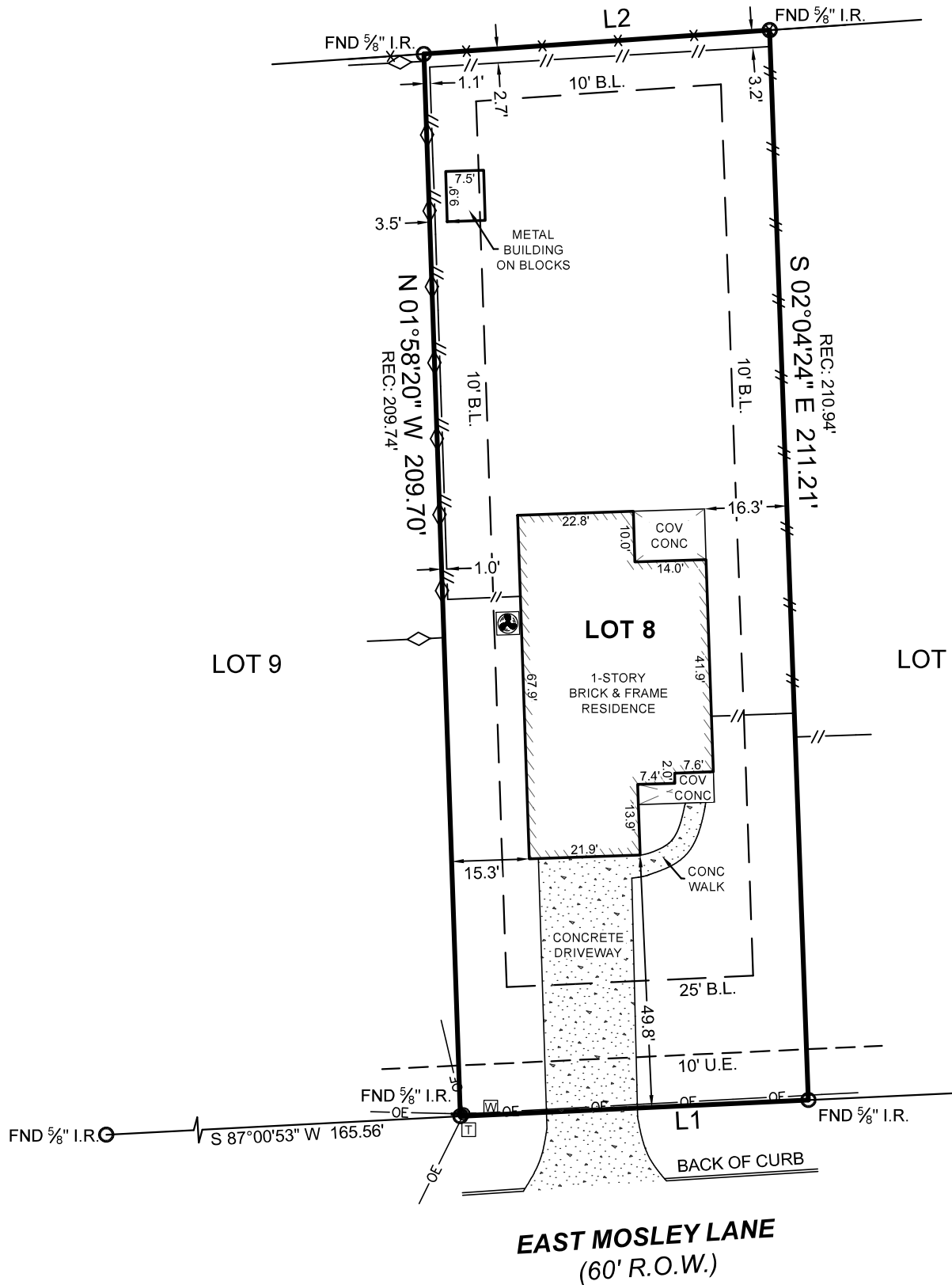


LINE	BEARING	DISTANCE
L1	S 87°19'59" W	68.77'
L2	N 86°03'31" E	68.44'

SYMBOL LEGEND

- AIR CONDITIONING UNIT
- FOUND SURVEY MONUMENT
- POWER POLE
- TELEPHONE PEDESTAL
- WATER METER
- CHAINLINK FENCE
- OVERHEAD ELECTRIC
- WIRE FENCE
- WOOD FENCE

PATRICIA ANN GARDNER
CALLED 9.61 ACRES
INSTRUMENT NO. 202061066
O.R.W.C.T.



