

N 00°55'08" W
624.98"
to 5/8" IR
Lot 150 at Doty
Creek Ln. (625)

call: S 89°59'55" E 502.65'
N 89°25'33" E
496.74'

1/8" IR
Iron rod

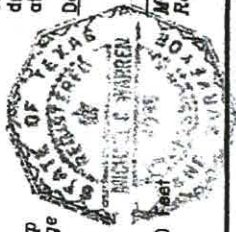
495.95'
S 89°23'37" W
call: N 89°59'55" W 503.58'

1/8" IR
Iron rod

To the Lienholders and/or the Owner of the premises surveyed and to Eastex Title Company. The undersigned does hereby certify that this survey was this day made on the ground of the property legally described hereon and is correct, and that there are no discrepancies, conflicts, shortages in area, boundary line conflicts, encroachments, overlapping of improvements, easements or rights of way, except as shown hereon, and that said property has access to and from a dedicated roadway.

I hereby certify that this survey was made on the ground under my supervision and that this drawing correctly represents the facts found at the time of survey.

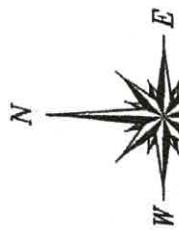
Date of Survey: 04 April 2010



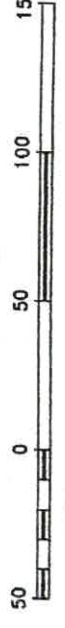
Michael C. Warren
Registered Professional Land Surveyor No. 4995

LAND TITLE SURVEY
FOR: CERALD L. LANGLEY
& MARILYN S. LANGLEY
112 BONNIE CREEK DRIVE
COLDSRING, TEXAS 77331

BEING Lot One Hundred Forty-Five (145), of ROBIN CREEK, a subdivision in San Jacinto County, Texas, as shown by the map or plat thereof recorded in Volume 128, Page 189, of the Deed Records of San Jacinto County, Texas.



SCALE: 1" = 50'



Eastex Title Company
S.F. No. 11-09Z
Effective date: March 8, 2011

Covenants of Record:
127/580 Deed Records
Tract does lie within Special Flood
Hazard Areas- FIRM 48407C0225C 11/4/10

QUADRANT SOLUTIONS
P.O. BOX 1343 WILLIS, TEXAS 77378
(936) 856-8989
PROJECT NO.: 327111

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

Date: _____

GF No. _____

Name of Affiant(s): Bruce Baker, Dona Baker

Address of Affiant: 112 Bonnie Creek Dr, Cold Spring, TX 77331

Description of Property: lot 145, Robin Creek Acres 1.4437

County San Jacinto, 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.

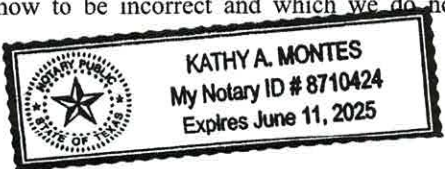
4. To the best of our actual knowledge and belief, since 2017 there have been no:
a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
b. changes in the location of boundary fences or boundary walls;
c. construction 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:) Workshop

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.

Bruce Baker
Bruce Baker
Dona Baker
Dona Baker



SWORN AND SUBSCRIBED this 30 day of March, 2022
Kathy Montes
Notary Public
Kathy Montes