

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

Date: April 16, 2022

GF No. _____

Name of Affiant(s): Milan Dedek, Diane L Dedek

Address of Affiant: 18419 Cobalt Cove Ln, Hockley, TX 77447-2257

Description of Property: Lot 12 Block 2 Section 2 Becker Meadows
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 November 10, 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.

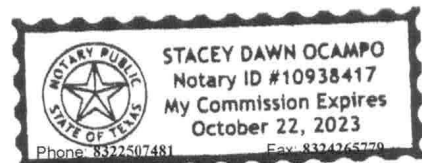
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Milan Dedek
Milan Dedek

Diane L Dedek
Diane L Dedek

SWORN AND SUBSCRIBED this 18th day of April, 2022

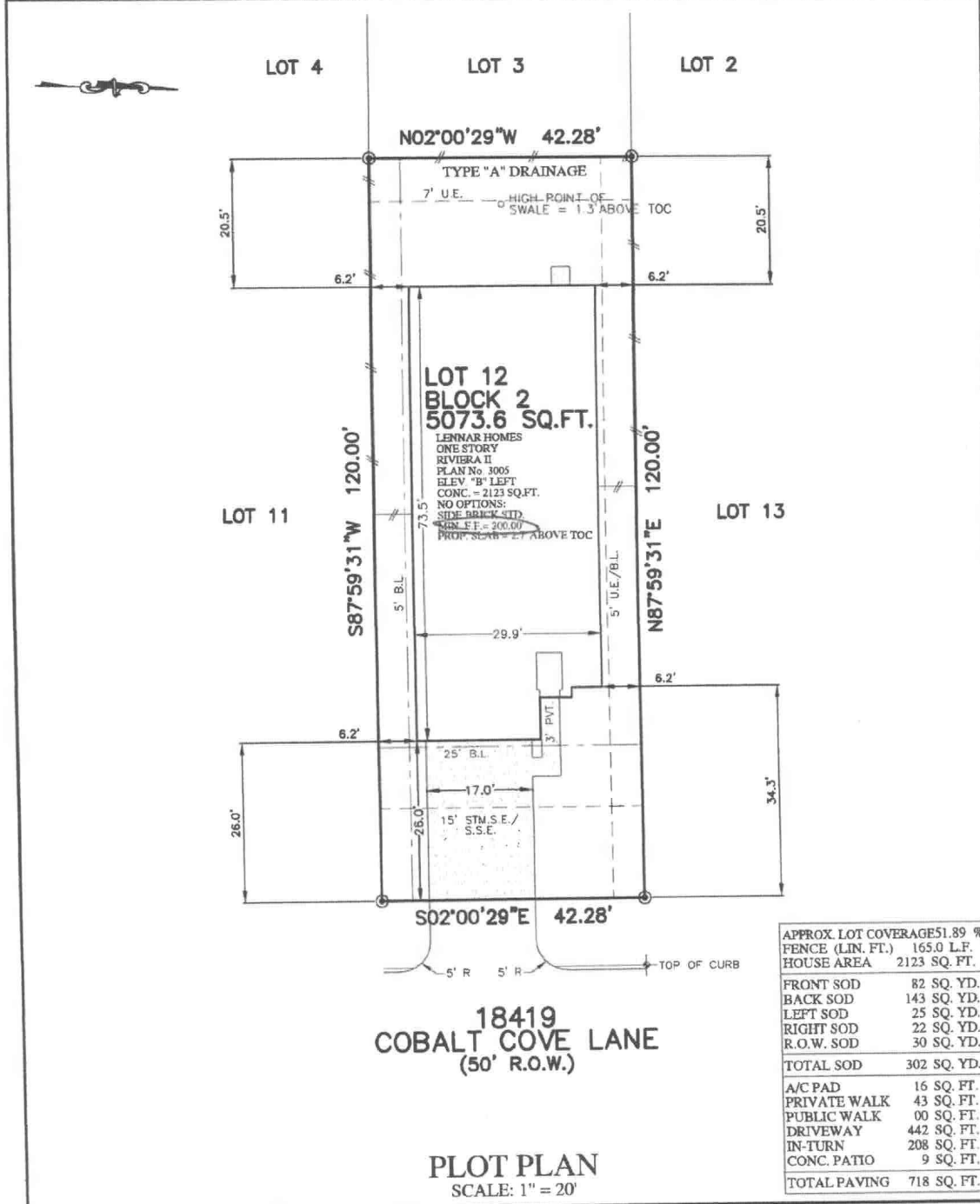
Notary Public
Stacey Dawn Ocampo
(TXR-1907) 02-01-2010