SOUTHSIDE ESTATES
VOL. 3, PAGE 119
P.R.W.C.T.

BOUNDARY & IMPROVEMENT
SURVEY

SURVEYOR HAS RELIED ON INFORMATION PROVIDED BY:
OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
G.F. NO. 2202302
EFFECTIVE DATE: JUNE 26, 2022

THE SUBJECT TRACT(S) AS SHOWN HEREON MAY BE SUBJECT TO THE
FOLLOWING ITEM LISTED IN SCHEDULE B, OF SAID TITLE COMMITMENT:

1. THOSE AS PER ITEM 1, SCHEDULE B, OF SAID TITLE COMMITMENT.

I HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE UNDER MY SUPERVISION
ON THE GROUND OF THE ABOVE DESCRIBED PROPERTY, AND THAT THE ABOVE PLAT
OR DRAWING REFLECTS THE FINDINGS ON THE GROUND OF THE PROPERTY AT THIS
TIME AND THAT THIS SURVEY MEETS THE MINIMUM STANDARDS OF PRACTICE AS
APPROVED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING.

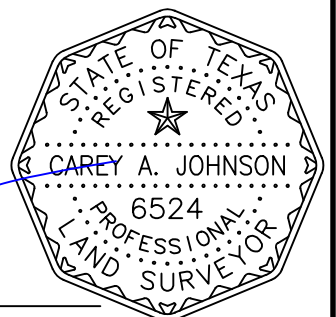
NO PORTION OF THIS PROPERTY APPEARS TO LIE WITHIN THE 100
YEAR FLOODPLAIN PER GRAPHIC SCALING OF COMMUNITY PANEL
NO. 48471C0370D & 48471C0360D BOTH HAVING AN EFFECTIVE
DATE OF 08/16/2011.

BASIS OF BEARINGS: BEARINGS AND DISTANCES SHOWN HEREON ARE BASED
ON GPS OBSERVATIONS AND ARE REFERENCED TO THE NORTH AMERICAN
DATUM OF 1983 (NAD83), TEXAS STATE PLANE COORDINATE SYSTEM,
CENTRAL ZONE (TXC-4203), GRID MEASUREMENTS.

PROJECT NUMBER	22617
DATE	07-26-2022
DRAWN BY	VG
CHECKED BY	GM
FIELD CREW	VL
REVISION 1	---
REVISION 2	---
REVISION 3	---
REVISION 4	---

PURCHASER.....ASHLEY BAUGHMAN JOHNSON
ADDRESS.....133 EAST MOSLEY LANE, HUNTSVILLE, TX 77340
SUBJECT.....ELISHA DAVIDS, A - 157
SUBDIVISION.....LOT 8
RECORDING.....SOUTHSIDE ESTATES
COUNTY.....WALKER

Carey A. Johnson
Registered Professional Land Surveyor No. 6524



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

Date: 12/14/2023 GF No. _____

Name of Affiant(s): Ashley Johnson

Address of Affiant: 231 Racetrack Ln, Montgomery, TX 77356

Description of Property: 133 E Mosley Ln, Huntsville, TX 77340 -- Lot 8, Southside Estates, Huntsville, TX
County Walker, 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 2014 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.

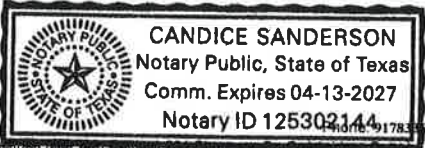
EXCEPT for the following (If None, Insert "None" Below): add fence, small metal shed, new roof

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.

Ashley Johnson
Ashley Johnson

SWORN AND SUBSCRIBED this 14 day of December, 2023
C Sanderson
Notary Public



(TXR-1907) 02-01-2010

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

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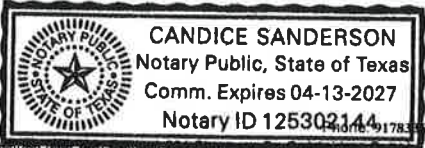
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