

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

Date: July 13th, 2023 GF No. _____

Name of Affiant(s): Yasmine Rivera-Velez

Address of Affiant: 11415 Oak Lake Vista Court, Sugar Land, Texas 77498

Description of Property: OAK LAKE ESTATES SEC 1, BLOCK 3, LOT 8

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 TX, 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 11/12/2007 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.

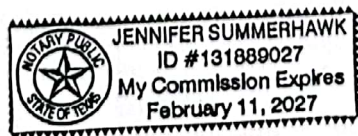
EXCEPT for the following (If None, Insert "None" Below:) None

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.

Yasmine Rivera-Velez
NIA

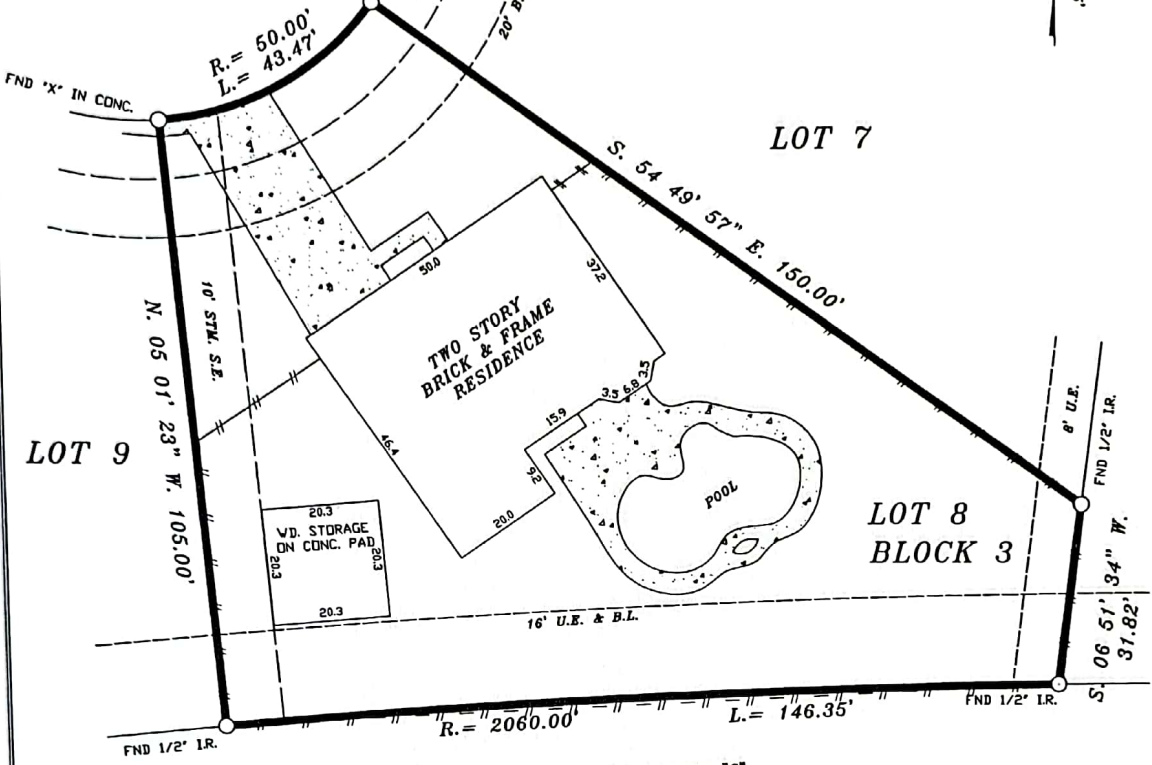
SWORN AND SUBSCRIBED this 14 day of July, 2023.

Jennifer Summerhawk
Notary Public



OAK LAKE VISTA CT.
(50' R.O.W.)

SCALE 1"=25'



-RESTRICTED RESERVE "C" -

NOTES:

1. RESTRICTIVE COVENANTS BY SLIDE No. 1199/ B PLAT RECORDS.
2. H.L.&P. AGREEMENT BY C.C.F No. 9262853.
3. 3' WIDE ZERO LOT LINE ACCESS EASEMENT BY C.C.CF No. 9307667.
4. BUILDING RESTRICTIONS BY THE RECORDED PLAT.

James Rivera III
Yasmine Rivera Velez

LOT: 8		BLOCK: 3		SUBDIVISION: OAK LAKE ESTATES, SEC. 1	
COUNTY: FORT BEND		STATE: TEXAS		RECORDATION: SLIDE No. 1199/B P.R.F.B.C.T.	
PURCHASER: TOMAS L. RIVERA III AND YASMINE RIVERA-VELEZ			MORTGAGE CO.		JOB NO. 07-11-11
ADDRESS: 11415 OAK LAKE VISTA COURT			TITLE CO. UNIVERSAL LAND TITLE		FIELD WORK 11-6-07 D.T. DRAFTING 11-12-07 D.T. FINAL CHECK 11-12-07 S.R. KEY:
COPPERFIELD LAND SURVEYING CO COPPERFIELD LAND SURVEYING 8524 HWY. 6 NORTH BOX 205 HOUSTON, TEXAS 77095 TEL (281)861-8826 FAX (281)859-3532			THE SURVEYOR HAS NOT ABSTRACTED SUBJECT PROPERTY. THIS SURVEY IS BASED ON TITLE COMMITMENT LISTED BELOW AND PLAT OF RECORD SHOWN.		
			GF. No. 88909-72 SUBJECT PROPERTY IS NOT LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA ZONE "X" AS PER MAP 490296 DATED 8-18-07 PANEL 835 L THE FLOOD INFORMATION IS FROM A FEMA MAP. WE ARE NOT RESPONSIBLE FOR ITS ACCURACY.		
STATE OF TEXAS REGISTERED SURVEYOR STEPHEN RODRIGUEZ No. 5325			11-12-07 I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION AND THAT IT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY. THERE ARE NO ENCUMBRANCES APPARENT EXCEPT AS SHOWN. STEPHEN RODRIGUEZ R.P.L.S. No. 5325		
			11-12-07		