

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

Date: May 9, 2023 GF No. _____

Name of Affiant(s): Joe L Verdin,

Address of Affiant: 3402 Aldergrove Drive, Spring, TX 77388

Description of Property: LT 35 BLK 3 THICKET AT CYPRESSWOOD SEC 3
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 January 24, 2012 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

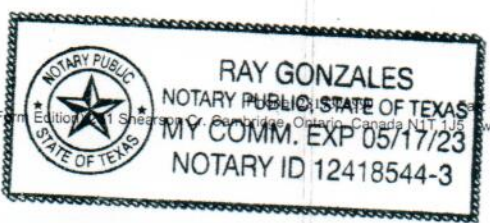
5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit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

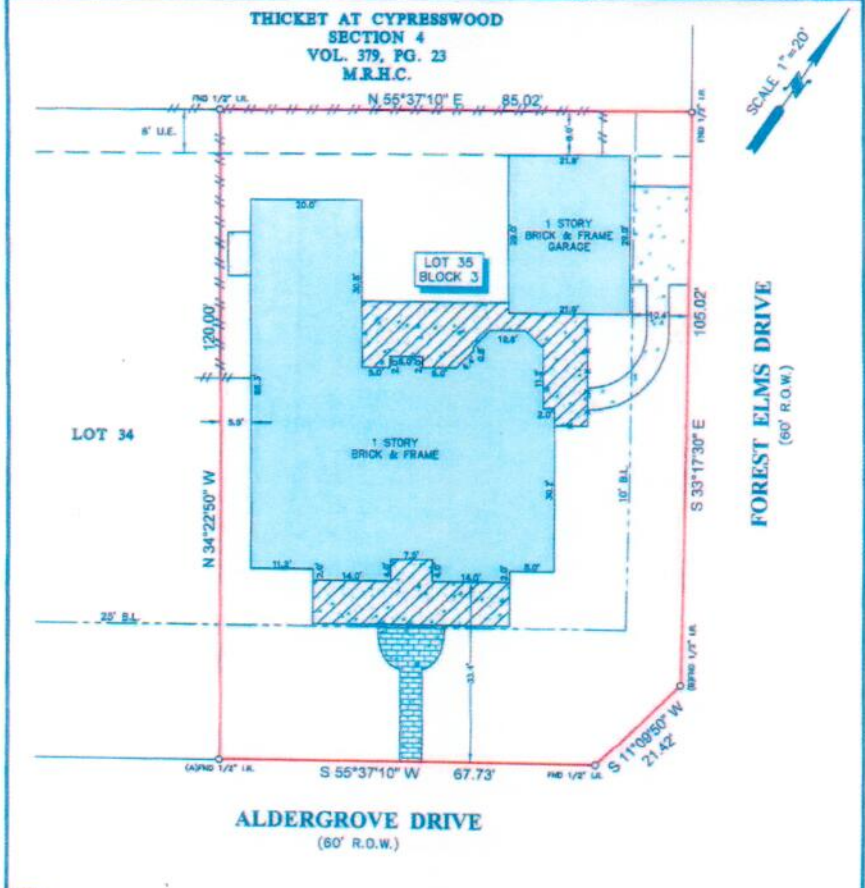
[Signature]
Joe L Verdin

SWORN AND SUBSCRIBED this 13th day of May 2023
[Signature]
Notary Public

(TXR-1907) 02-01-2010



 <p>TEXAS AMERICAN TITLE COMPANY</p>	
Q.F. # 7575-11-1280	ISSUE DATE: JANUARY 3, 2012




NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. FLOOD INFORMATION IS BASED ON THE NATIONAL FLOOD INSURANCE PROGRAM'S FLOOD INSURANCE RATE MAP FOR THE COUNTY LISTED BELOW.
3. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE.
4. THIS SURVEY IS CERTIFIED TO TRIELINE TECHNOLOGIES AND THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
5. ALL EASEMENTS AND BUILDING LINES SHOWN ARE FOR THE RECORDED PLAT UNLESS OTHERWISE NOTED.
6. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
7. RESTRICTIVE COVENANTS AS RECORDED IN FILM CODE NO. 364119 M.R. & C.F. NOS. W827182, R238918, S289118, U715703 & X885252.

LEGEND

	CONCRETE		FENCE
	COVERED CONCRETE		WOOD
	BRICK		BRICK & METAL
			BL. = BUILDING LINE
			U.E. = UTILITY EASEMENT

PROJECT:
A LAND TITLE SURVEY OF LOT 35, IN BLOCK 3, OF THICKET AT CYPRESSWOOD, SECTION 3, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN FILM CODE NO. 364119 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

CLIENT: PATRICK WALTZ	
ADDRESS: 3402 ALDERGROVE DRIVE	
FLOOD ZONE: "x"	FLOOD MAP#: 46201C 0265 L
FLOOD MAP DATE: JUNE 18, 2007	FLOOD MAP COUNTY: HARRIS
<p style="text-align: center;">  www.survey1inc.com survey1inc@yahoo.com P.O. Box 2543 • Dallas, TX 75282 (281)293-1382 • Fax (281)393-1382 </p>	



SURVEYOR CERTIFICATE:
IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A SOLEMNLY SWORN SURVEY CONDUCTED UNDER MY SUPERVISION ON JANUARY 24, 2012 AND THAT THIS PLAT ESSENTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS AND THAT THERE ARE NO ENCUMBRANCES OR PROVISIONS EXCEPT AS SHOWN.

R.T. Weber
R.T. WEBER
01/24/12

FIELD CREW: LS	JOB#: 1-14852-12
DRAFTER: SP	DATE: JAN. 24, 2012