

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

Date: 1/31/23 GF No. _____

Name of Affiant(s): Matthieu Roberts, Jennifer Roberts

Address of Affiant: 16510 Provence Ln, Houston, TX 77095

Description of Property: LOT 18 BLOCK 9 STONE GATE SEC 9
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.

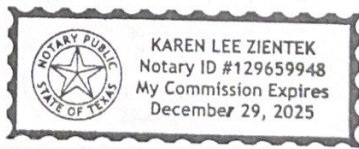
4. To the best of our actual knowledge and belief, since _____ there have been no:
- a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
 - b. changes in the location of boundary fences or boundary walls;
 - 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): _____

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.

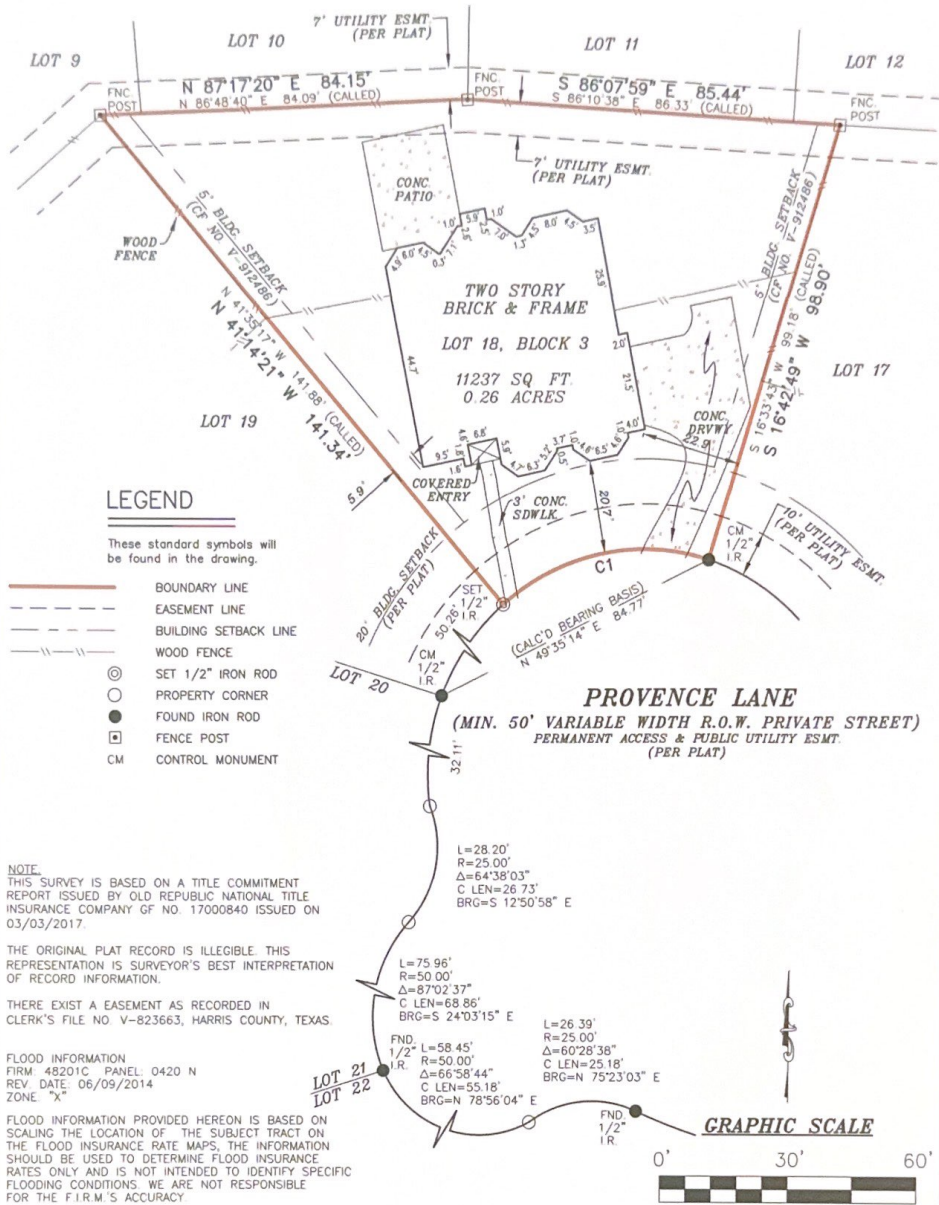
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

[Signature]
Matthieu Roberts
[Signature]
Jennifer Roberts



SWORN AND SUBSCRIBED this 31st day of January, 2023
[Signature]
Notary Public

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	50.84'	48.68'	S 78°24'59" W	58°15'30"



LEGEND

These standard symbols will be found in the drawing.

