

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

Date: _____ GF No. _____
Name of Affiant(s): Zayne Ramirez and Leslie Ramirez
Address of Affiant: 5403 Prairie Dog Fork Lane, Richmond, TX 77469
Description of Property: STILL CREEK RANCH SEC 1, BLOCK 2, LOT 20
County Fort Bend County, 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 march 2021 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.

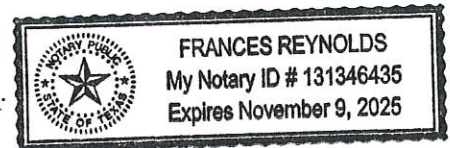
EXCEPT for the following (If None, Insert "None" Below): NONE

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.

DocuSigned by:
Leslie Ramirez
DocuSigned by:
Leslie Ramirez
BP 860274564407

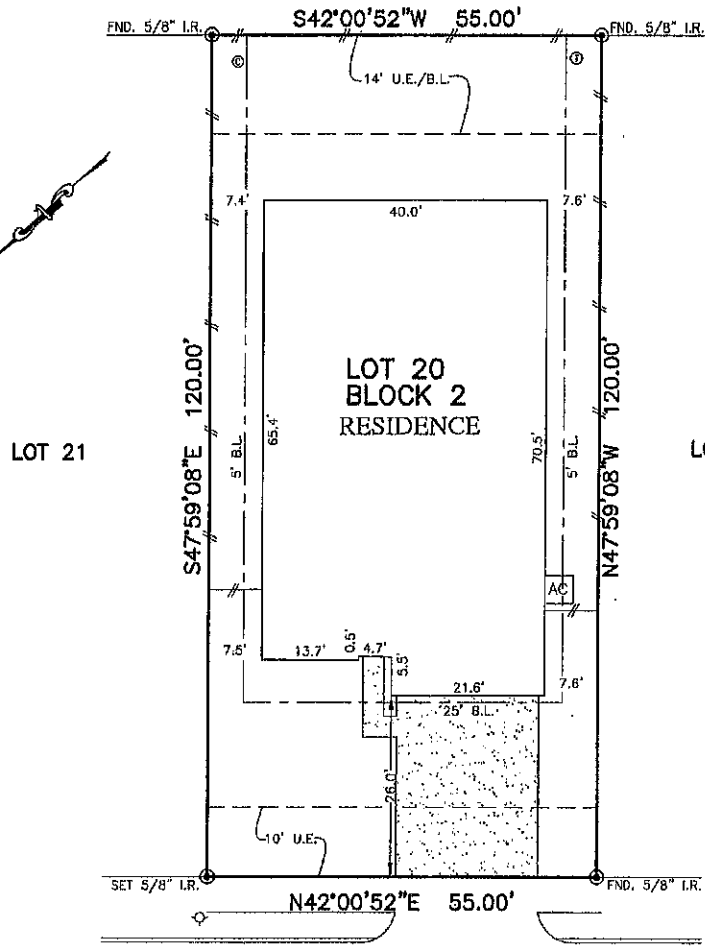
SWORN AND SUBSCRIBED this 4th day of May, 2023.

Frances Reynolds
Notary Public



	FLATWORK --- PROPERTY LINE --- BUILDING LINE --- BASEMENT // WOODEN FENCE // WROUGHT IRON FENCE ○ CHAIN LINK FENCE - OVERHEAD ELECTRIC	B.L. BUILDING LINE B.L.(F) FRONT LOAD BUILDING LINE B.L.(S) SWING IN BUILDING LINE B.L.(C) 3 CAR BUILDING LINE G.B.L. GARAGE BUILDING LINE (B.O.) BUILDER GUIDELINES F.F. FINISHED FLOOR EXT. EXTENDED PRD. PROPOSED ELEV. ELEVATION	T.O.F. TOP OF FORM U.E. UTILITY EASEMENT W.L.E. WATER LINE EASEMENT S.S.E. SANITARY SEWER EASEMENT R.O.W. RIGHT-OF-WAY P.A.E. PRIVATE ACCESS EASEMENT P.U.E. PRIVATE UTILITY EASEMENT P.V. PRIVATE FND. FOUND I.P. IRON PIPE	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT A.C.C.E. ACCESS EASEMENT A.E. AERIAL EASEMENT D.E. DRAINAGE EASEMENT E.E. ELECTRIC EASEMENT W.V. WATER VALVE F.H. FIRE HYDRANT M. MOVEMENT P.P. POWER POLE	UNDISTRIBUTED VISIBILITY EASEMENT M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT A.C.C.E. ACCESS EASEMENT A.E. AERIAL EASEMENT D.E. DRAINAGE EASEMENT E.E. ELECTRIC EASEMENT W.V. WATER VALVE F.H. FIRE HYDRANT M. MOVEMENT P.P. POWER POLE	MANHOLE GRATE DRAIN PAD MOUNTED TRANSFORMER LIGHT POLE ELECTRIC BOX FIBER OPTIC TELEPHONE PEDESTAL GAS METER CABLE PEDESTAL WATER METER MANHOLE & INLET VALVE
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RESERVE "J"



5403
PRAIRIE DOG FORK LANE
(50' R.O.W.)

PLAT OF SURVEY
SCALE: 1" = 20'

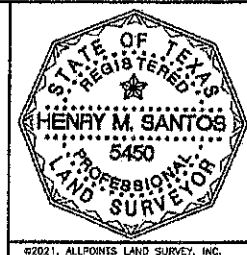
NOTES:
 1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 2. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
 3. ALL SET RODS ARE 5/8" I.R. WITH YELLOW CAP MARKED "ALLPOINTS SURVEY"
 4. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY FIDELITY NATIONAL TITLE INSURANCE Co. UNDER O.F. No. FTH-07-FAH21003212NC.
 5. AGREEMENT FOR UNDERGROUND ELECTRIC SERVICE PER C.F. No. 201909369B.

FOR: ZAYNE RAMIREZ AND LESLIE RAMIREZ
 ADDRESS: 5403 PRAIRIE DOG FORK LANE
 ALLPOINTS JOB#: RC226321
 O.F. FTH-07-FAH21003212NC BY: IP
 JOB:
 FLOOD ZONE: X
 COMMUNITY PANEL:
 48157C0400L
 EFFECTIVE DATE: 4/2/2014
 LOMR: 20-06-0210A DATE: 11-27-2019

LOT 20, BLOCK 2,
 STILL CREEK RANCH, SECTION 1,
 C.F. NO. 20190044, PLAT RECORDS,
 FORT BEND COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 15TH DAY OF MARCH, 2021.

Henry M. Santos



X *Leslie J. Ramirez*
 X *Henry M. Santos*