

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

Date: _____

GF No. _____

Name of Affiant(s): CHERYL BARR

Address of Affiant: 20722 GABLE RIDGE DRIVE, KATY, TX 77450

Description of Property: LOT 11 BLK 2 KELLIWOOD GARDENS SEC 2

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 FEBRUARY, 2020 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): _____

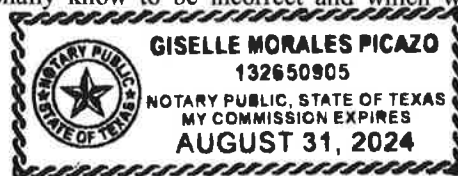
None

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.

Cheryl Barr

CHERYL BARR



SWORN AND SUBSCRIBED this 13th day of June, 2022
Giselle Morales Picazo
Notary Public

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	70.00'	69.05'	66.29'	N 67°54'51" E	56°31'13"

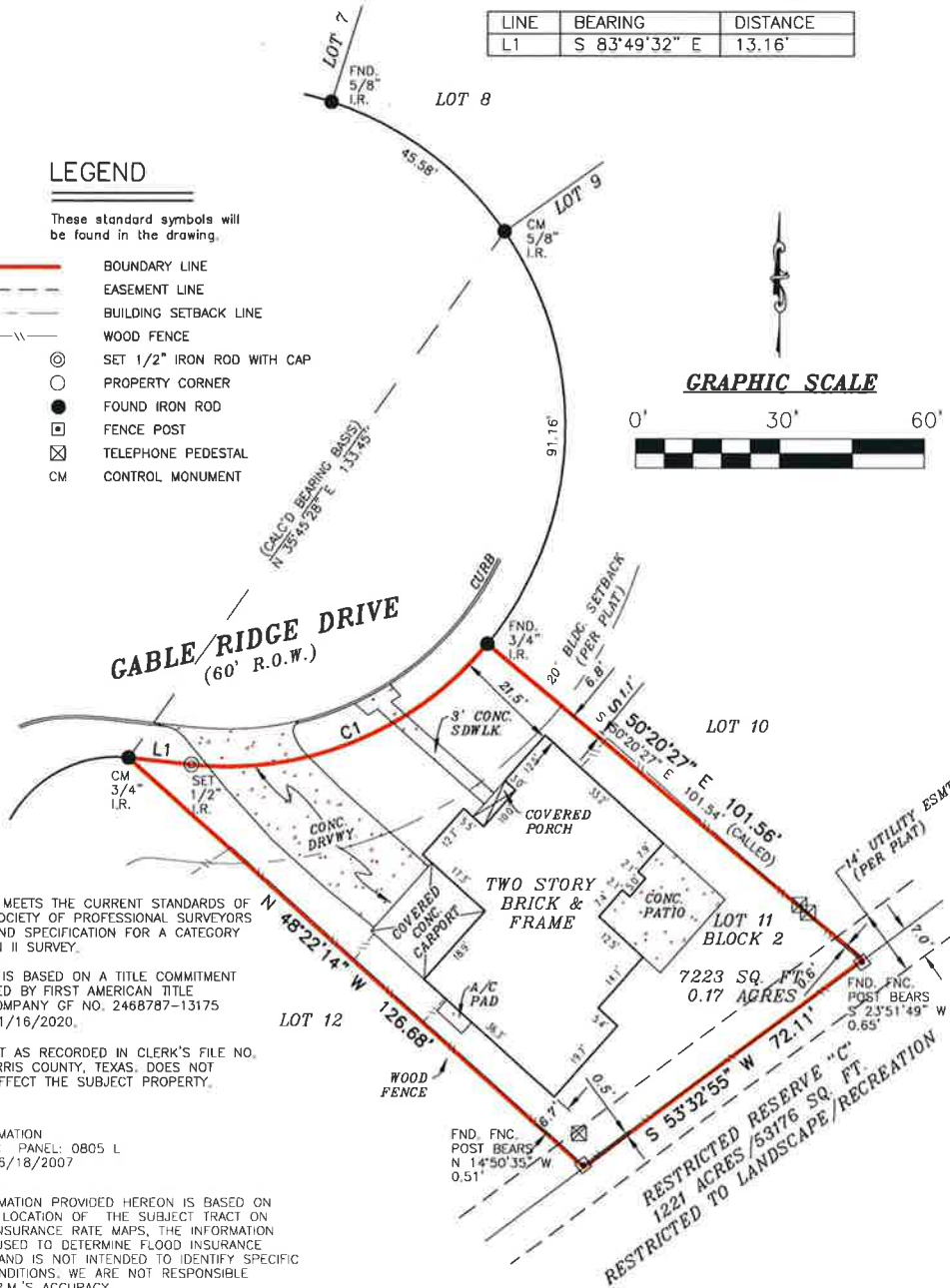
LINE	BEARING	DISTANCE
L1	S 83°49'32" E	13.16'

LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- EASEMENT LINE
- BUILDING SETBACK LINE
- WOOD FENCE
- SET 1/2" IRON ROD WITH CAP
- PROPERTY CORNER
- FOUND IRON ROD
- FENCE POST
- TELEPHONE PEDESTAL
- CONTROL MONUMENT

GRAPHIC SCALE



NOTE:
THIS SURVEY MEETS THE CURRENT STANDARDS OF THE TEXAS SOCIETY OF PROFESSIONAL SURVEYORS STANDARDS AND SPECIFICATION FOR A CATEGORY 1A, CONDITION II SURVEY.

THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY FIRST AMERICAN TITLE GUARANTY COMPANY OF NO. 2468787-13175 ISSUED ON 01/16/2020.

THE EASEMENT AS RECORDED IN CLERK'S FILE NO. T678857, HARRIS COUNTY, TEXAS, DOES NOT APPEAR TO AFFECT THE SUBJECT PROPERTY.

FLOOD INFORMATION
FIRM: 48201C PANEL: 0805 L
REV. DATE: 06/18/2007
ZONE: "X"

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

I, DAVID E. KING, JR., a Registered Professional Land Surveyor in the State of Texas, do hereby certify to FIRST AMERICAN TITLE and BWC LENDING, LLC that the above map is true and correct according to an actual field survey, made by me or under my supervision, of the property shown hereon or described by field notes accompanying this drawing. I further certify that all easements and rights-of-way of which I have been advised are shown hereon and that, except as shown, there are no apparent visible encroachments, no apparent visible overlapping of improvements and no apparent discrepancies or conflicts in the boundary lines, as of the date of the field survey. Lot(s) 11, Block 2, KELLIWOOD GARDENS SECTION TWO recorded in Film Code No. 415053, of the Map/Deed and Plat Records of HARRIS County, Texas, located in the H.T. & B.R.R. CO. SURVEY, A-468.
Borrower: CHERYL A. BARR
Address: 20722 CABLE RIDGE DR., KATY, TX 77450 GF No. 2468787-13175

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN: FILM CODE NO. 415053, MAP AND/OR PLAT RECORDS, HARRIS COUNTY, TEXAS CLERK'S FILE NOS. M506270, N539806, T336751, U140452, V792403, X265079, Y343194, V377605, 20120053958 THROUGH 20120053963, 20120053966, 20120053967, 20120053968, 20140180686, 20140180727, RP-2019-188763, RP-2019-381513, OFFICIAL RECORDS, HARRIS COUNTY, TEXAS.

PROPERTY PHOTOGRAPH:



LAND TITLE SURVEY

JOB NO.:	2001018791	NO.	REVISION	DATE
DATE:	01/28/20			
DRAWN BY:	GT			
APPROVED BY:	DEK			



FIRM REGISTRATION NO. 10190700
DAVID E. KING, JR., R.P.L.S.
Registered Professional Land Surveyor
Registration No. 6272

Overland Consortium Inc.
Surveyors

Tel: 281-940-8869 Fax: 281-207-6476

1528 W. CONTOUR DR., SUITE 204, SAN ANTONIO, TX 78212

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