

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

Date: 2/17/2022 GF No. _____
Name of Affiant(s): Robert Seals & Amy Seals
Address of Affiant: 1112 Jacobs Lake Blvd
Description of Property: 5509100 - Forest at Jacobs Reserve, Block 5, Lot 12
County Montgomery, 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 05/06/2010 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

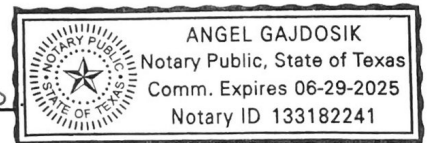
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit 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]
Amy Seals

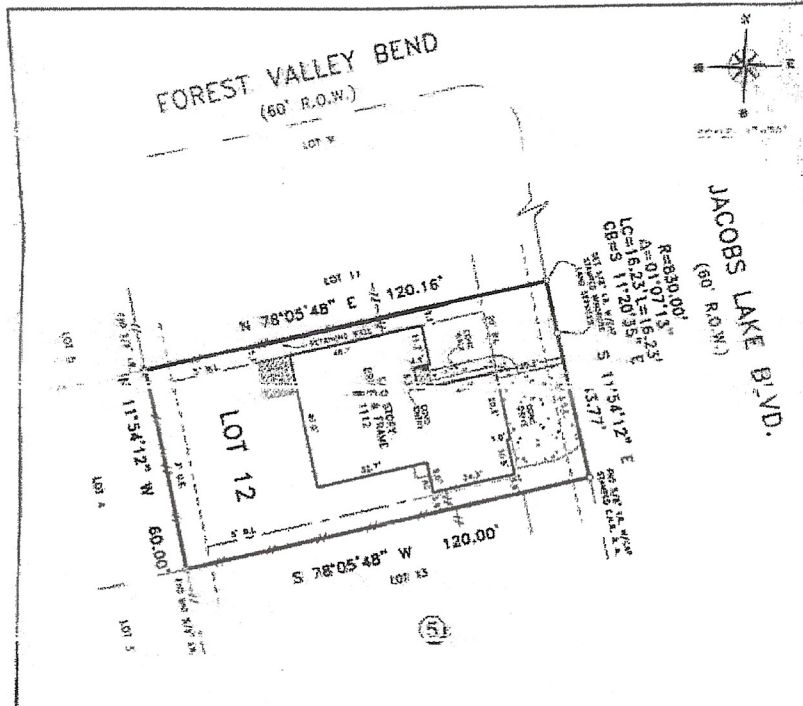
SWORN AND SUBSCRIBED this 17 day of February, 20 23

[Signature]
Notary Public

(TXR 1907) 02-01-2010



8



- NOTES:
- 1) SUBJECT TO RESTRICTIVE COVENANTS BY CABINET Z, SHEETS 712-713 M.C.M.R. AND IN M.C.C.P. NOS. 2007020513, 2007020514, 2007062057, 2007140454 AND 2009095224.
 - 2) BUILDING LINE RESTRICTIONS BY F.C. NOS. 2007062057, 2007020513, 2007020514, 2007140454 AND 2009095224 M.C.P.R.
 - 3) THIS SURVEY IS VALID ONLY WITH ORIGINAL SIGNATURE IN BLUE INK.

LEGEND

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BUYER'S ACKNOWLEDGMENT
 THIS SURVEY IS NOT TO BE USED FOR FUTURE CONSTRUCTION PURPOSES.
 ALL BEARINGS AND DISTANCES ARE BASED ON THE RECORDS OF THE PUBLIC RECORDS OF THE COUNTY OF MONTGOMERY, TEXAS.
 THIS SURVEY HAS BEEN PREPARED SUBJECT TO INFORMATION CONTAINED ON THE PUBLIC RECORDS OF THE COUNTY OF MONTGOMERY, TEXAS.

LOT	12	BLOCK	5	SECTION		SUBDIVISION	THE FOREST AT JACOBS RESERVE	FLOOD NOTE
RECORDATION	CABINET Z, SHEETS 712-713, M.C.M.R.		COUNTY	MONTGOMERY	STATE	TEXAS	SURVEY	A-170
ENDORSE CO.			TITLE CO.	D.H. TITL COMPANY				
ADDRESS	1112 JACOBS LAKE BLVD.				JOB NO.		46113	

ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR MONTGOMERY COUNTY, TEXAS, MAP NO. 44380C 0500 P, EFFECTIVE DECEMBER 19, 1990, THE SUBJECT TRACT APPEARS TO BE WITHIN UNSHADED ZONE "A" AND IS APPROXIMATELY 500 FEET FROM THE FLOOD ZONE. THIS DETERMINATION WAS DONE BY GRAPHIC PLOTTING AND IS APPROXIMATE ONLY, AND HAS NOT BEEN FIELD VERIFIED. THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF WINDROSE LAND SERVICES, INC.

I do hereby certify for this transaction only that this survey was prepared by me or under my supervision and that the same was made on the ground and that the same is correct and true to the best of my knowledge and belief.

FIELD WORK	05-05-10	CC
DRAFTED BY	05-06-10	TH
CHECKED BY	05-06-10	JB
KEY MAP NO.	187 3	
REVISION		



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 Houston, Texas 77042
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