



PROPERTY LINE
EASEMENT
WOODEN FENCE
WROUGHT IRON FENCE
CHAIN LINK FENCE
OVERHEAD ELECTRIC

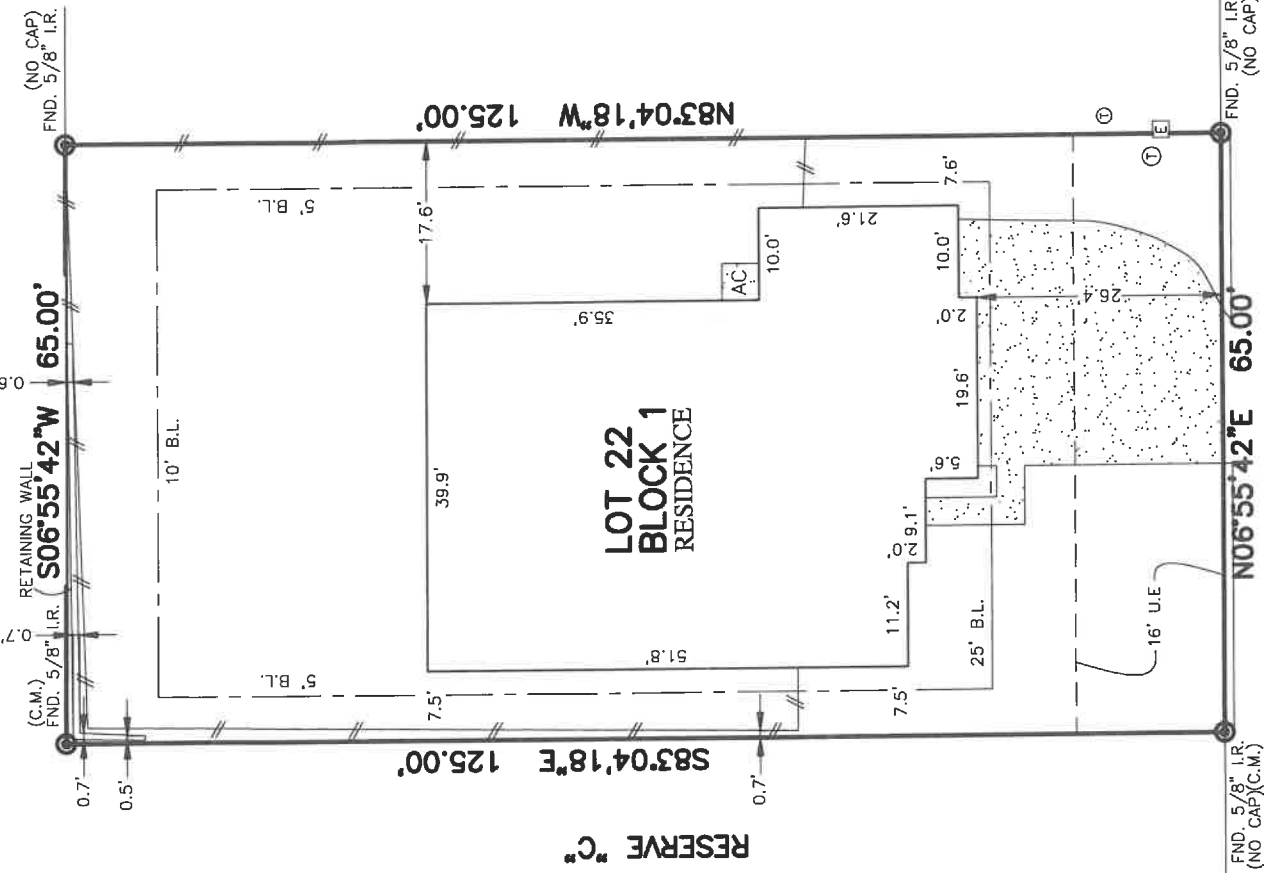
BL. BUILDING LINE
BL.(G) SWING BUILDING LINE
BL.(G) CAR BUILDING LINE
BL.(G) GARAGE BUILDING LINE
BL.(G) BUILDER GUIDELINES
R.F. FINISHED FLOOR
EXT. EXTENDED
PROP. PROPOSED
C.M. CONTROL MONUMENT

TOP OF FORM
U.E. UTILITY EASEMENT
W.E. WATER LINE EASEMENT
S.T.M. SEWER EASEMENT
S.S.E. SANITARY SEWER EASEMENT
R.O.W. RIGHT-OF-WAY
P.A.E. PRIVATE ACCESS EASEMENT
P.V.T. PRIVATE
FND. FOUND
I.P. IRON PIPE

U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT
A.C.C.E. ACCESS EASEMENT
A.E. AERIAL EASEMENT
D.E. DRAINAGE EASEMENT
E.E. ELECTRIC EASEMENT
W.V. WATER VALVE
F.H. FIRE HYDRANT MONUMENT
I.P. IRON PIPE

MANHOLE
GRATE DRAIN
PAD MOUNTED TRANSFORMER
TELEPHONE PEDESTAL
GAS METER
CABLE PEDESTAL
WATER METER
GUY ANCHOR

RESERVE "C"



LOT 1

LOT 21

LOT 22
BLOCK 1
RESIDENCE

794
DOGBERRY LANE
(50' R.O.W.)

PLAT OF SURVEY
SCALE: 1" = 20'

Amy Milligan
8/20/21

- NOTES:
- ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
 - ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.
 - SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY FIRST NATIONAL TITLE INSURANCE Co. UNDER G.F. No. 21010853.
 - ALL SET RODS ARE 5/8" I.R. WITH YELLOW CAP MARKED "ALLPOINTS SURVEY".
 - ALL FOUND IRON RODS ARE CAPPED WITH PLASTIC CAPS MARKED "TRI-TECH" UNLESS OTHERWISE NOTED.

FOR: AMY MILLIGAN	BY: CR
ADDRESS: 794 DOGBERRY LANE	
ALLPOINTS JOB#: CO233583	
G.F.: 21010853	
JOB:	
FLOOD ZONE: X	
COMMUNITY PANEL: 48339C0360G	
EFFECTIVE DATE: 8/18/2014	
LOMR:	DATE:
THIS INFORMATION IS BASED ON GRAPHIC PLOTTING. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION	

LOT 22, BLOCK 1,
WEDGEWOOD FOREST, SECTION 2,
CAB. Z, SHT. 4350, MAP RECORDS,
MONTGOMERY COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 22ND DAY OF JULY 2021.

Steven P. Brister



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ALLPOINTS LAND SURVEY, INC. - 1515 WITTE ROAD - HOUSTON, TEXAS 77080 - PHONE: 713-468-7707 - T.B.P.E.L.S. # 10122600

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

Date: 4-5-2024, GF No. _____
Name of Affiant(s): Amyl Miller
Address of Affiant: 194 Dogberry Lane Conroe, TX 77304
Description of Property: _____
County: Montgomery, 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 _____ 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, replatlings, 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:)

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.

Amyl Miller
Notary Public
SWORN AND SUBSCRIBED this 5 day of April, 2024.
Angela Meaux Broussard
Notary Public