- BOUNDARY LINE
- - - - EASEMENT LINE
- - - - BUILDING SETBACK LINE
- ||—— WOOD FENCE
- SET 1/2" IRON ROD
- PROPERTY CORNER
- FOUND IRON ROD
- FENCE POST
- CONTROL MONUMENT

NOTE.
THIS SURVEY IS BASED ON A TITLE COMMITMENT REPORT ISSUED BY OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY OF NO. 17000840 ISSUED ON 03/03/2017.

THE ORIGINAL PLAT RECORD IS ILLEGIBLE. THIS REPRESENTATION IS SURVEYOR'S BEST INTERPRETATION OF RECORD INFORMATION.

THERE EXISTS AN EASEMENT AS RECORDED IN CLERK'S FILE NO. V-823663, HARRIS COUNTY, TEXAS.

FLOOD INFORMATION
FIRM 48201C, PANEL: 0420 N
REV. DATE: 06/05/2014
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.

L=28.20'
R=25.00'
Δ=8°38'03"
C LEN=26.73'
BRG=S 12°50'58" E

L=75.96'
R=50.00'
Δ=8°70'23.7"
C LEN=68.86'
BRG=S 24°03'15" E

L=58.45'
R=50.00'
Δ=66°58'44"
C LEN=55.18'
BRG=N 78°56'04" E

L=26.39'
R=25.00'
Δ=60°28'38"
C LEN=25.18'
BRG=N 75°23'03" E



GRAPHIC SCALE



I, **S. E. LUSCOMBE**, a Registered Professional Land Surveyor in the State of Texas, do hereby certify to **OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY** and **SWBC MORTGAGE CORPORATION** 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) 18, Block 3, STONE GATE SEC. 9 recorded in Film Code No(s) 494103 of the Map/Deed and Plat Records of HARRIS County, Texas, located in the WILLIAM FRANCIS SURVEY, A-260
Borrower: **MATTIEU G. ROBERTS**
Address: 16510 PROVENCE LANE, HOUSTON, TX 77095 GF No. 17000840

SUBJECT TO RESTRICTIVE COVENANTS AND/OR EASEMENTS RECORDED IN FILM CODE NO. 494103, MAP RECORDS, HARRIS COUNTY, TEXAS
OTHER'S FILE NOS: 1-519194, 1-570613, 1-580781, 1-780268, 1-431012, 1-148000, 1-153454, 1-270328, 1-301718, 1-301658, 1-317180, 1-341154, 1-341155, 1-340817, 1-328059, 1-381323, 1-407183, 1-424444, 20070319408, 20080101281, 20080553083, 20080301332, 20080555412, 201002520333, 20100442721, 20110327538, 20110429007, 201104057523, 20110548208, 2011300799562, 20113061740320, 140037755, 20140217432, 20140426646, 20150163206, 20140426646, 20150163206, 20150221855, 20150328024, 20160006278, RP-2014-219578, AND RP-2016-07195, HARRIS COUNTY, TEXAS

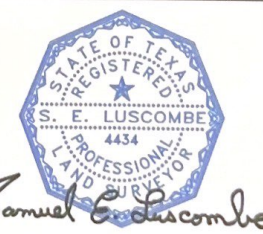
PROPERTY PHOTOGRAPH:



Overland Consortium Inc.
Surveyors
Tel: 281-940-8869 Fax: 281-207-6476
3817 A Stuart Street, Greenville, TX 75401