FLATWORK	B.L. BUILDING LINE	T.O.P. TOP OF FORM	U.V.E. UNSTRUCTURED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	A.C.C.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(C) 3 CAR BUILDING LINE	ST.M.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	ELECTRIC BOX
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	FIBER OPTIC
WROUGHT IRON FENCE	B.G.L. BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	TELEPHONE PEDESTAL
EXT. EXTENDED	FF FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	W.V. WATER VALVE	GAS METER
CHAIN LINK FENCE	PROP. PROPOSED	P.U.E. PRIVATE UTILITY EASEMENT	F.H. FIRE HYDRANT	CABLE PEDESTAL
OVERHEAD ELECTRIC	C.M. CONTROL MONUMENT	P.V.T. PRIVATE	M. MONUMENT	WATER METER
		FND. FOUND	I.P. IRON PIPE	WATER METER
				DUY ANCHOR

10 3/4"



29.9
28.9

APPROX. LOT COVERAGE	51.89 %
FENCE (LIN. FT.)	165.0 L.F.
HOUSE AREA	2123 SQ. FT.
FRONT SOD	82 SQ. YD.
BACK SOD	143 SQ. YD.
LEFT SOD	25 SQ. YD.
RIGHT SOD	22 SQ. YD.
R.O.W. SOD	30 SQ. YD.
TOTAL SOD	302 SQ. YD.
A/C PAD	16 SQ. FT.
PRIVATE WALK	43 SQ. FT.
PUBLIC WALK	00 SQ. FT.
DRIVEWAY	442 SQ. FT.
IN-TURN	208 SQ. FT.
CONC. PATIO	9 SQ. FT.
TOTAL PAVING	718 SQ. FT.

PLOT PLAN
SCALE: 1" = 20'

NOTES:
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
2. SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY. ABSTRACTING BY TITLE COMPANY ONLY. ALL EASEMENTS, RESTRICTIONS AND OTHER MATTERS OF RECORD KNOWN TO SURVEYOR ARE SHOWN AND ARE BASED ON THE RECORDED PLAT AND/OR TITLE REPORT. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT REQUIREMENTS TO BE VERIFIED BY BUILDER.
3. FLATWORK AND FENCING ARE FOR ILLUSTRATION PURPOSES ONLY. REFER TO MUNICIPALITY, HOA, POA, BUILDER CHECKLIST, DEED RESTRICTIONS, DEVELOPMENT PLANS (WSP'S) OR LOCAL CODE FOR REQUIREMENTS. SPECIFIC INSTALLATION REQUIREMENTS TO BE VERIFIED BY BUILDER.
4. MINIMUM FINISHED FLOOR REQUIREMENTS ESTABLISHED BY FEMA, LOCAL GOVERNMENT AUTHORITIES AND/OR DEVELOPMENT PLANS (INCLUDING APPLICABLE BENCHMARKS/DATUMS AND ADJUSTMENTS) ARE SUBJECT TO CHANGE DURING CONSTRUCTION PROCESS AND SHOULD BE VERIFIED BY BUILDER BEFORE PROCEEDING WITH EACH PHASE OF CONSTRUCTION. PROPOSED FINISHED FLOOR HEIGHTS ABOVE TOP OF CURB ARE CALCULATIONS FOR DRAINAGE PURPOSES TO BE ADJUSTED BASED UPON ACTUAL LOT CONDITIONS AND DO NOT ESTABLISH A MINIMUM FINISHED FLOOR.

FOR: LENNAR HOMES
ADDRESS: 18419 COBALT COVE LANE
ALLPOINTS JOB#: LH250832 BY: BG ARM
G.F.:
JOB:

LOT 12, BLOCK 2,
BECKER MEADOWS, SECTION 2,
FILM CODE No. 693836, MAP RECORDS,
HARRIS COUNTY, TEXAS



FLOOD ZONE: X
COMMUNITY PANEL:
48201C0195N
EFFECTIVE DATE: 11/15/2019
LOMR: DATE:

ISSUE DATE: 4/18/2021
ISSUE DATE: 4/14/2021

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