

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

Date: 03/30/2022 GF No. 94-11-526PC
Name of Affiant(s): Eric Johnson and Janell Johnson
Address of Affiant: 263 E. Rainbow Ridge Circle, Spring, TX 77381
Description of Property: 263 E. Rainbow Ridge Circle, Spring, TX 77381
County TX, Texas

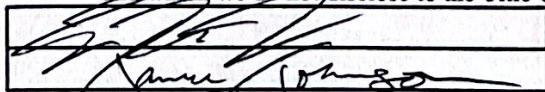
"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

Before me, the undersigned notary for the State of Texas, personally appeared Affiant(s) who after by me being sworn, stated:

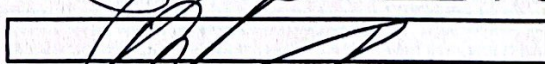
1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.")
2. We are familiar with the property and the improvements located on the 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 10/13/2021 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

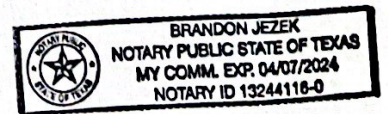
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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



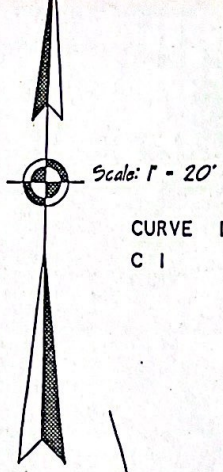
SWORN AND SUBSCRIBED this 30 day of March, 20 22.



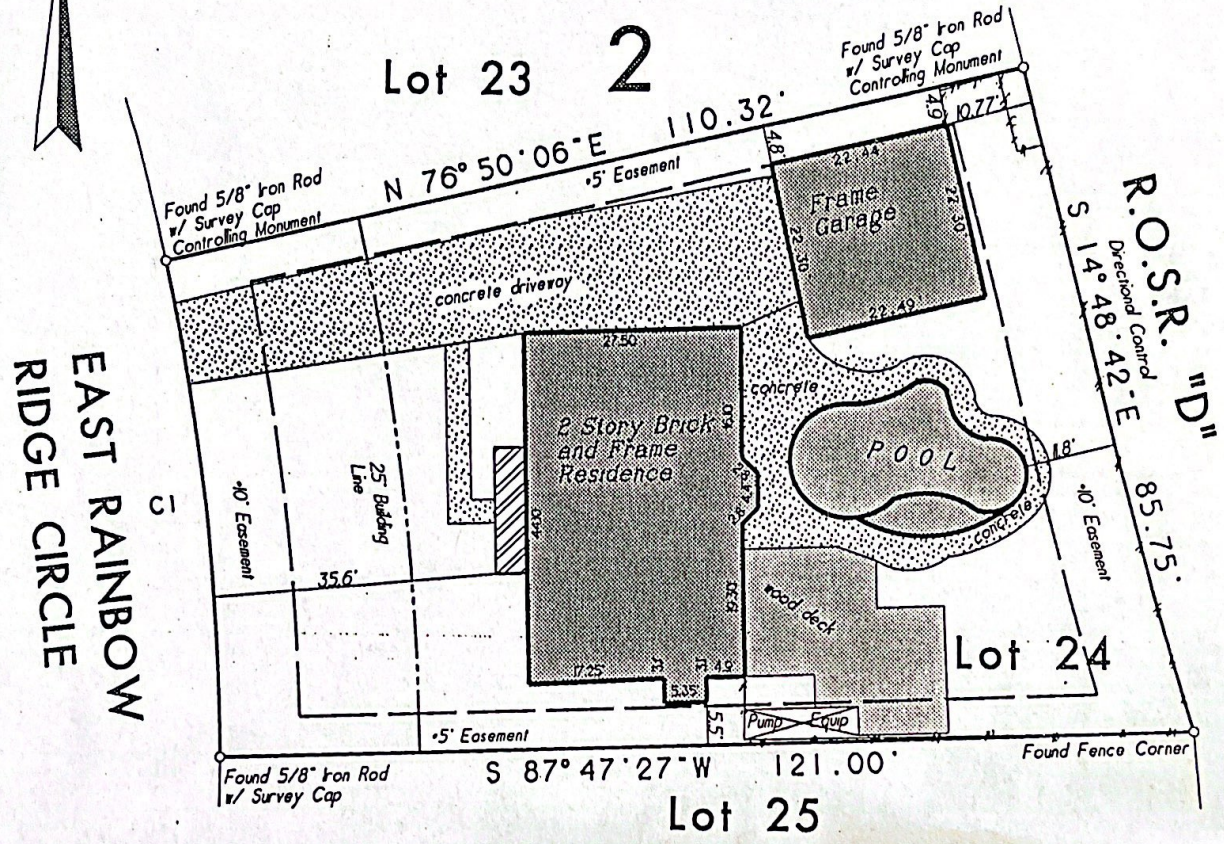
Notary Public
(TXR 1907) 02-01-2010



This Property Lies In ZONE C
based on FIRM 480483, 205E.12-15-89



CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	10° 57' 21"	330.00'	63.10'	31.65'	63.01'	N 07° 41' 27" W



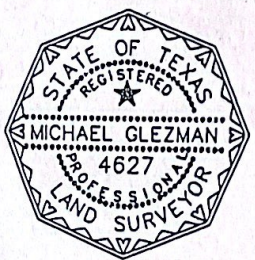
Note:
1. Basis of Bearings: Recorded Plat
2. *Easement for utilities CF 831005

Diane M. Flicker
Diane M. Flicker

Lot 24, Block 2, Section 1 of Village of Cochrans Crossing, The Woodlands, a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Plat Cabinet D, as Sheet 75A, of the Map Records of Montgomery County, Texas.

Purchaser: **DIANE M. FLICKER**
263 EAST RAINBOW RIDGE CIRCLE
Address: **THE WOODLANDS, TEXAS 77380**

6F No: 94-11-526PC Date: December 20, 1994
Job No: 94616



I, Michael Glezman, a Registered Professional Land Surveyor, State of Texas, hereby certify that the property has been surveyed on the ground under my supervision, is true and correct, the corner monuments have been found or set, that there are no encroachments or conflicts except as noted; the survey and professional service conforms to the Texas Society of Professional Surveyors Standards and Specifications for a Category IA, Condition III survey.

This drawing is the property of Michael Glezman Surveying and shall not be used for any purpose without the written consent of the authorized agent of Michael Glezman Surveying. Michael Glezman Surveying accepts no responsibility for the use of this drawing for any purpose after six months from the date indicated on this drawing. All rights reserved. Copyright 1994, Michael Glezman Surveying.

Michael Glezman RPLS No. 4627

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