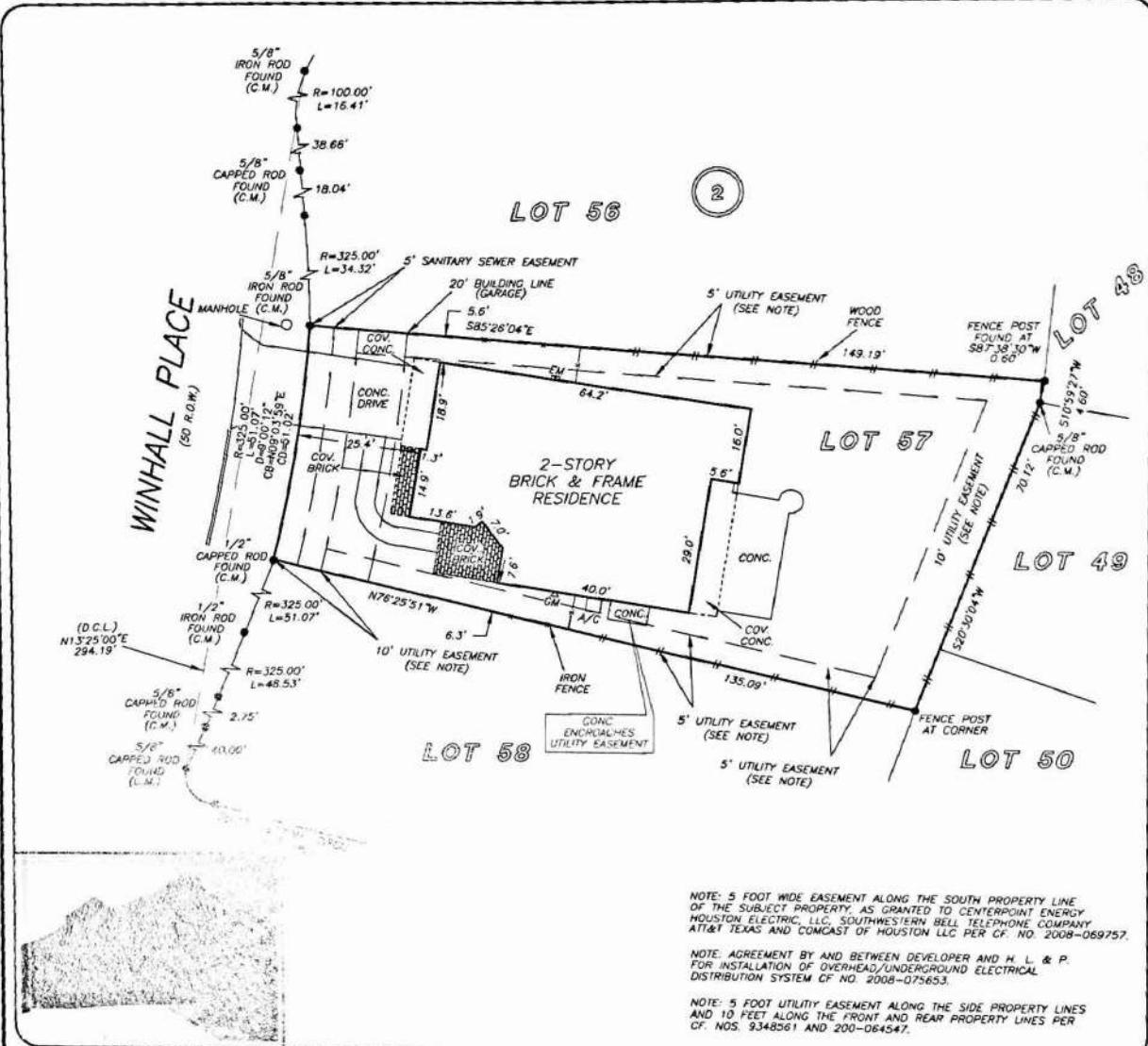


GF NO. 1516196 STEWART TITLE
 ADDRESS: 14 WINHALL PLACE
 MAGNOLIA, TEXAS 77354
 BORROWER: WOODBRIDGE INVESTMENTS, LLC.

**LOT 57, BLOCK 2
 THE WOODLANDS, VILLAGE OF STERLING RIDGE,
 SECTION 91**

A SUBDIVISION OF 35.692 ACRES OF LAND OUT OF THE JAMES BROWN SURVEY,
 A-78, MONTGOMERY COUNTY, TEXAS,
 ACCORDING TO THE MAP OR PLAT THEREOF RECORDED
 IN CABINET Z, SHEET 1272 OF THE MAP RECORDS
 OF MONTGOMERY COUNTY, TEXAS



NOTE: 5 FOOT WIDE EASEMENT ALONG THE SOUTH PROPERTY LINE OF THE SUBJECT PROPERTY, AS GRANTED TO CENTERPOINT ENERGY HOUSTON ELECTRIC, LLC, SOUTHWESTERN BELL TELEPHONE COMPANY AT&T TEXAS AND COMCAST OF HOUSTON LLC PER GF. NO. 2008-069757.

NOTE: AGREEMENT BY AND BETWEEN DEVELOPER AND H. L. & P. FOR INSTALLATION OF OVERHEAD/UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEM GF. NO. 2008-075653.

NOTE: 5 FOOT UTILITY EASEMENT ALONG THE SIDE PROPERTY LINES AND 10 FEET ALONG THE FRONT AND REAR PROPERTY LINES PER GF. NOS. 9348561 AND 200-064547.

THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48339C 0515 G MAP REVISION: 08/18/2014 ZONE X BASED ONLY ON VISUAL EXAMINATION OF MAPS INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.C.L. = DIRECTIONAL CONTROL LINE RECORD BEARING: CAB. 2, SHEET 1272, M.C.M.R.

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. 15-07798
 AUGUST 11, 2015



DRAWN BY: RE



stewart
 -title
 TRICIA BOWERS
 832-482-1846



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 8-1648 8/11 1516196-4-1111

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

Date: _____ GF No. _____

Name of Affiant(s): Woodbridge Investments, LLC.,

Address of Affiant: 27114 Spanish Wind Ct, Magnolia, TX 77354

Description of Property: Woodlands Village Sterling Ridge 91, Block 2, Lot 57 - 14 Winhall Place, Magnolia, TX 77354
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."): N/A

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 September 1, 2015 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.

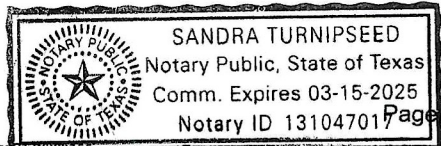
EXCEPT for the following (If None, Insert "None" Below): None

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.

Virginia Bremantz / Woodbridge Investments LLC.
[Signature]

SWORN AND SUBSCRIBED this 11 day of April de 2023
Sandra Turnipseed
Notary Public



(TXR-1907) 02-01-2010