

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

Date: June 28, 2023

GF No. _____

Name of Affiant(s): Mark Field, Genia Libonati

Address of Affiant: 16107 Blue Mesa Ridge Dr, Friendswood, TX 77546

Description of Property: LT 26 BLK 2 HERITAGE PARK SEC 18

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 March 3, 2003 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.

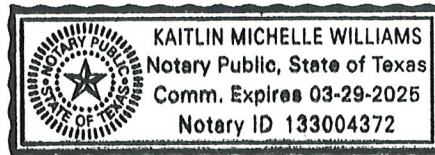
EXCEPT for the following (If None, Insert "None" Below:) None

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.

Mark Field
Mark Field

Genia Libonati
Genia Libonati



SWORN AND SUBSCRIBED this 28th day of June, 2023

Kaitlin Williams
Notary Public

Kaitlin Williams

(TXR-1907) 02-01-2010

Page 1 of 1

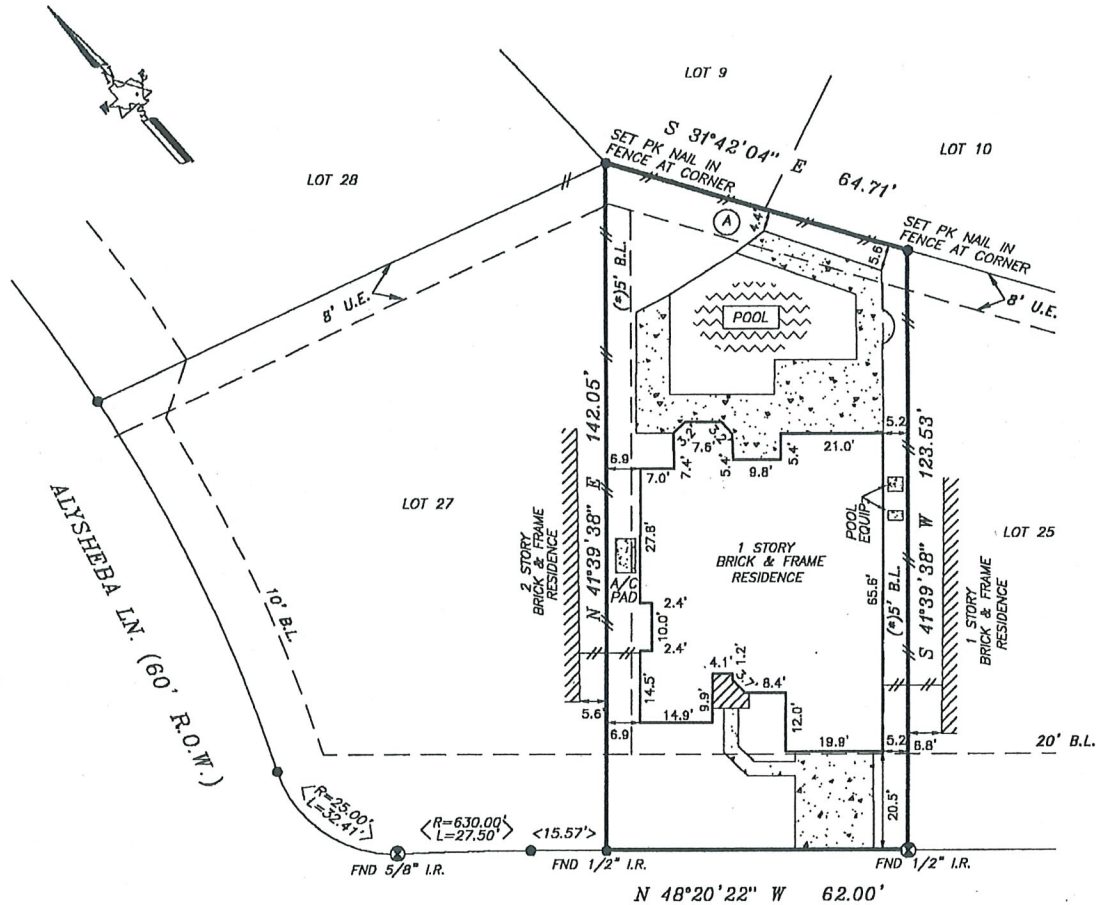


TRI-TECH SURVEYING CO, INC.

