

T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT
(May be Modified as Appropriate for Commercial Transactions)

Date: August 9, 2021 GF No. 21-01-8583
Name of Affiant(s): Timothy Karmout
Address of Affiant: 28668 Deer Run Street, Montgomery, TX 77356
Description of Property: Lot 19 and 20, of WOOD CREEK, SECTION 1
County: Montgomery, Texas
Name of Title Company: Momentum Title, LLC

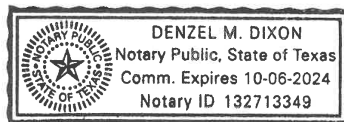
"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

Before me, the undersigned notary for the State of Texas, personally appeared Affiant(s) who after by me being duly 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 , 20 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.
5. EXCEPT for the following:
Changes: (if blank then None)
6. 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.
7. We understand that we have no liability to Title Company or the title insurance 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.

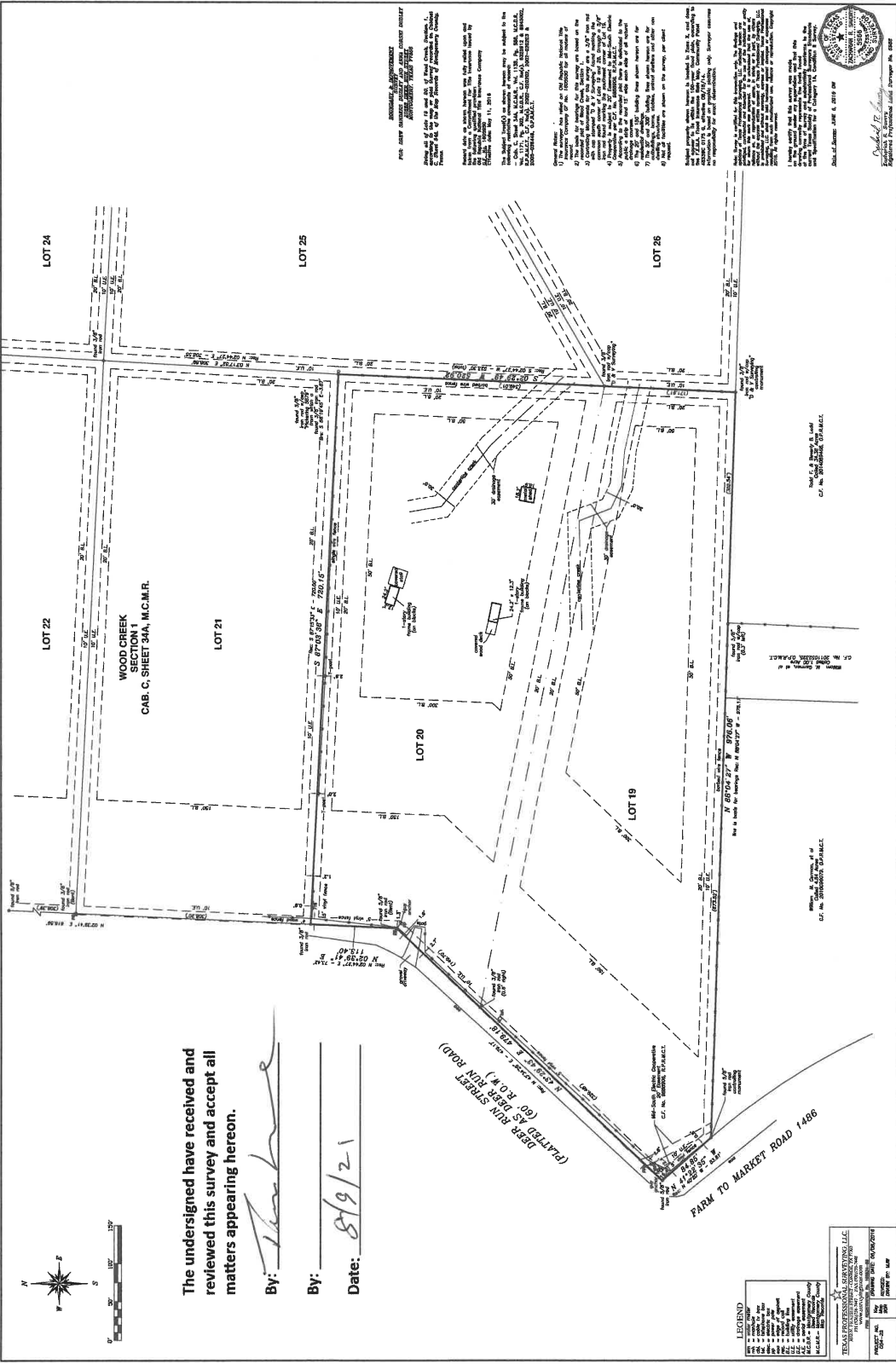

Timothy Karmout

SWORN AND SUBSCRIBED this 9 day of August, 2021.




Notary Public

Momentum Title



The undersigned have received and reviewed this survey and accept all matters appearing hereon.

By: [Signature]
 By: _____
 Date: 8/9/21

LEGEND

1	As Shown
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TITLE BLOCK
 DEAR RUN STREET (PARTED & DEER RUN ROAD)
 FARM TO MARKET ROAD 1486
 C. M. BROWN, L.S.
 8/9/21

CERTIFICATE OF ACCURACY
 I, C. M. BROWN, L.S., do hereby certify that the above described survey was conducted by me or under my direct supervision and that I am a duly Licensed Surveyor in the State of Texas.
 C. M. BROWN, L.S.
 8/9/21

NOTICE TO CONTRACTORS
 This survey was conducted in accordance with the provisions of the Texas Surveying Act, Chapter 81, Texas Occupations Code, and the rules and regulations of the State Board of Surveying Engineers and Land Surveyors. The surveyor's liability is limited to the accuracy of the survey data and the quality of the surveying work. The surveyor is not responsible for the accuracy of the data provided by the client or for the consequences of the use of the survey data for purposes other than those intended by the surveyor.