

1-47 Residential Real Property Affidavit

(May be Modified as Appropriate for Commercial Transactions)

Date: 4/28/17

GF No. 17-303457-fee

Name of Affiant(s): Alfonso Diaz, Donna Diaz

Address of Affiant: 4814 ECHO FALLS DRIVE, KINGWOOD, TX. 77345

Description of Property: LOT 13, BLK 3, MILLS BRANCH VILLAGE 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 duly 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 with 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 the 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 Policy of Title Insurance upon payment of the promulgated premium.

4. To the best of our actual knowledge and belief, since August 2, 1996 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. conveyance, replatings, 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

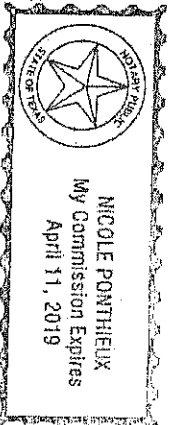
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

6. We understand that we have no liability to the Title Company or the title insurance 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.

[Handwritten signature]

SWORN AND SUBSCRIBED this 28th day of April, 2017

Notary Public Nicole Pontthieux



(TAR-1907) 5-01-08

Keller Williams Realty Northeast, 20665 W Lake Houston Parkway Kingwood, TX 77346
Phone: 281-338-4545369

Fax: 281-812-0640 Diana Coleman
Produced with ZipForm® by ziplogix 18070 Filleen Mile Road, Fraser, Michigan 48026 www.ziplogix.com

JAMES R. VERNON AND WIFE, CINDY VERNON

4814 ECHO FALLS DRIVE
KINGWOOD, TEXAS 77345

AUDIO & VIDEO EASEMENT
2' WIDE CENTERED ON THE
UNDERGROUND CABLE
H.C.R.P.R.
C.F. NO. M428831

① DRAINAGE EASEMENT
H.C.R.P.R.
C.F. NO. M428831

ECHO FALLS DRIVE
(460.00' W.W.)

SUBJECT AND ENVIRONMENTAL
CONDITIONS WERE NOT EXAMINED
OR CONSIDERED AS A PART OF THIS
SURVEY. NO STATEMENT IS MADE
CONCERNING THE EXISTENCE OF
UNDERGROUND OR OVERHEAD
CONTAINERS OR FACILITIES THAT
MAY AFFECT THE USE OR
DEVELOPMENT OF THIS TRACT.
SURVEYOR HAS MADE NO INVESTIGATION
OR INDEPENDENT SEARCH FOR
EASEMENTS OF RECORD, ETC., AND
BRINGS RESTRICTIVE COVENANTS, OR
OTHER TITLE EVIDENCE
TO PLAT, DEED, OR AS
ASSUMED.
ALL ABSTRACTING IS
BY THE TITLE COMPANY.
THIS SURVEY IS CENTERED
FOR THIS PLAT SECTION ONLY, AS
GRAPHIC PLATTING ONLY, AS
SUBJECT TO ANY AND ALL
TO FLOOD DETERMINATION
EASEMENTS
RECORDED AND UNRECORDED.
EASEMENTS
SURVEY IS VALID & PART HAS
ORIGINAL SEAL & SIGNATURE OF
SURVEYOR
* AS PER
ANY AND ALL
ZONING ORDINANCE
G.F. NO. 375-96-5044

X B.R.C.
X J.R.C.

