

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

Date: \_\_\_\_\_ GF No. \_\_\_\_\_

Name of Affiant(s): Robert A. Hardee, Andrea C. Hardee

Address of Affiant: 25019 Hufsmith Cemetery Rd, Tomball, Tx 77375

Description of Property: TR 6A-2 ABST 50 J MILLER

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 10, 1994 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.

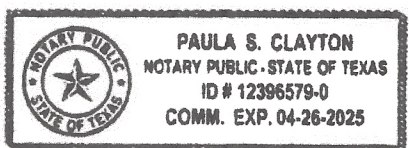
EXCEPT for the following (If None, Insert "None" Below): Patio with Cover, Single Car Garage with Porch and Cover, Driveway Extended with Car ports, Side walk from PATIO to GARAGE, Swimming Pool

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.

Robert A. Hardee  
Robert A. Hardee

Andrea C. Hardee  
Andrea C. Hardee



SWORN AND SUBSCRIBED this 22 day of February, 2022  
Paula S. Clayton  
Notary Public

(TXR-1907) 02-01-2010

A PLAT OF A 0.7913 ACRE TRACT OF LAND IN THE JOSEPH MILLER SURVEY, A-50, IN HARRIS COUNTY, TEXAS, AND BEING THAT SAME TRACT OF LAND DESCRIBED IN DEED TO ROBERT ALLEN HARDEE AND RECORDED UNDER CLERK'S FILE NO P021962.

ADDRESS:  
25019 HUFSMITH  
CEMETERY ROAD

SCALE: 1" = 30 FT  
0 10 20 30



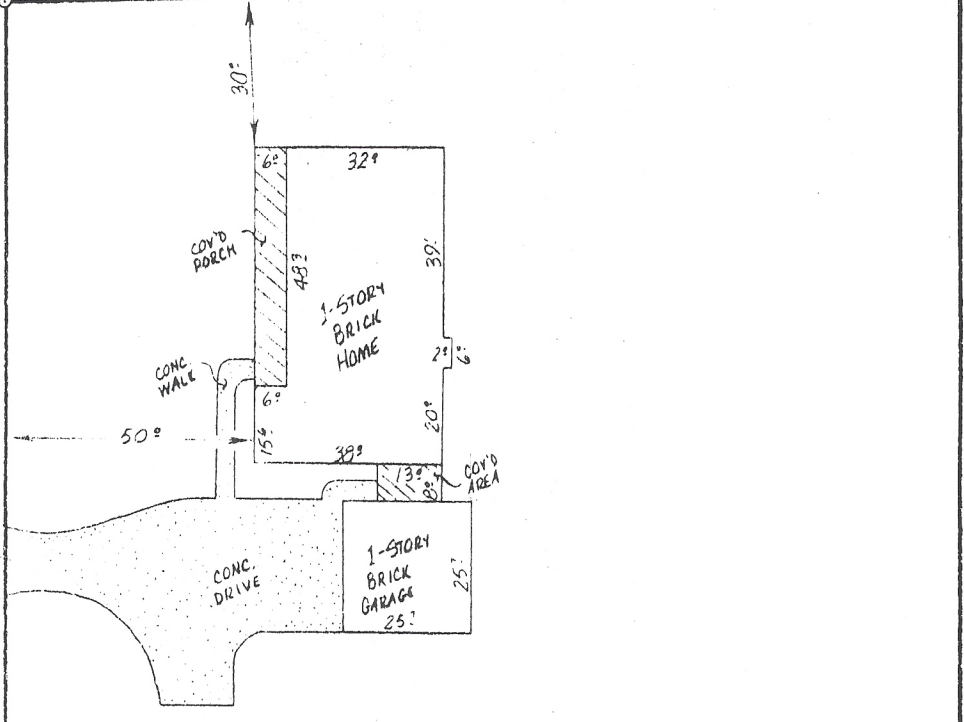
HUFSMITH CEMETERY ROAD  
(40 FT R-O-W)

FND 1/2" I.R.

N 88° 31' 13" E — 193.07'

FND 1/2" I.R.

N 00° 12' 03" W — 160.14'



S 00° 12' 03" E — 197.01'

FOUND FENCE CORNER  
PUSH POINT OF  
BEGINNING

N 80° 37' 34" W — 195.75'

FND 1/2" I.R.

HUFSMITH ROAD  
(60 FT R-O-W)

FLOOD INFORMATION:

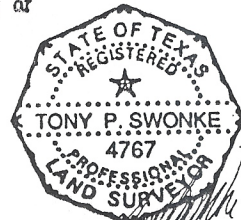
ACCORDING TO F.I.R. MAP NO 48201C 0015 H (DATED SEPT. 30, 1992), THIS PROPERTY IS IN ZONE "X" AND NOT IN THE 100-YEAR FLOOD ZONE.

UPDATES/ADDITIONS/REVISIONS:

MARCH 28, 1994 - UPDATED TO REFLECT RESULTS OF "FINAL" SURVEY.

I do hereby certify that this survey was made by me on the ground of the property described and depicted above and is correct in all that it implies. All improvements are shown and there are no conflicts, discrepancies, shortages in area or boundary lines, or any overlapping of improvements except as shown hereon. All visible easements and rights-of-way are shown.

Signed, stamped, and dated this 10<sup>TH</sup> day of JANUARY, 1994.



Prepared by  
Tony Swonke Land Surveying  
700 Kane St.  
Tomball, TX 77375  
713 351-SRVY 7789

REDUCED SCALE