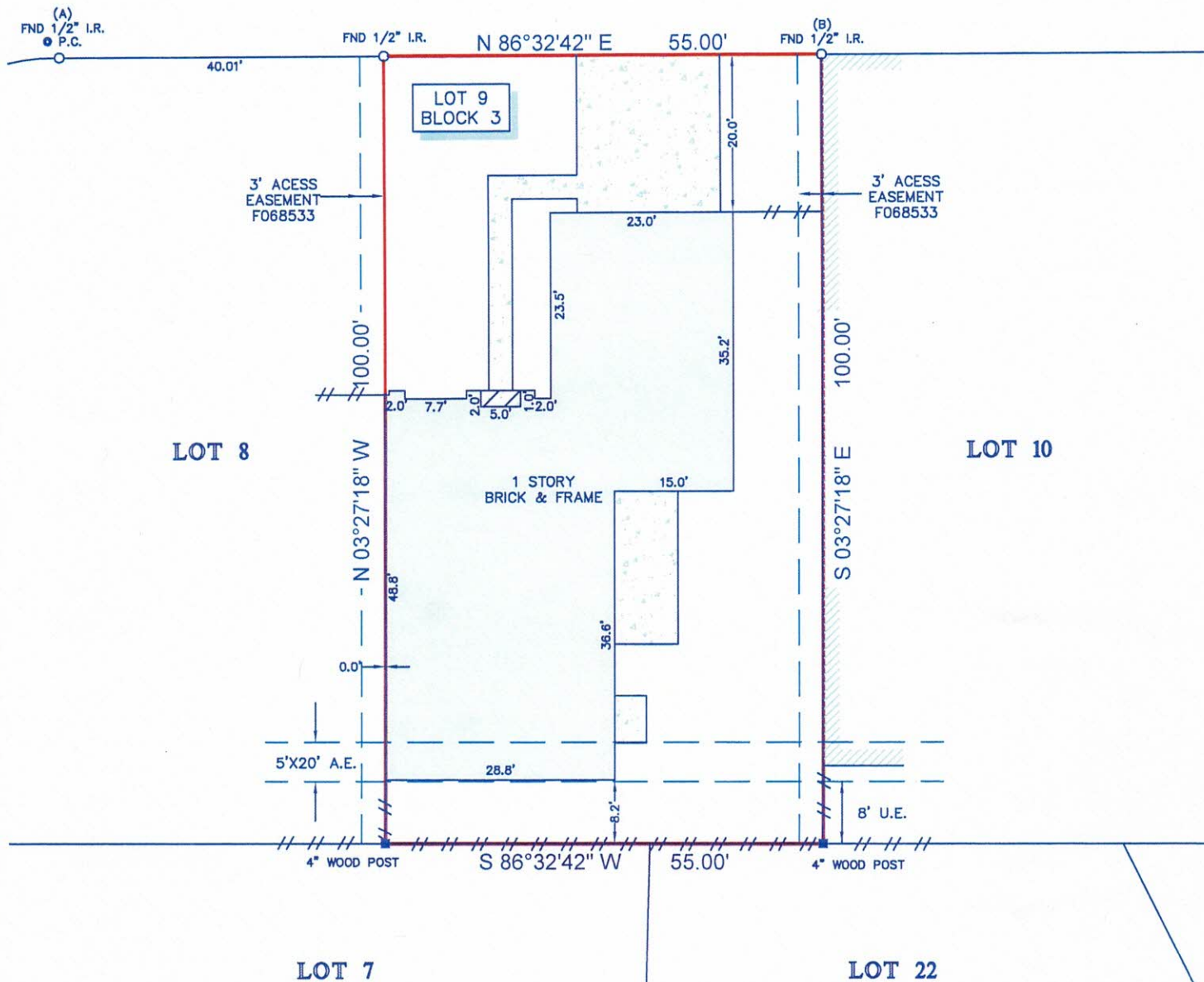
G.F. #: 4114747950

ISSUE DATE: JANUARY 8, 2015



ASHFORD PINE DRIVE (50' R.O.W.)

SCALE 1"=20'



NOTES:

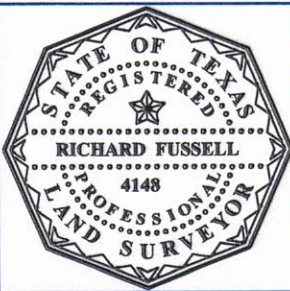
1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. FLOOD INFORMATION IS BASED ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP FOR THE COUNTY LISTED BELOW.
3. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
4. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
5. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
6. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
7. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JANUARY 8, 2015, UNDER G.F. NO. 4114747950.
8. ZERO LOT LINE ACCESS EASEMENT AS PROVIDED FOR IN RESTRICTIVE INSTRUMENT RECORDED UNDER CLERK'S FILE NO. F068533.
9. THE TERMS, CONDITIONS & STIPULATIONS OF THAT CERTAIN AGREEMENT FOR THE INSTALLATION, OPERATION & MAINTENANCE OF AN UNDERGROUND/OVERHEAD ELECTRICAL SERVICE DISTRIBUTION SYSTEM WITH H.L.&P. RECORDED UNDER CLERK'S FILE NO. F308706.
10. THERE ARE NO AERIAL EASEMENT ENCROACHMENTS.

LEGEND

	CONCRETE		ADJOINING RESIDENCE
	U.E. = UTILITY EASEMENT		A.E. = AERIAL EASEMENT
	COVERED AREA		FENCE
	WOOD		WOOD

PROJECT: A LAND TITLE SURVEY OF LOT 9, IN BLOCK 3, OF ASHFORD PARK, SECTION 1 (REPLAT), A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 249, PAGE 71 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

CLIENT: MARK S. CAGLE	
ADDRESS: 12823 ASHFORD PINE DRIVE	
FLOOD ZONE: "AE"	FLOOD MAP#: 48201C 0830 L
FLOOD MAP DATE: 06-18-07	FLOOD MAP COUNTY: HARRIS
www.survey1inc.com survey1@survey1inc.com Firm Registration No. 100758-00 P.O. Box 2543 • Alvin, TX 77512 (281)393-1382 • Fax(281)393-1383	



SURVEYORS CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON JANUARY 28, 2015 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

RICHARD FUSSELL
RPLS# 4148

FIELD CREW: AF	JOB# 1-33422-15
DRAFTER: NM	DATE JAN. 28, 2015

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

Date: August 24, 2021

GF No. 4114747950

Name of Affiant(s): Mark S. Cagle, Cynthia Alvarez Helling

Address of Affiant: 12823 Ashford Pine Drive, Houston, TX 77082

Description of Property: Single Family Home

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 January 30, 2015 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.

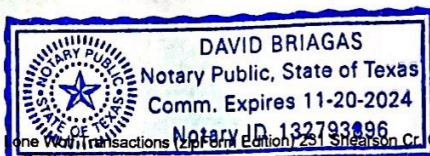
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Mark S. Cagle

Cynthia Alvarez Helling

SWORN AND SUBSCRIBED this 2 day of September, 2021

[Signature]
Notary Public



(TXR-1907) 02-01-2010

Keller Williams Signature, 920 S Fry Rd Katy TX 77450
D'Andra (Dee) Williams

Produced with One World Transactions (2nd Edition) 2011 Shearson Co.

Phone: 7135916720

Fax:

Cambridge, Ontario, Canada N1T 1J5 www.lwolf.com

Page 1 of 1

12823 Ashford Pine