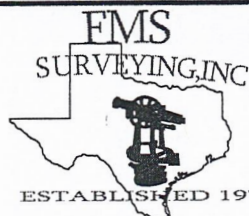


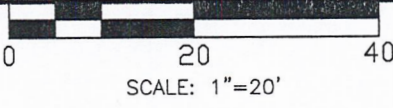
MHI #HZV216
FINAL TC

G.F. # : 240653
DATE : DECEMBER 20, 2018

B.L. BUILDING LINE.
U.E. UTILITY EASEMENT.
S.S.E. SANITARY SEWER EASEMENT.
--- SUBJECT BOUNDARY LINE.
--- CONTROL MONUMENT TIE.
// 6' BOARD FENCE.



19701 HIGHWAY 6, MANVEL, TEXAS 77578
PHONE: (281) 519-8530
TBPLS FIRM # 10040400
www.fmssurveying.com

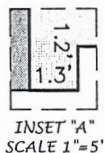


57481-FTC

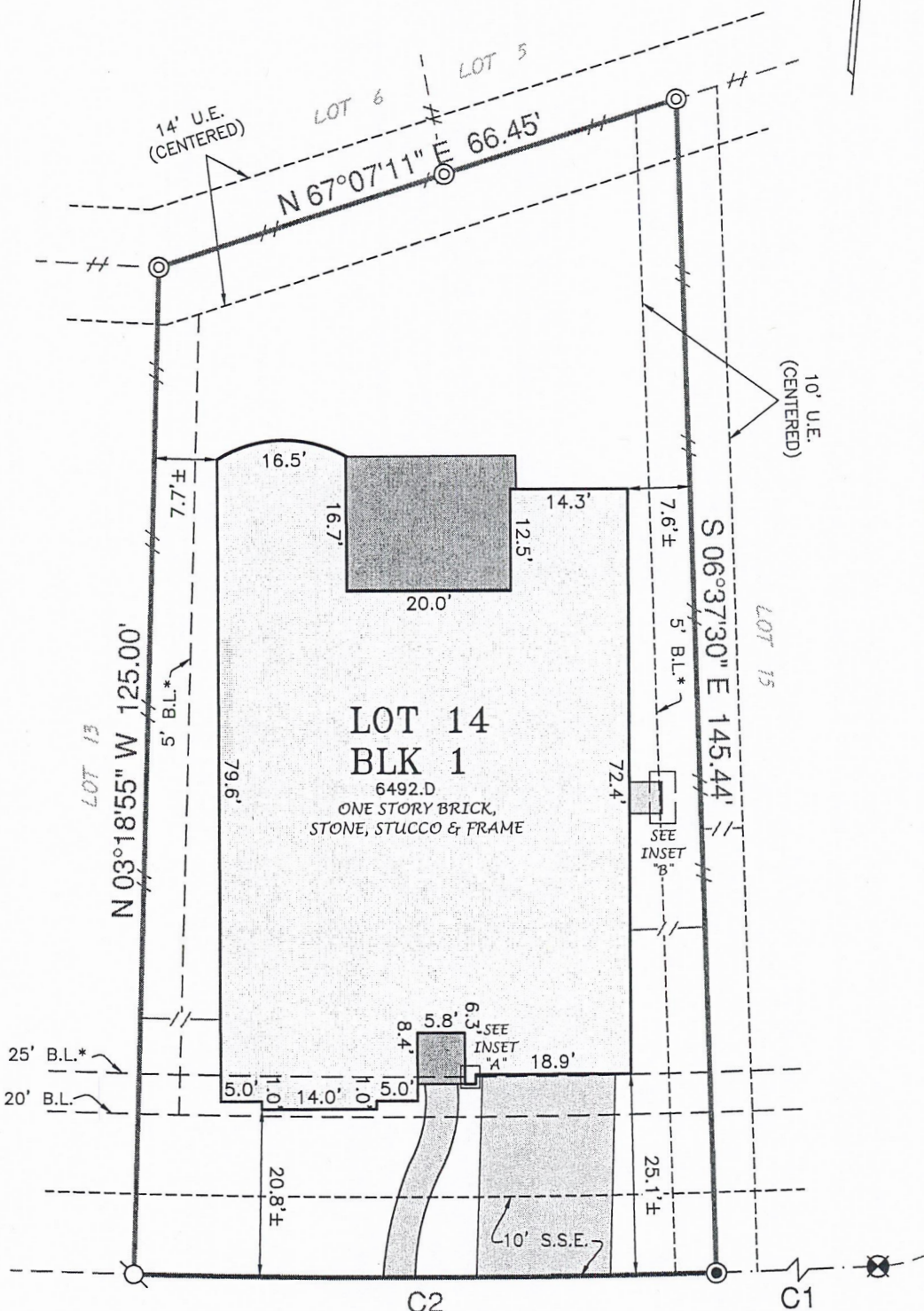
- ⊗ I.R. W/CAP STAMPED "LJA" FOUND (CONTROL MONUMENT).
- ⊙ I.R. W/CAP STAMPED "LJA" FOUND.
- ⊕ I.R. W/CAP STAMPED "LJA" FOUND AT FENCE CORNER.
- ⊗ 1/2" I.R. FOUND BENT.

