

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

Date: _____ GF No. _____

Name of Affiant(s): Anthony Sowders and Gail Sowders

Address of Affiant: 11518 Coppermeade Court, Houston, TX 77067

Description of Property: LT 2 BLK 1 GREEN OAK PARK SEC 1

County Harris 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 October 2004 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.

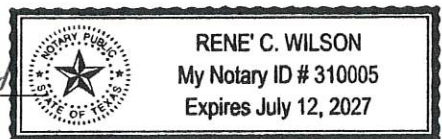
EXCEPT for the following (If None, Insert "None" Below:) Added storage shed in backyard

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.

Gail Sowders
Anthony Sowders

SWORN AND SUBSCRIBED this 10th day of January, 2024

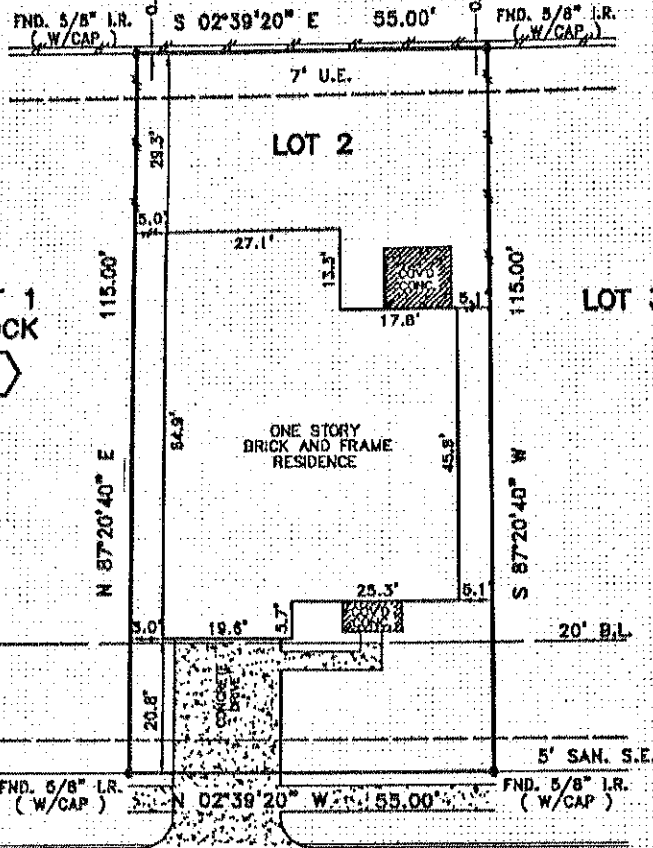
René C. Wilson
Notary Public



(TXR 1907) 02-01-2010

LANDSCAPE RESERVE "D"

SCALE 1"=20'



COPPERMEADE COURT
(50' R.O.W.)

NOTES:

1. ALL BEARINGS AND STREET ARE BASED ON RECORDED PLAT.
2. RELIANT ENERGY, INC. PER HCOF NO. V741503.
3. RELIANT ENERGY H.A.P. CO. PER HCOF NO. V701191.
4. CONCRETE DRIVE OVER THE 5' SAN. S.E. AS SHOWN.
5. FENCES AS SHOWN.

This survey is being provided solely for the use of the current parties and that no license has been created, express or implied, to copy the survey except as is necessary in conjunction with the original transaction.

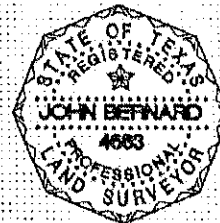
PLAT OF LOT 2 BLOCK 1 OF GREEN OAK PARK, SECTION 1
ACCORDING TO THE PLAT RECORDED IN FILM CODE NO. 808029 OF
THE MAP RECORDS OF HARRIS COUNTY, TEXAS

PROPERTY IS NOT IN THE 100 YEAR FLOOD ZONE, IN ZONE X
ACCORDING TO F.L.R.M. MAP NO. 48201C 0456J DATE 11-06-06
BY GRAPHING PLOTTING ONLY, WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION.

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.

I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not obstruct property. Easements, building lines, etc. shown are as identified by:

OF TX04-460828-H078 of FIRST AMERICAN TITLE COMPANY



John Bernard
John Bernard, Registered Professional Land Surveyor No. 4663

ADDRESS: 11618 COPPERMEADE COURT LENDER:
CITY: HOUSTON, TEXAS ZIP: 77067
PURCHASER:
JOB NO: EB11008 DATE: 10-06-04 SCALE: 1"=20'-00" REVISION: Key Map 372

SOUTH TEXAS SURVEYING ASSOCIATES, INC.
BUILDER DIVISION
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Anthony Lawrence
10/22/04