

COLLIERIDGE
 (VARIABLE R.O.W.)
 (FORMERLY LOT 6)

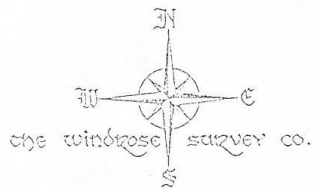
NOTES:

- 1) FOUND NO EVIDENCE OF SAN. SEWER LINES ON SUBJECT PROPERTY PER FIELD INSPECTION AT TIME OF SURVEY.
- 2) BUILDING LINE RESTRICTIONS BY Vol. 1161, PG. 385 H.C.D.R.
- 3) GARAGE ENCLOSES 5' B.C. AS SHOWN.
- 4) GARAGE DOES NOT ENCLOSE 15' X 20' A.E.

AUDEN AVE.
 (60' R.O.W.)
 SCALE: 1"=20'
 THE WINDROSE SURVEY COMPANY

ALL BEARINGS BASED ON RECORDED PLAT. THIS SURVEY HAS BEEN COMPILED IN ACCORDANCE WITH INFORMATION CONTAINED IN THE TITLE COMMITMENT REFERENCED IN OF NO. 22109429

LOT <u>6</u>	BLOCK <u>3</u>	SECTION <u>3</u>	SUBDIVISION <u>SUNSET TERRACE</u>	This lot <u>DOES NOT LIE</u> in the 100 year flood plain and is in <u>ZONE "X" (SHADED)</u> as located by the Federal Insurance Administration designated Flood Hazard Area by Community Panel No. <u>480318 0280 G</u>
RECORDATION <u>VOL. 17, PG. 1 H.C.M.R.</u>	COUNTY <u>HARRIS</u>	STATE <u>TEXAS</u>	SURVEY <u>—</u>	dated <u>SEPT. 28, 1990</u>
LENDER <u>RESIDENTIAL FINANCE CORP.</u>		TITLE CO. <u>STEWART TITLE CO.</u>		JOB NO. <u>2935 P</u>
PURCHASER <u>NANCY SAUER</u> ADDRESS <u>5920 AUDEN AVE.</u>				



I do hereby certify that this survey was this day made on the ground and that this plat correctly represents the property legally described hereon (or on attached sheet). That the facts found at the time of this survey show the improvements and that there are no encroachments apparent on the ground, except as shown.

W. C. K.

FIELD WORK	<u>4-29-92</u>	<u>SB</u>
DRAFTED BY	<u>4-29-92</u>	<u>CBJR</u>
CHECKED BY	<u>4-29-92</u>	<u>WP</u>
KEY MAP NO.	<u>532 A</u>	

THE WINDROSE SURVEY COMPANY
 1652 W. Sam Houston Parkway, North
 Houston, Texas 77043
 (713) 461-9898

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

Date: 1-19-22 GF No. _____
Name of Affiant(s): Nancy L. Sauer
Address of Affiant: 5920 Auden Street, Houston, TX 77005
Description of Property: 5920 Auden Street, Houston, TX 77005
County: Harris County, 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 purchase in 4/1992 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

** replaced both sewer & natural gas lines*

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.

Nancy L. Sauer

SWORN AND SUBSCRIBED this 19 day of January, 2022.

Shannon Kelly Yang-OH
Notary Public

(TXR 1907) 02-01-2010

