

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

Date: _____ GF No. _____
Name of Affiant(s): Daniela Lira Morales
Address of Affiant: 2626 SHADY WOODS LN HOUSTON TX 77008
Description of Property: LT 23 BLK 1 RESERVE ON WEST TWENTY SIX
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:

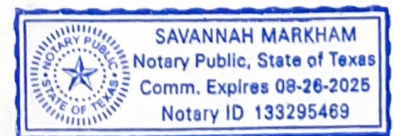
1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.")
2. We are familiar with the property and the improvements located on the 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 August 17, 2017 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.

Daniela Lira Morales
SWORN AND SUBSCRIBED this 19th day of April, 2023.
Savannah Markham
Notary Public



(TAR 1907) 02-01-2010

Page 1 of 1

2626 SHADY WOODS LN

HOUSTON

TX 77008



CREEKSIDE ACRES COURT (P.V.L.)
(2nd P.A.E.)

SHADY WOODS LANE
(2nd P.A.E.)

Andrew P. ... 12/2/14
John ... 12/2/14

LINE	BEARING	DISTANCE
L1	N 87° 52' 22" E	27.28
L2	S 87° 52' 22" W	26.82
L3	S 87° 52' 22" W	72.20
L4	N 02° 02' 22" W	6.84
L5	N 02° 02' 22" W	7.37

CURVE	WINDS	DELTA	RAI	BEARING	CHORD
C1	INSIDE	90° 00' 00"	17.14	S 02° 02' 22" E	31.14

NOTES:

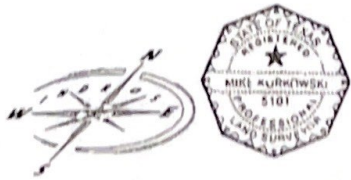
- THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT; THE SURVEYOR HAS NOT ABSTRACTED THE SUBJECT PROPERTY AND SOME BUILDING VIOLATIONS, ENCUMBRANCES, OR OTHER ENCUMBRANCES MAY AFFECT THE SUBJECT TRACT THAT ARE NOT SHOWN HEREON.
- ALL BEARINGS ARE BASED ON THE RECORDED PLAT UNLESS OTHERWISE NOTED.
- FLOOD ZONE IS DETERMINED BY GRAPHIC PLOTTING ONLY. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT OR RECONSTRUCTION.
- SUBJECT TO RESTRICTIVE COVENANTS BY FIRM CODE NO. 84802, H.C.M.R.
- THIS SURVEY IS VALID ONLY WITH ORIGINAL SIGNATURE IN BLUE INK.
- FENCE LOCATIONS SHOWN HEREON ARE FROM APPROXIMATE CENTER & ARE SUBJECT TO CHANGE DUE TO ENVIRONMENTAL CONDITIONS, WARPING, LEAKING, CHANGES FROM RECONSTRUCTION, ETC. FENCES MAY MEANDEER BETWEEN NEARBY LOCATIONS.
- ENGINEERING, ARCHITECTURAL AND STRUCTURAL REQUIREMENTS AND QUANTITIES WERE NOT REVIEWED BY THE SURVEYOR OR EXAMINED FOR THIS SURVEY.
- ALL ELEVATIONS SHOWN HEREON ARE BASED ON THE BENCHMARK FOR THE RESERVE ON WEST TWENTY SEVENTH STREET IS BASED ON HARRIS COUNTY FLOODPLAIN REFERENCE MARK NO. 850950 LOCATED AT THE INTERSECTION OF I-10 WEST AND W. 18TH BLENCH RD. (GRADE BE. 3501 FEET ELEVATION).

BUYER'S ACKNOWLEDGMENT:

AGE	23	BIRTH		SECTION	1	SUBDIVISION	RESERVE ON WEST 26TH STREET	FLOOD NOTE
REGISTRATION	FIRM CODE NO. 84802, H.C.M.R.	COUNTY	HARRIS	STATE	TEXAS	SURVEY	A-844	ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) FOR WADING CREEK, TEXAS (FIRM NO. 15030C0010), THE SUBJECT TRACT IS LOCATED WITHIN UNDESIGNATED FLOOD ZONE. THIS INFORMATION WAS OBTAINED BY GRAPHIC PLOTTING AND IS APPROXIMATE ONLY AND DOES NOT REPRESENT ANY FLOOD STATEMENT MADE BY THE SURVEYOR. THE PROPERTY OR STRUCTURE THEREON WILL BE FLOOD ZONED ACCORDING TO FUTURE CHANGES IN FLOOD DEPARTMENT RECORDS AND NOT BE SUBJECT TO FLOOD INSURANCE. THE FLOOD STATEMENT DOES NOT CREATE LIABILITY ON THE PART OF WINDROSE LAND SERVICES, INC.
LANDMAN CO.		FILE NO.		JOB NO.			N/A	
WINDROSE				JOB NO.			5148	
ADDRESS	2408 SHADY WOODS LANE							

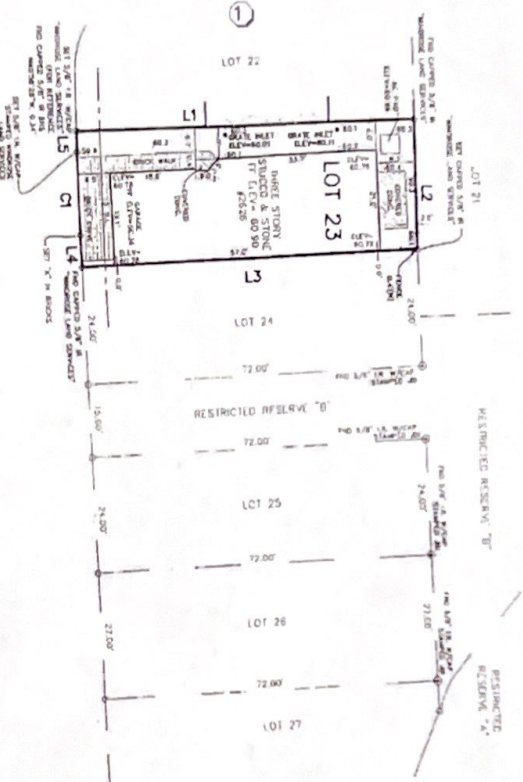
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FIELD WORK	04-01-14	BY	
DRAWN BY	04-09-14	ED	
CHECKED BY	04-03-14	MI	
REV. MAP NO.	452.1		



I do hereby certify for this transaction only, that this survey, under my supervision, was this day made on the ground and that this plat correctly represents the property hereby described hereon (or on attached sheets) that the facts stated in the title of this survey were the requirements and that there are no other encumbrances shown on the ground, except as shown in the plat of my knowledge.

Windrose Land Services, Inc.
3520 Wilshire Drive, Suite 325
Houston, Texas 77042
Phone (713) 458-2202 Fax (713) 451-1181
Professional Development Consultants
Land Surveying, Planning, Project Management, GIS Services
Firm Registration No. 10108820



LEGEND

--- CONCRETE MONUMENT