

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

Date: 3/15/22

GF No. _____

Name of Affiant(s): Yunbae Kim, Daesil Kwak

Address of Affiant: 3410 Mallard Pass Ln. Katy, TX 77494

Description of Property: PINE MILL RANCH SEC 9, BLOCK 2, LOT 16

County Fort Bend, 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 May 2, 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.

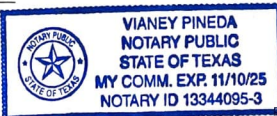
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.



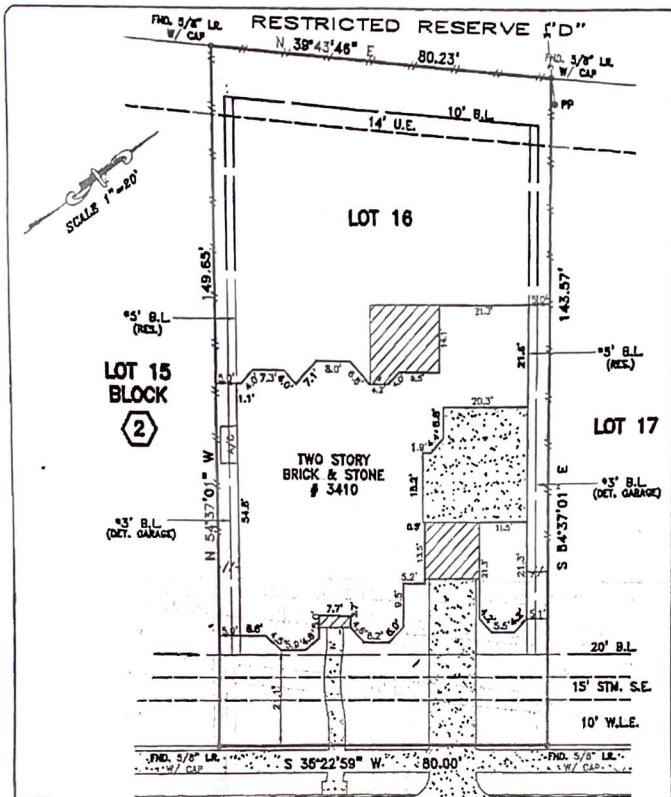
Notary Public

SWORN AND SUBSCRIBED this 15 day of March, 2022

Yunbae Kim, Daesil Kwak
Notary Public



(TXR-1907) 02-01-2010



NOTES:

1. ALL BEARINGS AND STREET ARE BASED ON RECORDED PLAT.
2. UNDERGROUND ELECTRIC SERVICE AGREEMENT PER C.F. NO. 201007281.

PLAT OF LOT 16, BLOCK 2 OF FOUR MILE SECTION 9 ACCORDING TO THE PLAT RECORDED BY PLAT NO. 20100068 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS.

This survey is being granted only for the use of the above parties and that no claims are to be created or treated in any way the survey except as it conforms to evidence with the original transactions.

PROPERTY LIES WITHIN FLOOD ZONE _____, ACCORDING TO F.E.M. MAP NO. _____, DATES _____ BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION BEFORE ANY DEVELOPMENT PLANNING, DESIGN, OR CONSTRUCTION IS STARTED. THE COMMUNITY, CITY AND COUNTY IN WHICH SUBJECT TRACT EXISTS SHOULD BE CONTACTED. SAID ENTITIES MAY IMPOSE LARGER FLOOD PLANS AND FLOODPLAIN AREAS THAN SHOWN BY FLURAL MAPS THAT WILL AFFECT DEVELOPMENT.

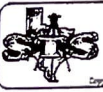


PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS. I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not observe property. Enclosed: building lines, etc. shown are as identified by _____

CP 902-22324 of UNIVERSAL TITLE PARTNERS, LLC

Fred W. Lawton, Registered Professional Land Surveyor No. 2221

ADDRESS: 3410 MALLARD PASS LANE
 CITY: KATY, TEXAS ZIP: 77494
 PURCHASERS: YUNHUA KIM AND DANIEL YKAK
 JOB NO: M282645 DATE: 02-03-11 SCALE: 1"=80'-00" REVISION: 3-30-11 FINAL Key Map 4868/7



SOUTH TEXAS SURVEYING ASSOCIATES, INC.
 11281 Richmond Ave. Suite J-101 Houston, Texas 77082
 TEL (281) 558-8818 FAX (281) 558-8531

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