5210 SPRUCE STREET

BELLAIRE, TEXAS. 77401

PHONE: (713) 667-0800



16107 BLUE MESA RIDGE DRIVE (60' R.O.W.)

(A) CONCRETE POOL DECK ENCRONES INTO 8' U.E. AS SHOWN.

ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.

(*) 5' B.L. ALONG THE SIDES OF SUBJECT PROPERTY PER C.F. NO. N-986243, R.P.R.H.C.TX.

H.L. & P. CO. AGREEMENT PER C.F. NO. N-599013, R.P.R.H.C.TX.

PROPERTY SUBJECT TO RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED IN FILM CODE NO. 354121, M.R.H.C.TX., AND C.F. NOs. N-886243, P-173067, U-150185, V-521174, V-627713, V-834278, R.P.R.H.C.TX.

ALL BUILDING LINES, RECORDED EASEMENTS, UNRECORDED EASEMENTS, BUILDING RESTRICTIONS (DEED RESTRICTIONS, ETC.) AND ZONING ORDINANCES (INCLUDING CITY OF FRIENDSWOOD), IF ANY, THAT AFFECT SUBJECT PROPERTY SHOULD BE VERIFIED.

BEARINGS SHOWN HEREON REFERENCED TO:
N 48°20'22" W ALONG BLUE MESA RIDGE DRIVE.

AN AERIAL EASEMENT MAY EXIST ADJACENT TO ALL UTILITY EASEMENTS OR TO EXISTING OR PROPOSED OVERHEAD UTILITIES OWNER AND BUILDERS SHOULD VERIFY WITH APPLICABLE UTILITY COMPANIES PRIOR TO PLANNING OR CONSTRUCTION.

NOTE: PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY.

A DRAINAGE EASEMENT 15' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.

FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR ITS ACCURACY.

THIS SURVEY IS VALID WITH THE ORIGINAL SIGNATURE AND SEAL ONLY.

THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. © 2003, TRI-TECH SURVEYING COMPANY

LEGEND	
	CONCRETE
	COVERED
	ASPHALT
	< > CALL
	IRON FENCE
	WOOD FENCE
	REVISION
	CONTROLLING MONUMENT 03-06-03
	CHAIN LINK FENCE

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR, THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP OR PLAT AND TITLE INFORMATION PROVIDED BY STEWART TITLE CO., G.F. No. 03112902, DATED 01-21-03.

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my direction and supervision on the tract or parcel of land, according to the map or plat thereof, indicated below.

