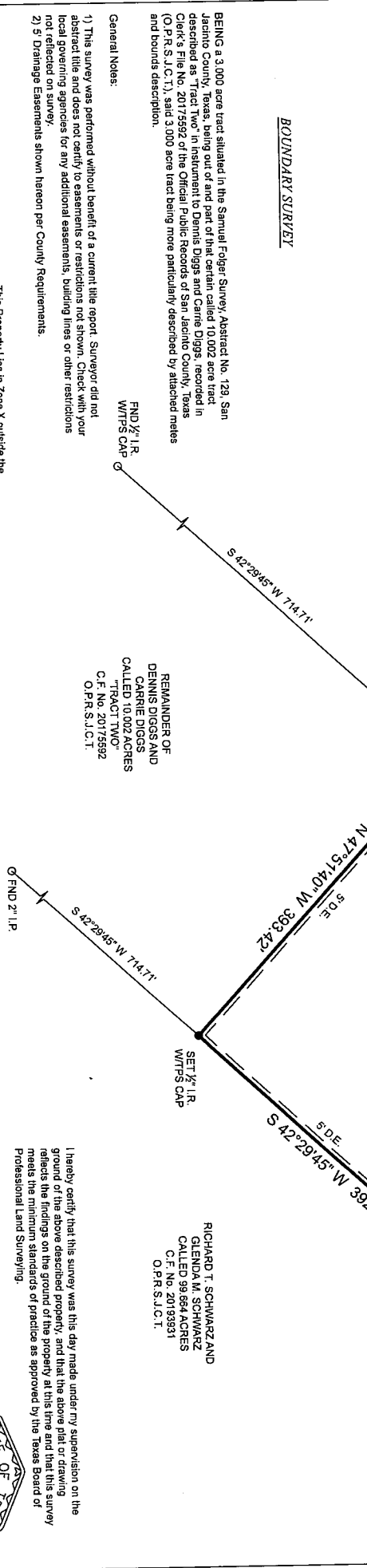




- SYMBOL LEGEND**
- Overhead Power Line
 - Guy Wire
 - Wood Fence
 - Wrought Iron Fence
 - Chainlink Fence
 - Wire Fence
 - Fire Hydrant
 - Power Pole
 - Telephone Pedestal
 - Water Valve
 - Water Meter
 - Set Iron Rod w/TFS Cap
 - End Iron Rod

**SAMUEL FOLGER SURVEY
ABSTRACT No. 129**



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	409.80'	283.96'	278.28'	S 83°07'38" E	59°49'03"

LINE	BEARING	DISTANCE
L1	S 48°53'27" E	15.78'
L2	S 84°55'16" E	45.40'
L3	S 47°43'33" E	73.45'
L4	N 42°29'45" E	100.67'

BOUNDARY SURVEY

BEING a 3,000 acre tract situated in the Samuel Folger Survey, Abstract No. 129, San Jacinto County, Texas, being out of and part of that certain called 10,002 acre tract described as "Tract Two" in instrument to Dennis Diggs and Carrie Diggs, recorded in Clerk's File No. 20175592 of the Official Public Records of San Jacinto County, Texas (O.P.R.S.J.C.T.), said 3,000 acre tract being more particularly described by attached metes and bounds description.

- General Notes:**
- 1) This survey was performed without benefit of a current title report. Surveyor did not abstract title and does not certify to easements or restrictions not shown. Check with your local governing agencies for any additional easements, building lines or other restrictions not reflected on survey.
 - 2) 5 Drainage Easements shown hereon per County Requirements.

3032 N. FRAZIER STREET, CONROE, TX 77303
PH (936)756-7447 · FAX (936)756-7448
WWW.STATEVIEWINGTEXAS.COM
FIRM REGISTRATION NO. 10034-00

This Property Lies in Zone X outside the 100 Year Flood Plain Per Graphic Scaling according to Community Pattern No. 49407C325C0 having an effective date 11/04/2010.
Job No.: D99-02 3.000AC
Scale: 1"=40'
Date: 1/28/2021
Drawn By: DJC/TNK
Field Crew: GR
Revised: 12/12/2022

Purchaser: Dennis Diggs
Address: Bill Hales Rd, Willis TX 77378
Lot: Block Section A 129
Survey: Samuel Folger
Area: 3,000 Acres
Subdivision: Sheet
Cation: San Jacinto County, Texas

Bearings shown hereon are based on GPS observations and are referenced to the NAD83, Texas State Plane Coordinate System, Central Zone (4203).

3,000 Acres
PORTION OF
DENNIS DIGGS AND
CARRIE DIGGS
CALLED 10,002 ACRES
"TRACT TWO"
C.F. No. 20175592
O.P.R.S.J.C.T.

SIMORG SOUTH FOREST
CALLED 11,280.99 ACRES
C.F. No. 2013001932
O.P.R.S.J.C.T.

RICHARD T. SCHWARZ AND
GLENDA M. SCHWARZ
CALLED 99,664 ACRES
C.F. No. 20193931
O.P.R.S.J.C.T.

I hereby certify that this survey was this day made under my supervision on the ground of the above described property, and that the above plat or drawing reflects the findings on the ground of the property at this time and that this survey meets the minimum standards of practice as approved by the Texas Board of Professional Land Surveying.

Carey A. Johnson



Carey A. Johnson
Registered Professional Land Surveyor No. 6524

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

Date: December 20, 2022

GF No. _____

Name of Affiant(s): Dennis Diggs, Carrie Diggs

Address of Affiant: 84 Bill Hales Rd, Willis, Tx 77378

Description of Property: To Be Determine. Being a 3.00 acre tract situated in the Samuel Folger Survey, Abstract No 129.

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 January 26, 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:) No change on the property. The survey has been revised to show a 5' drainage easement as directed by the County Commissioner, needed for the County to approve the division of the property.

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.

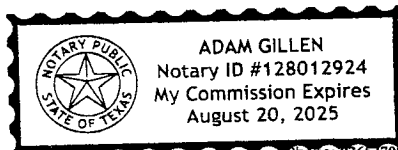
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Dennis Diggs
Dennis Diggs

Carrie Diggs
Carrie Diggs

SWORN AND SUBSCRIBED this 20th day of December, 2022

Adam Gillen
Notary Public



(TXR-1907) 02-01-2010