

THESE LOTS DO NOT LIE IN ANY FLOOD HAZARD ZONE PER H.U.D. COMMUNITY PANEL No. 480556 0005 D, DATED MARCH 1, 1991

READINGS ARE BASED ON RECORDED SUBDIVISION PLAT.

CM DENOTES CONTROL MONUMENT

UF DENOTES UNDERGROUND ELECTRIC LINE

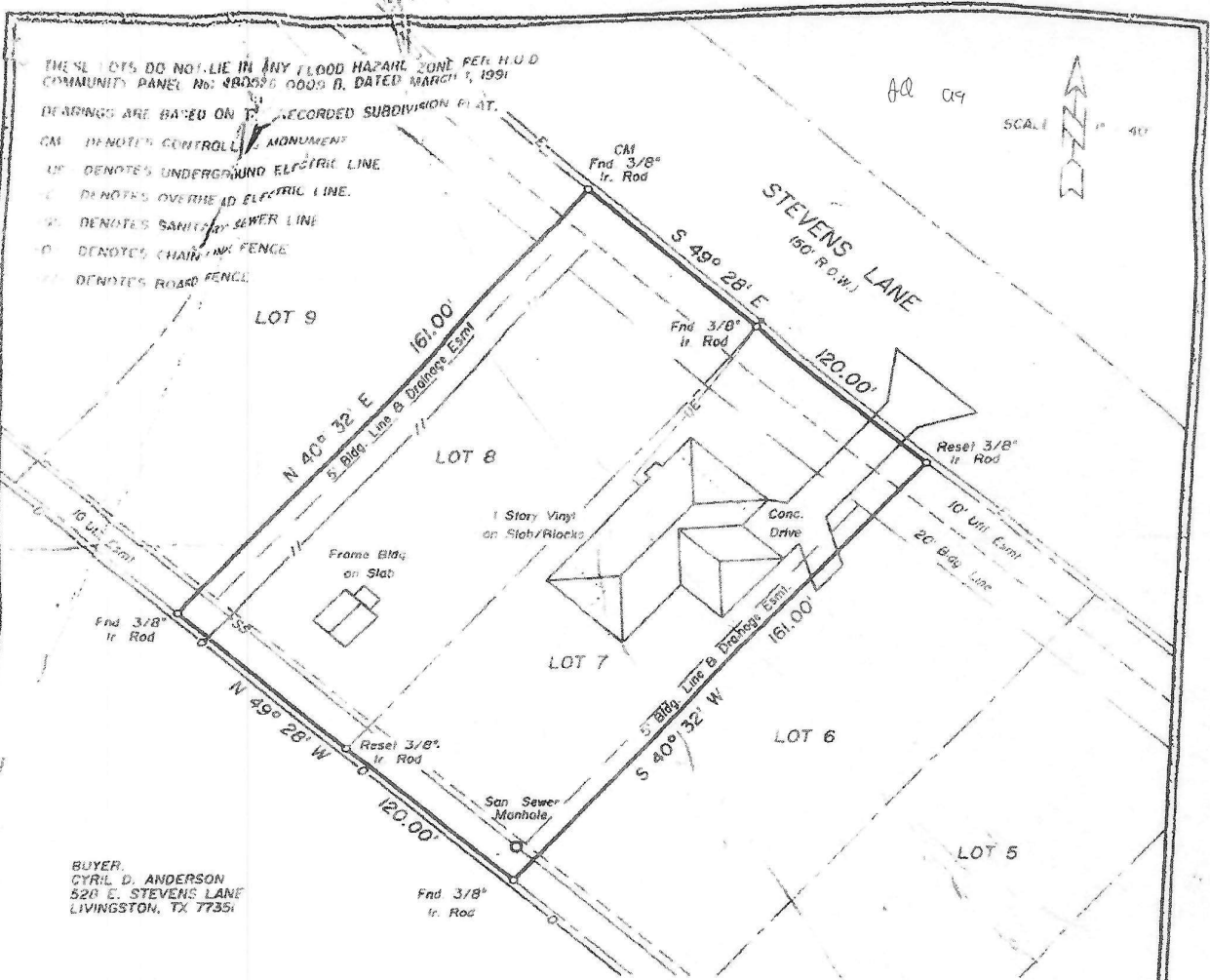
OL DENOTES OVERHEAD ELECTRIC LINE

SL DENOTES SANITARY SEWER LINE

CF DENOTES CHAIN LINK FENCE

RF DENOTES ROAD FENCE

02 09



BUYER:
CYRIL D. ANDERSON
520 E. STEVENS LANE
LIVINGSTON, TX 77351

◦ SURVEY PLAT SHOWING ◦

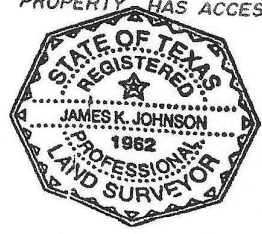
LOTS SEVEN (7) AND EIGHT (8), SECTION TWO (2) OF SHELTER COVE, A SUBDIVISION IN THE A. VIESCA SURVEY, A-78, POLK COUNTY, TEXAS, AS SHOWN BY THE MAP OR PLAT THEREOF DULY RECORDED IN VOLUME 3, PAGE 9 AND VOLUME 4, PAGE 5 OF THE PLAT RECORDS OF SAID POLK COUNTY, TEXAS.

TO THE LIENHOLDER AND/OR THE OWNER OF THE PREMISES SHOWN, AND TO ANY TITLE GUARANTY COMPANY:

I, JAMES K. JOHNSON, REGISTERED PROFESSIONAL LAND SURVEYOR No. 1962, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND OF THE PROPERTY LEGALLY SHOWN HEREON, IS CORRECT AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, SHORTAGES IN AREA, BOUNDARY LINE CONFLICTS, ENCROACHMENTS, OVERLAPPING OF IMPROVEMENTS, EASEMENTS OR RIGHT OF WAYS, EXCEPT AS SHOWN HEREON, AND THAT SAID PROPERTY HAS ACCESS TO AND FROM A DEDICATED ROADWAY.

SURVEYED: APRIL 5, 2002 UPDATED: SEPTEMBER 22, 2008

BY: *James K. Johnson*
JAMES K. JOHNSON, R.P.L.S. No. 1962, TEXAS



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Livingston

SURVEYING & MAPPING

P.O. BOX 900, LIVINGSTON, TEXAS 77351 409/327-3816

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

Date: _____

GF No. _____

Name of Affiant(s): Jeremias Quintanar, Amber Quintanar

Address of Affiant: 528 Stevens Ln., Livingston, TX 77351

Description of Property: Shelter Cove Section 2 Lot 7 & 8

County Polk, 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 07/2018 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.

[Signature]
 Jeremias Quintanar
[Signature]
 Amber Quintanar

SWORN AND SUBSCRIBED this 23 day of JUNE, 2022

[Signature]
Notary Public



(TXR-1907) 02-01-2010

Texas United Realty, 10920 Grant Rd. Houston TX 77070
Deana Prater

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