

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

Date: \_\_\_\_\_ GF No. \_\_\_\_\_  
Name of Affiant(s): Adrian Wagner and Brandy Wagner  
Address of Affiant: 1803 Teal Run Place Drive, Fresno, TX 77545  
Description of Property: TEAL RUN SEC 11, BLOCK 2, LOT 1  
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.

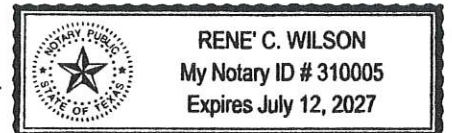
Before me, the undersigned notary for the State of Texas, personally appeared Affiant(s) who after by me being sworn, stated:

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 12/2008 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:) added shed & concrete slab for the shed, patio and widened the driveway in the front

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:  
 I am the undersigned  
 Brandy Wagner  
 SWORN AND SUBSCRIBED this 21<sup>st</sup> day of September, 2023.  
 Rene C. Wilson  
 Notary Public



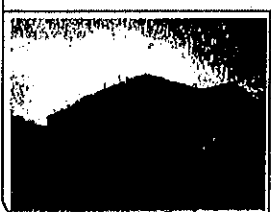
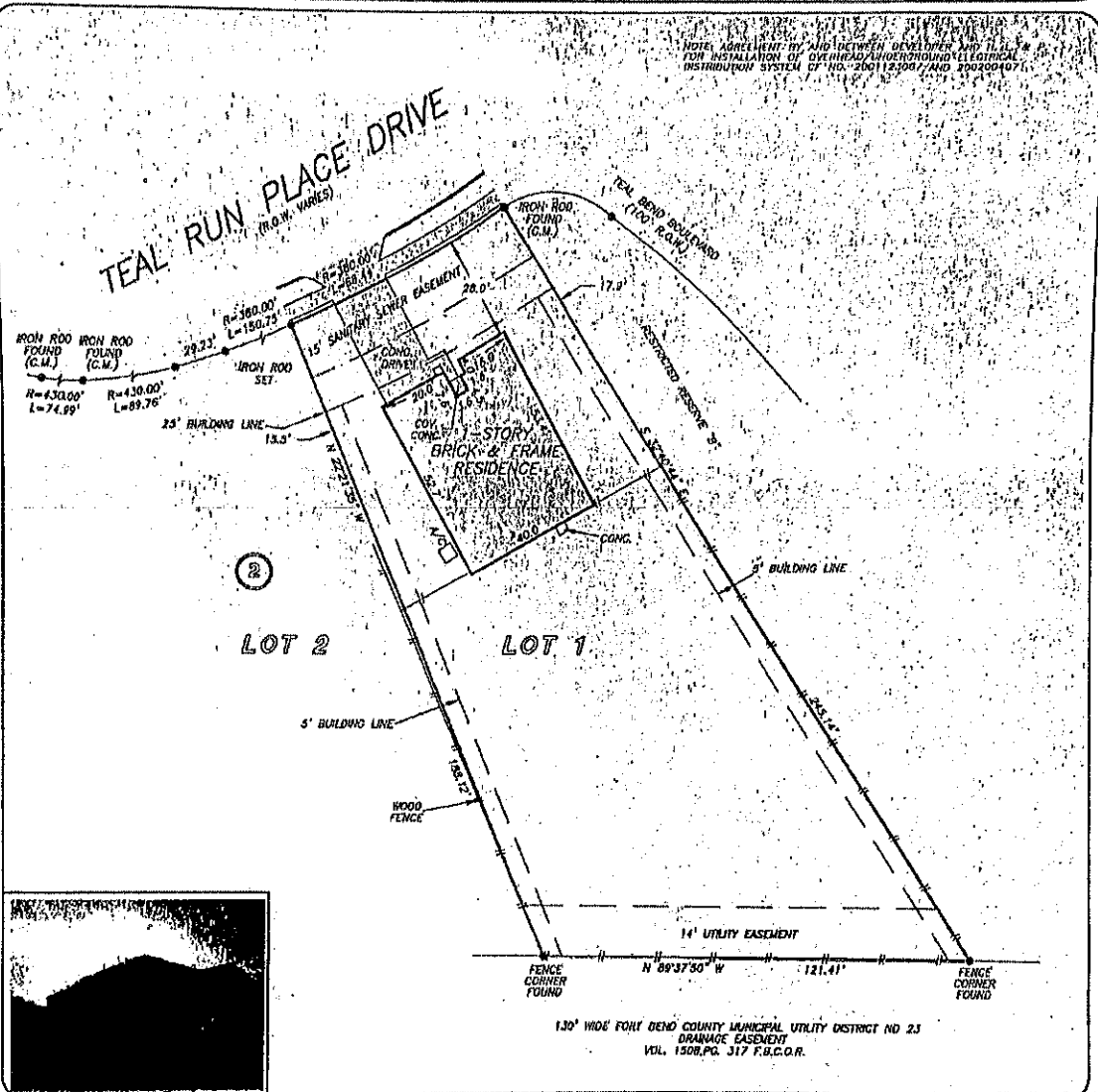
CF NO. 1261037-H062 FIRST AMERICAN TITLE  
 ADDRESS: 1803 TEAL-RUN PLACE DRIVE  
 FRESNO, TEXAS 77545  
 BORROWER: SHARON GLOCKZIN