- ☐ HOUSE ON SLAB.
- ▒ CONCRETE SLAB COVERED.
- CONCRETE UNCOVERED.

NOTES:
1. BEARINGS ARE BASED ON THE RECORDED PLAT.
2. *B.L. PER RECORDED PLAT OR PER BUILDER GUIDELINES AMENDMENT No. 1.
3. THE SURVEYOR HAS NOT ABSTRACTED THIS PROPERTY AND HAS RELIED ON THE TITLE COMMITMENT WITH THE GF NUMBER SHOWN HEREON, PREPARED BY THE TITLE COMPANY REFERENCED HEREON.
4. THE HOUSE PLAN NUMBER SHOWN INSIDE OF THE STRUCTURE HEREON IS BASED ON THE LATEST PLOT PLAN RELEASED BY F.M.S. SURVEYING CO.



CURVE	RADIUS	ARC	DELTA
C1	1230.00'	42.24'	01°58'03"
C2	1230.00'	71.05'	03°18'35"



Danya Michelle Incha

[Signature]

OLIVE HEIGHTS COURT
(60' R.O.W.)

THIS ORIGINAL WORK IS PROTECTED UNDER COPYRIGHT LAWS, TITLE 17 UNITED STATES CODE SECTION 101 AND 102. ALL VIOLATORS WILL BE PROSECUTED TO THE FULLEST EXTENT OF THE LAW. THIS SURVEY IS BEING PROVIDED SOLELY FOR THE USE OF THE RECIPIENTS NAMED AND NO LICENSE HAS BEEN CREATED, EXPRESS OR IMPLIED, TO COPY THE SURVEY EXCEPT AS IS NECESSARY IN CONJUNCTION WITH ORIGINAL TRANSACTION, WHICH ALL TAKE PLACE WITHIN (30) DAYS FROM THE DATE SHOWN HEREON.

LOT 14, BLOCK 1, OF FINAL PLAT OF POMONA, SECTION EIGHT (8)
MAP RECORDED IN CLERK'S FILE No. 2018023091 OF THE OFFICIAL RECORDS,
BRAZORIA COUNTY, TEXAS.

ADDRESS : 2319 OLIVE HEIGHTS COURT

TO : MILLENNIUM TITLE COMPANY (EXCLUSIVELY)

I HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS A SURVEY MADE UNDER MY SUPERVISION ON THE GROUND, AND IN ACCORDANCE WITH THE INFORMATION PROVIDED TO ME, AND CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THIS SURVEY.

[Signature: Scott R. Sheridan]
SCOTT R. SHERIDAN
REGISTERED PROFESSIONAL LAND SURVEYOR, No. 6171

THIS LOT LIES WITHIN ZONE "X" AS SCALED ON
LOMR CASE No. 17-06-311 OP, DATED JUNE 29,
2018 THIS INFORMATION IS FOR FLOOD
INSURANCE PURPOSES ONLY AND IS NOT INTENDED
TO IDENTIFY ANY SPECIFIC FLOOD HAZARDS THAT
MAY OR MAY NOT EXIST.



SEE ATTACHED ADDENDUM FOR ADDITIONAL STIPULATIONS

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

Date: 04/03/2024 GF No. _____
Name of Affiant(s): Tanya M Trcka and Chad C Trcka
Address of Affiant: 2319 Olive Heights Court, Manvel, TX 77578
Description of Property: POMONA SEC 8 (A0298 HT&BRR & A0563 HT&BRR) BLK 1 LOT 14
County: Brazoria 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 12-20-18 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.

Tanya M Trcka
Chad C Trcka

SWORN AND SUBSCRIBED this 9th day of April, 2024.

Christy Buck
Notary Public