SCALE 1" = 20' LOT 13 BLOCK 3
COUNTY: HARRIS STATE: TEXAS

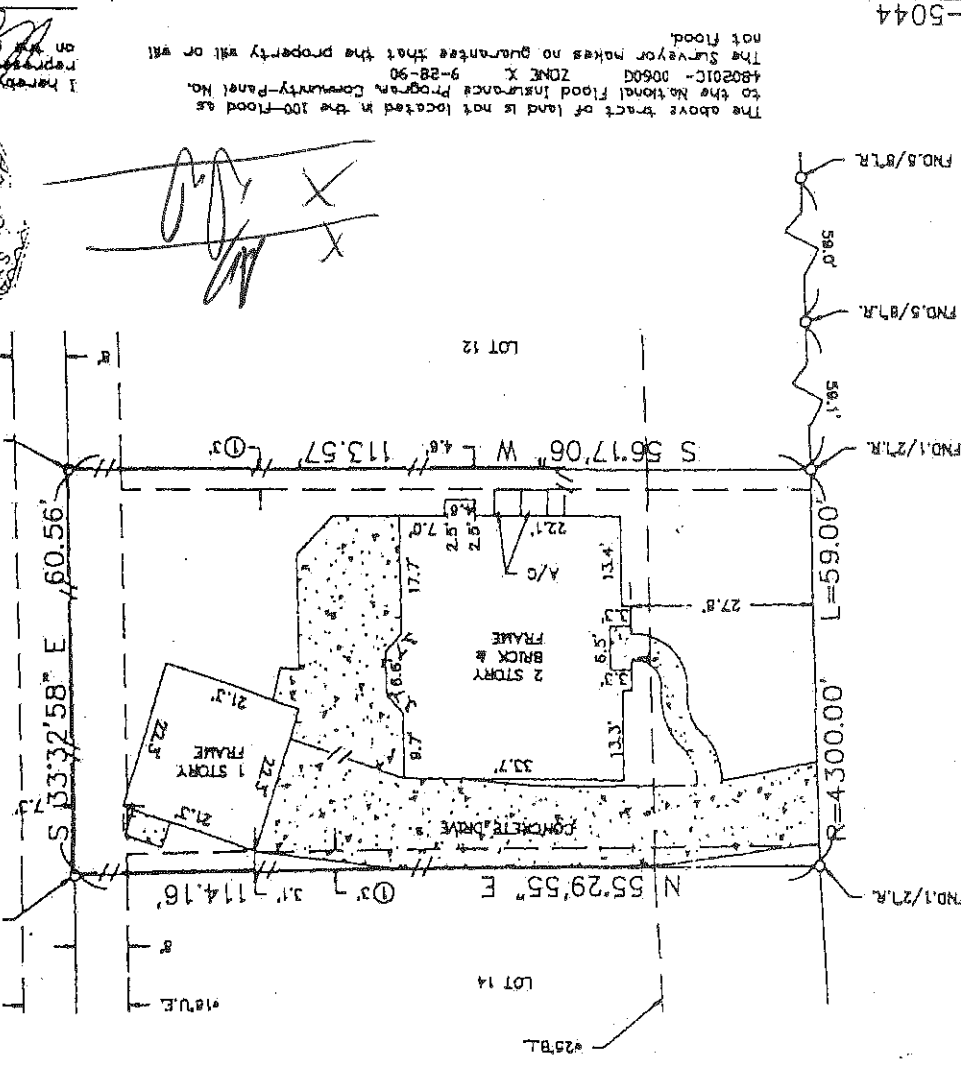
SUBDIVISION: AMENDING PLAT OF MILLS BRANCH VILLAGE SECTION 3

U.S. SURVEYING COMPANY, INC.
A Professional Land Surveying Company
747 Biofield Houston, Texas 77060
(713) 445-9218 FAX (713) 445-5332

REF. V. 348020 P. N/A M.R. DATE: 8-2-96
F.C. NO.

JOB NO. 07-1404 DRAWN BY: LGS

ABSTRACT NO: 529 SURVEY: H. McCLAIN



The above tract of land is not located in the 100-Flood as
to the National Flood Insurance Program Community-Panel No.
480201C-00600 ZONE X 9-28-90
The Surveyor makes no guarantee that the property will or will
not flood.

I hereby certify that the above is a
representation of an actual survey made
on the ground under my supervision.



Signature of C. N. Fauguer