

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

Date: _____ GF No. _____

Name of Affiant(s): Schneider Living Trust , _____

Address of Affiant: 719 Garrett Way, Sugar Land, TX 77479-5086

Description of Property: Lot 48, Block 2, Blakely Bend Section 1

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 TX , 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 July 5, 2000 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.

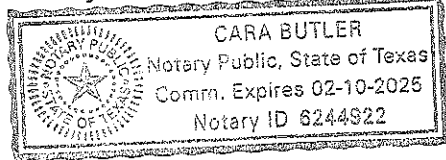
EXCEPT for the following (If None, Insert "None" Below): _____

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.

William A Schneider
Schneider Living Trust

William M Schneider



SWORN AND SUBSCRIBED this 31 day of March , 2022
Cara Butler
Notary Public

(TXR-1907) 02-01-2010

SCALE 1" = 20'
NORTH

GARRETT WAY
(50' R.O.W.)

R = 240.00'
L = 54.03'

N. 32° 06' 21" E.
36.74'

LOT 49

TWO STORY
BRICK AND FRAME
RESIDENCE



LOT 47

LOT 48

ONE STORY
WD. FRAME
GARAGE

LOT 50

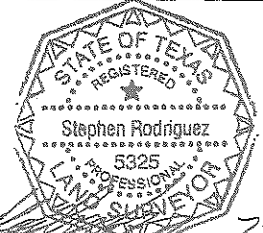
RESTRICTED RESERVE

NOTES:
1. RESTRICTIVE COVENANTS BY SLIDE No. 1114/B PLAT RECORDS AND IN VOL. 2136 PG. 252B VOL. 2197 PG. 107B VOL. 2250 PG. 753 VOL. 2318 PG. 1673 O.R.F.B.C. AND IN C.C.F. No. 9620985.
2. H.L.R.P. AGREEMENT BY VOL. 2356 PG. 956 O.R.F.B.C.

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|---|--------------|-------------------------------|---------------------------|--------------------------|
| LOT: 48 | | BLOCK: 2 | SUBDIVISION: BLAKELY BEND | |
| COUNTY: FORT BEND | STATE: TEXAS | RECORDATION: SLIDE NO. 1114/B | P.R.F.B.C. | JOB NO. 00-06-166 |
| PURCHASER: WILLIAM A. SCHNEIDER JR. AND JULIANNE M. SCHNEIDER | | MORTGAGE CO. SPH MORTGAGE | | FIELD WORK 7-02-00 AH |
| ADDRESS: 719 GARRETT WAY | | TITLE CO. ALAMO TITLE CO. | | DRAFTING 7-03-00 K.E. |
| | | | | FINAL CHECK 7-05-00 S.R. |
| | | | | KEY: 567 Y |

K & R
LAND SURVEYING CO.

K & R LAND SURVEYING
8524 HWY. 6 NORTH BOX 205
HOUSTON, TEXAS 77093
TEL (281)345-4857
FAX (281)859-3226



I DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY. THERE ARE NO ENCUMBRANCES APPARENT EXCEPT AS SHOWN.
STEPHEN RODRIGUEZ R.P.L.S. No. 5325

THE SURVEYOR HAS NOT ABSTRACTED SUBJECT PROPERTY. THIS SURVEY IS BASED ON TITLE COMMITMENT LISTED BELOW AND PLAT OF RECORD SHOWN.

GF. No. 00-42200220

SUBJECT PROPERTY IS NOT LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA ZONE X
AS PER MAP 281592
PANEL 255 J DATED 1-29-97

THE FLOOD INFORMATION IS FROM A F.E.M.A. MAP. WE ARE NOT RESPONSIBLE FOR ITS ACCURACY.