

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

Date: Nov 10, 2022 GF No. _____

Name of Affiant(s): Juana & Keith M. Kovalcheck and Lillian A. Teague and Vernon & Lillian Rosewinkle Trust

Address of Affiant: 9114 Amistad Lake Cir, CYPRESS, TX 77433

Description of Property: LT 25 BLK 3 TOWNE LAKE SEC 1

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.

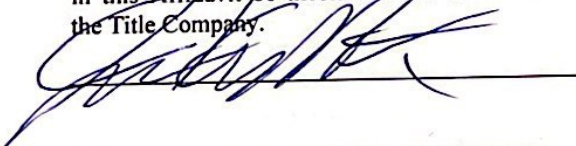
4. To the best of our actual knowledge and belief, since 9-1-2020 there have been no:

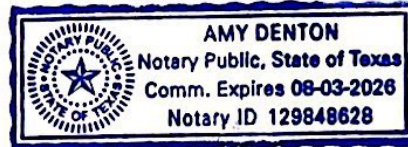
- a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
- b. changes in the location of boundary fences or boundary walls;
- c. construction projects on immediately adjoining property(ies) which encroach on the 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): Concrete pad & Generac Generator (25'x48") installed August 2022. please see approximate location drawn on survey.

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.





SWORN AND SUBSCRIBED this 10th day of November, 2022

Amy Denton
Notary Public

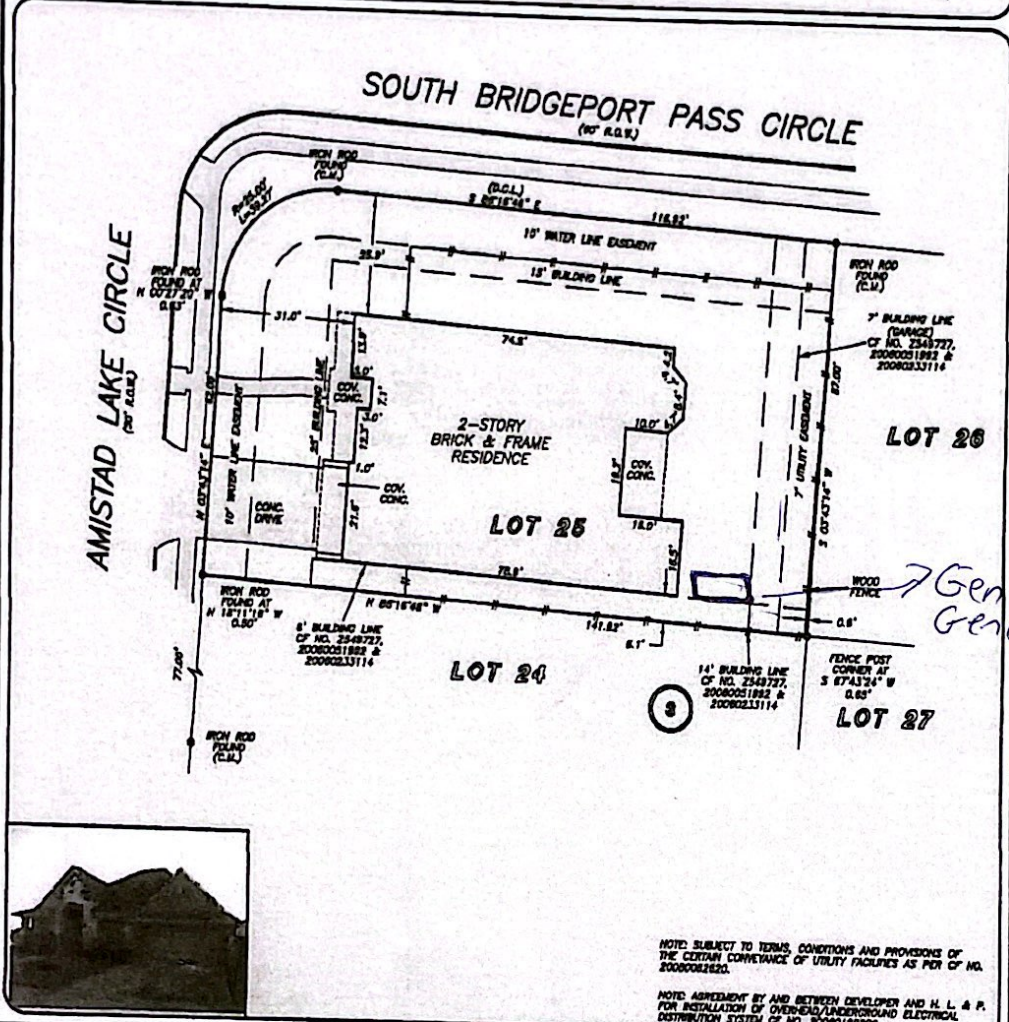
Amy Denton, Cy-Fair Real Estate, 16718 House & Hahl Rd, Suite N, Cypress, TX 77433, 3031018
Produced with Brokermint, Brokermint LLC, 2157 Salk Ave, Suite 185, Carlsbad, CA 92009

GF NO. 1120137110 STEWART TITLE
 ADDRESS: 8114 AMISTAD LAKE CIRCLE
 CYPRESS, TEXAS 77433
 BORROWER: JASON W. CHRETIEN AND
 AMEE D. CHRETIEN

**LOT 25, BLOCK 3
 TOWNE LAKE, SECTION 1**

ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
 UNDER FILM CODE NO. 602142 OF THE MAP RECORDS
 OF HARRIS COUNTY, TEXAS

SCALE: 1" = 30'



NOTE: SUBJECT TO TERMS, CONDITIONS AND PROVISIONS OF THE CERTAIN CONVEYANCE OF UTILITY FACILITIES AS PER GF NO. 2008021220.
 NOTE: AGREEMENT BY AND BETWEEN DEVELOPER AND H. L. & P. FOR INSTALLATION OF OVERHEAD/UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM OF NO. 2008018920.

THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FEMA PANEL NO. 483010 0418 L MAP REVISION: 04/12/03 ZONE X BASED ONLY ON VISUAL EXAMINATION OF MAPS. ACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

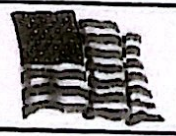
A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. - DIRECTIONAL CONTROL LINE RECORD BEARING: FILM CODE NO. 602142 H.C.M.R.

DRAWN BY: VJ

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

GEORGE GALE
 PROFESSIONAL LAND SURVEYOR
 NO. 4678
 JOB NO. 11-09439
 OCTOBER 24, 2011



PRECISION
 surveyors

1-800-LANDSURVEY
 www.precisionsurveyors.com
 281-495-1586 FAX 281-495-1087 210-829-4941 FAX 210-829-1555
 14825 MEDICAL DAVE SUITE 9100 HOUSTON, TEXAS 77079 1777 HE LOOP 418 SUITE 800 SAN ANTONIO, TEXAS 78217