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To: Buyer of 19478 Cypress Canyon Dr. Katy TX 77449

From: Ambrosi Realty (Broker)

Property Address: 19478 Cypress Canyon Dr, Katy, TX 77449-5517

Date: 05/16/2022

(1) Broker obtained the attached information, identified as Seller's Disclosure, listing data, tax info including tax rates, age, square footage, plats, upgrades, the seller, builder, HOA transfer fees, annual fees, descriptions under MLS pictures, etc, from Seller, tax sources, HOA staff and/or builder, community newsletters, school districts, MLS, county appraisal district, surveyor,

(2) Broker has relied on the attached information and does not know and has no reason to know that the information is false or inaccurate except: errors and omissions are possible. If you have any questions, you are advised to contact the appropriate source of information in question.

(3) **Broker does not warrant or guarantee the accuracy of the attached information. Do not rely on the attached information without verifying its accuracy.**

Ambrosi Realty

Broker

By: 
Deb Ambrosi
5/16/2022 11:15:49 PM CDT

Receipt of this notice is acknowledged by:

Signature Date
Buyer of 19478 Cypress Canyon Dr. Katy TX 77449

Signature Date