LOT 1, BLOCK 2  
 TEAL RUN, SECTION 11

ACCORDING TO THE MAP OR PLAT THEREOF RECORDED  
 IN SLIDE NO. 2135/A OF THE PLAT RECORDS  
 OF FORT BEND COUNTY, TEXAS

SCALE: 1" = 40'

NOTE: AGREEMENT BY AND BETWEEN DEVELOPER AND TITLE COMPANY FOR INSTALLATION OF OVERHEAD/UNDERGROUND ELECTRICAL INSTRUMENTATION SYSTEM OF NO. 2001123097 AND 2002004071



THIS PROPERTY DOES NOT LIE WITHIN THE  
 100 YEAR FLOOD PLAIN AS PER FIRM  
 PANEL NO. 48152C 0290 J  
 MAP REVISION: 01/03/97  
 ZONE: X  
 BASED ONLY ON VISUAL EXAMINATION OF MAPS.  
 INACCURACIES OF FEMA MAPS PREVENT EXACT  
 DETERMINATION WITHOUT DETAILED FIELD STUDY

A SUBSURFACE INVESTIGATION  
 HAS BEYOND THE SCOPE OF THIS SURVEY

RECORD BEARING: SLIDE NO. 2135/A F.R.G.P.R.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE  
 ON THE GROUND, THAT THIS PLAT CORRECTLY  
 REPRESENTS THE FACTS FOUND AT THE  
 TIME OF SURVEY AND THAT THERE ARE NO  
 ENCROACHMENTS APPARENT ON THE GROUND,  
 EXCEPT AS SHOWN HEREON. THIS SURVEY IS  
 CERTIFIED FOR THIS TRANSACTION ONLY AND  
 ABSTRACTING PROVIDED IN THE ABOVE  
 REFERENCED TITLE COMMITMENT WAS RELIED  
 UPON IN PREPARATION OF THIS SURVEY.

GEORGE GALE  
 PROFESSIONAL LAND SURVEYOR  
 NO. 4878  
 JOB NO. 08-15100  
 DECEMBER 29, 2008

DRAWN BY: AL



LIFESTYLES REALTY, INC  
 JUDITH ZAHORA  
 713-782-0018



DANA ZEBBAU  
 281-531-4433



PRECISION SURVEYORS, INC.

1-800-LANDSURVEY 281-496-1586  
 1-800-528-3787 FAX 281-496-1867  
 14825 MEMORIAL DRIVE SUITE 8100 HOUSTON, TEXAS 77079