drawn by: WIDJAJA

BOUNDARY SURVEY OF

ADDRESS: 16107 BLUE MESA RIDGE DRIVE, FRIENDSWOOD, TX 77546

LOT 26, BLOCK 2 OF HERITAGE PARK, SECTION EIGHTEEN

RECORDED IN SLIDE NO.: 354121, MAP RECORDS, HARRIS COUNTY, TX

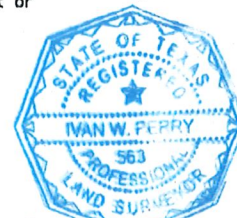
BORROWER: MARK W. FIELD AND WIFE, GENIA LIBONATI

TITLE COMPANY: STEWART TITLE CO. G.F.# 03112902

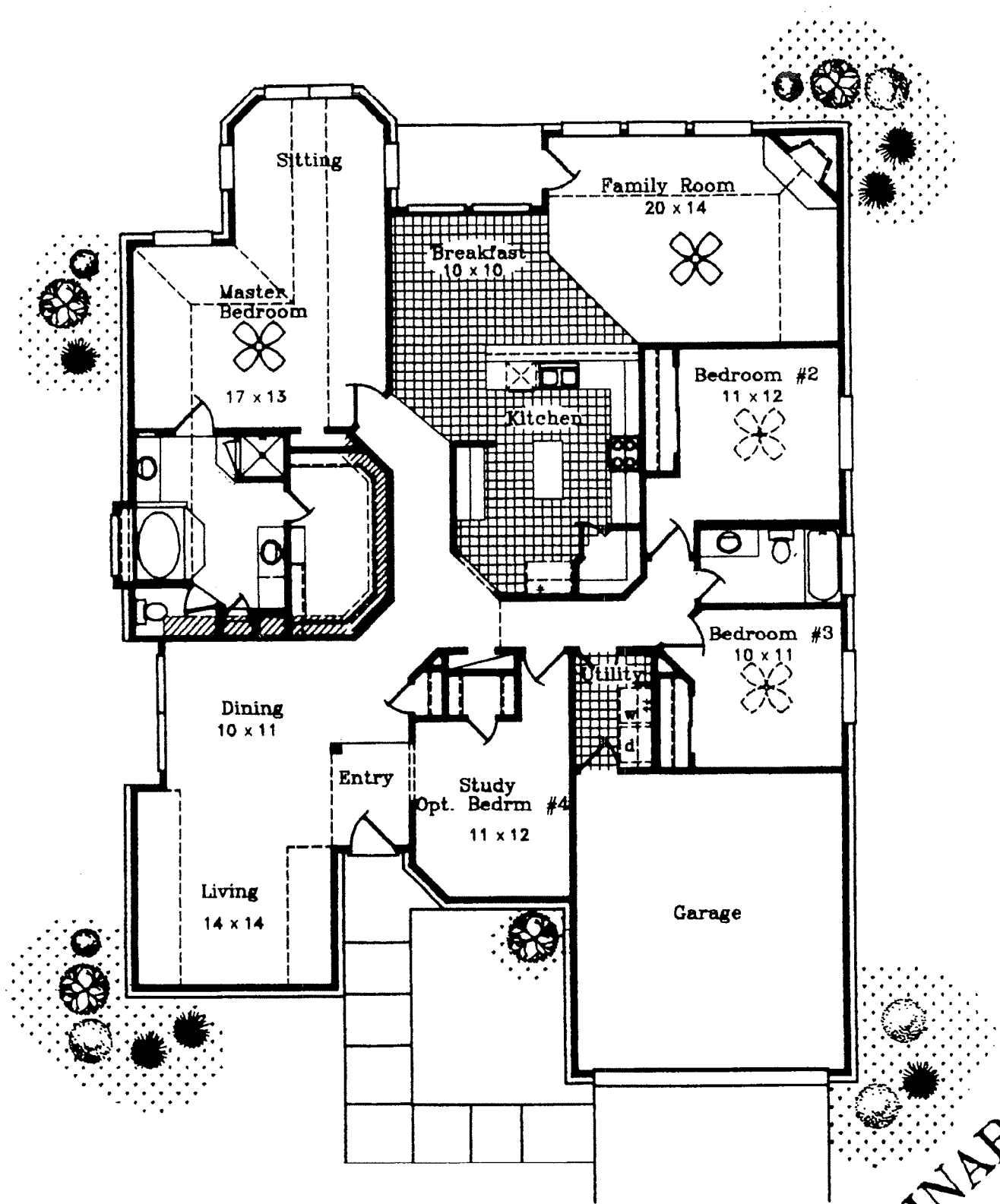
SURVEYED FOR: HAMMERSMITH FINANCIAL

F.I.R.M. MAP NO. 48201C PANEL# 1070K ZONE "X" REVISED 4-20-00

DATE: 03-06-03 SCALE: 1" = 30' JOB NO. M1138-03



J. W. Perry
SURVEYOR REGISTRATION



PRELIMINARY

The builder reserves the right to change plans and specifications without notice.