LAND TITLE SURVEY

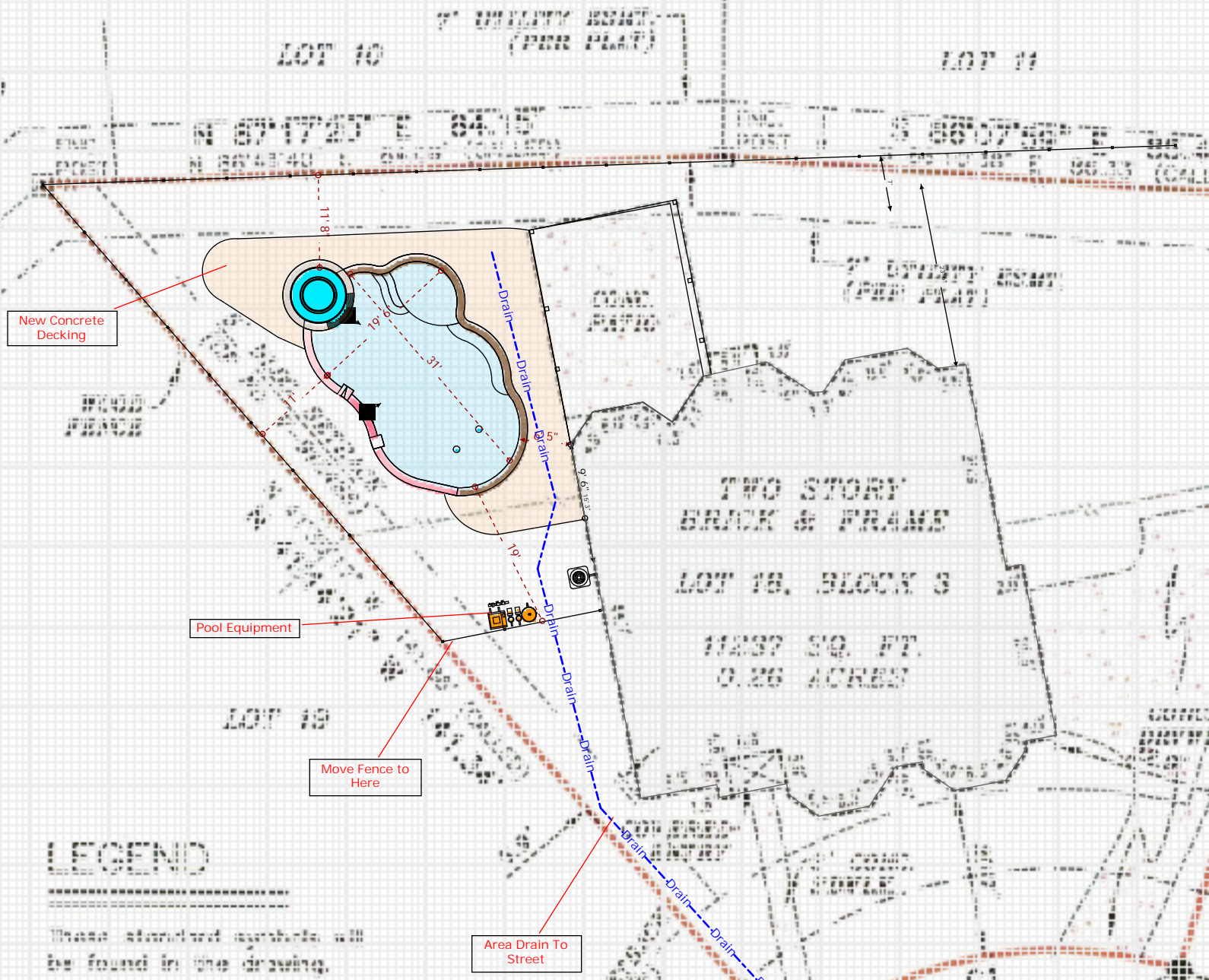
JOB NO.	1703007042	NO	REVISION	DATE
DATE:	03/13/17			
DRAWN BY:	GT/JM			
APPROVED BY:	SEL			



Samuel E. Luscombe

FIRM REGISTRATION NO. 10190700
S. E. LUSCOMBE, R.P.L.S.
Registered Professional Land Surveyor
Registration No. 4434
COPYRIGHT ALL RIGHT RESERVED TO OVERLAND CONSORTIUM INC.

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	50.00'	50.84'	18.88'	S 78°24'59" W



LEGEND

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- PROPERTY CORNER
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- FENCE POST
- CONTROL MEASUREMENT

PROVINCE

(BEING 50' WIDE) PROVINCE SURVEYING & CONSULTING INC. PROFESSIONAL SURVEYORS & ENGINEERS (PROV. PLAN)