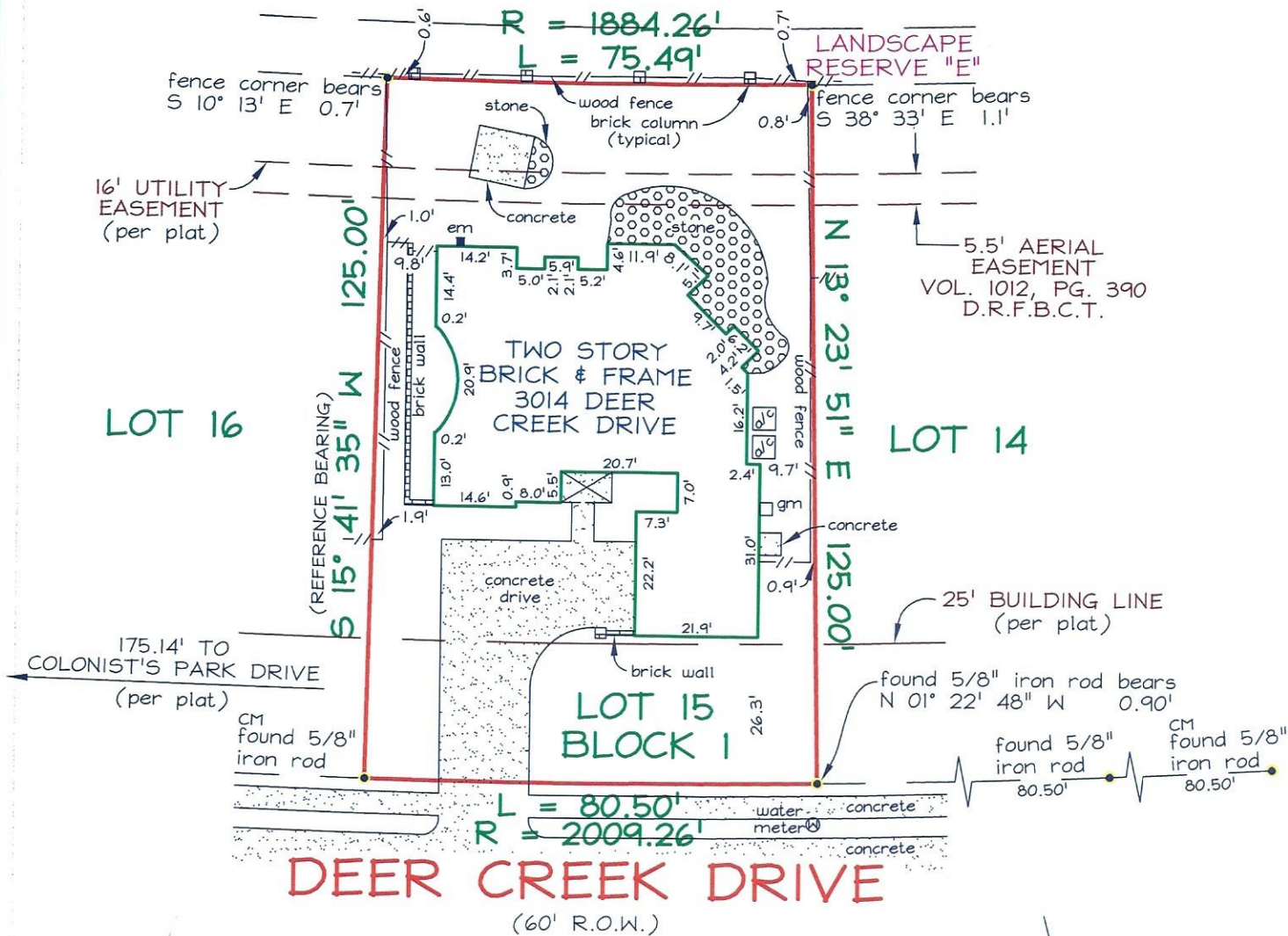




PRECISE LAND SURVEYING, INC.
 DALLAS/FORT WORTH
 4625 EASTOVER DR.
 MESQUITE, TX 75149
 PH. 877.581.7072 FX. 1.888.438.1273

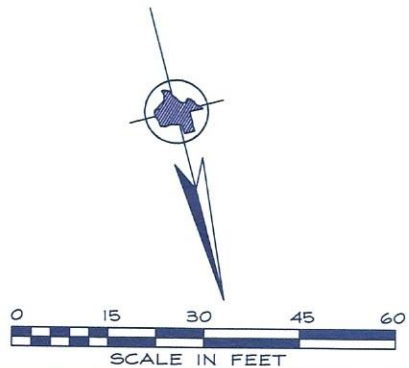
LEXINGTON BOULEVARD

(100' R.O.W.)



NOTES:

CM = CONTROLLING MONUMENT.
 THIS PROPERTY IS AFFECTED BY THE FOLLOWING:
 (10D)-AGREEMENT, VOL. 1004, PG. 318, D.R.F.B.C.T.
 (10I)-AGREEMENT, VOL. 996, PG. 465, D.R.F.B.C.T.
 BEARINGS ARE BASED ON THE RECORDED PLAT REFERENCED BELOW.
 THIS SURVEY IS VALID ONLY WITH ORIGINAL SIGNATURE IN BLACK INK.



THIS IS TO DECLARE that on this date a survey was made on the ground, under my direction and supervision of the property located at 3014 DEER CREEK DRIVE, and Being Lot Fifteen (15), in Block One (1), of SUGARWOOD, SECTION TWO, an addition in Fort Bend County, Texas according to the map or plat thereof recorded in Volume 26, Page 12, of the Plat Records of Fort Bend County, Texas.

There are no visible conflicts or protrusions, except as shown.
 The subject property does not appear to lie within the limits of a 100-year flood hazard zone according to the map published by the Federal Emergency Management Agency, and has a Zone "X" Rating as shown by Map No. 48157C0255 J, dated JANUARY 3, 1997. The statement that the property does or does not lie within a 100-year flood zone is not to be taken as a representation that the property will or will not flood. This survey is not to be used for construction purposes and is for the exclusive use of the hereon named purchaser, mortgage company, and title company only and this survey is made pursuant to that one certain title commitment under the GF number shown hereon, provided by the title company named hereon and that on this date the easements, rights-of-way or other locatable matters of record of which the undersigned has knowledge or has been advised are as shown or noted hereon. This survey is subject to any and all covenants and restrictions of record pertaining to the recorded plat.

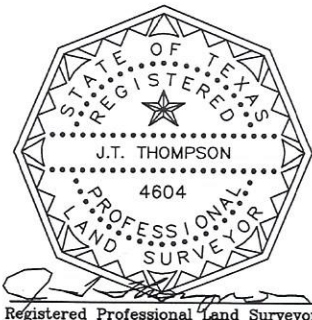
DATE: _____

ACCEPTED BY: _____



DATE: 07/18/11
 FIELD DATE: 07/18/11
 REVISED:

TECH: WTH FIELD: DG
 JOB NO: 911-1709



STEWART TITLE
 GF NO. 1115731508
 MAP NO: 568-V

Registered Professional Land Surveyor

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

Date: 10-12-23 GF No. 1115731508

Name of Affiant(s): Joe Sanchez and Christina Sanchez

Address of Affiant: 3014 Deer Creek Drive, Sugar Land Texas 77478

Description of Property: 3014 Deer Creek Drive, Sugar Land Texas 77478

County: Fort Bend, 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 contemplated premium.

4. To the best of our actual knowledge and belief, since 7/2011 there have been no:

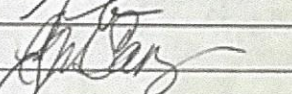
- a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools or other permanent improvements or fixtures;
- b. changes in the location of boundary fences or boundary walls;
- c. construction projects on immediately adjoining property(ies) which encroach on the Property;
- d. conveyances, replattings, easement grants and/or easement dedications (such as a utility line) by any party affecting the Property.

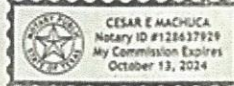
EXCEPT for the following (If None, insert "None" Below):

Addition of 8x8 storage unit in replacement to gazebo and cover over patio

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.





SWORN AND SUBSCRIBED this 12 day of October 2023

Notary Public