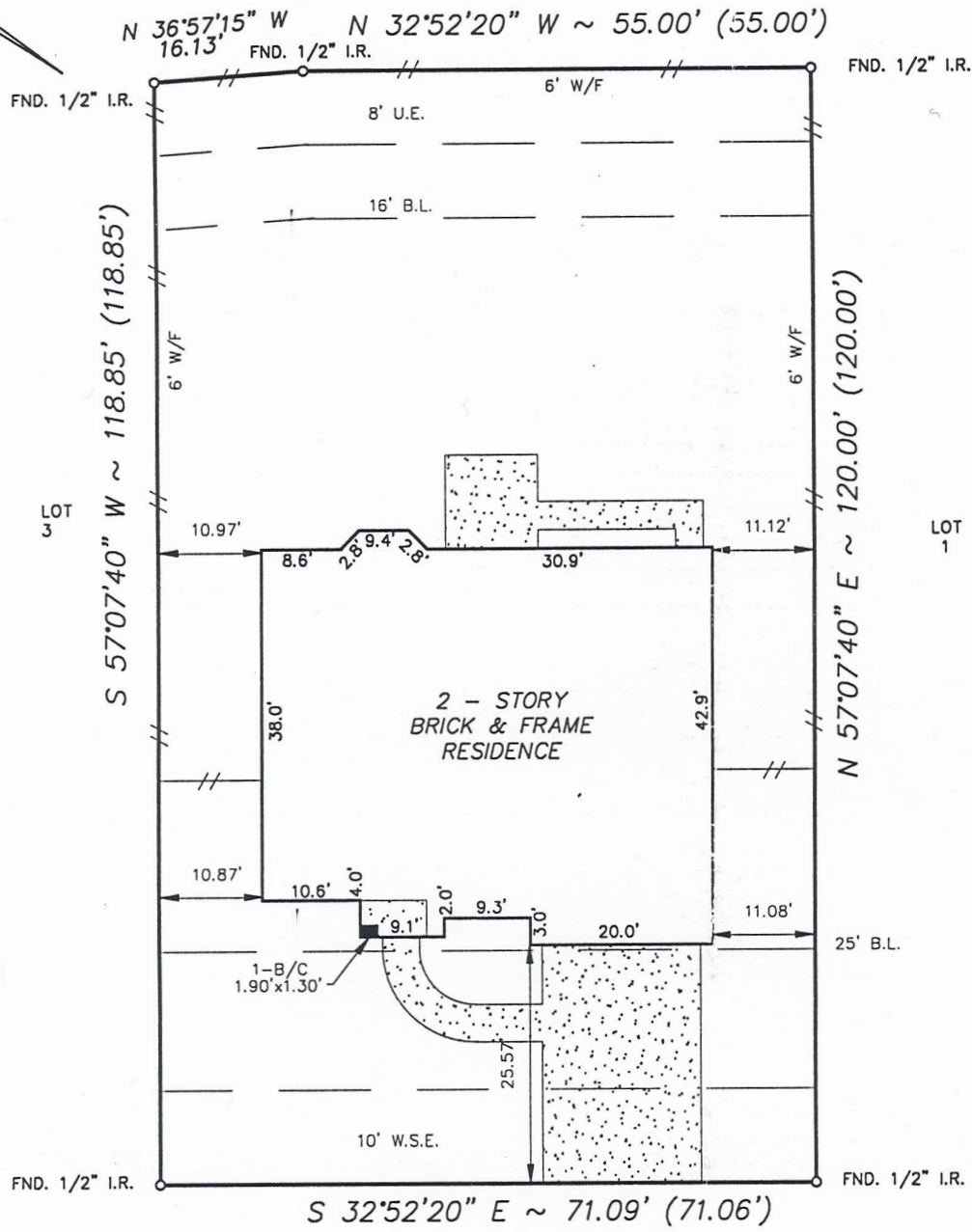


LOT
9



1424 PINE FOREST DRIVE
(60' R.O.W.)

NOTE:
 1. Distances shown in parentheses were measured on the ground.
 2. The following flood information was from a F.E.M.A. Map. We are not responsible for its accuracy

NOTE:
 Esmts., Right-Of-Ways, and Building Lines as per plat recorded Vol. 19, Pg.(s) 727-728, 725-728 & 95-020508, Brazoria Co.
 Oil, gas & other mineral rights per Title Commitment.

COMMUNITY #480077 PANEL # 0065 I
 (OUTSIDE OF THE 100 YEAR FLOOD PLAIN)
 DATE OF REVISION 9/28/90

SCALE: 1" = 20'

L:\FINALS\PH02021C

Surveyed for HAMMONDS HOMES, INC. on 12/18/97
 Showing Lot 2 Block 2 of FINAL PLAT PINE HOLLOW
 Section 1-C in BRAZORIA County Texas according to the Map or Plat
 recorded in Vol.19,Pgs.725-728 of the PLAT records of BRAZORIA

UPDATES	
8/4/98	FINAL
W.O. No.	37867,41672
G.F. No.	9750039B

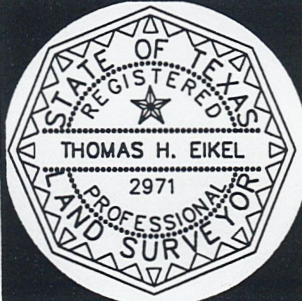
I hereby certify that this survey was made on the ground under my supervision and that it correctly represents the facts found at the time of the survey. There were no encroachments apparent on the ground except as shown hereon.

TH

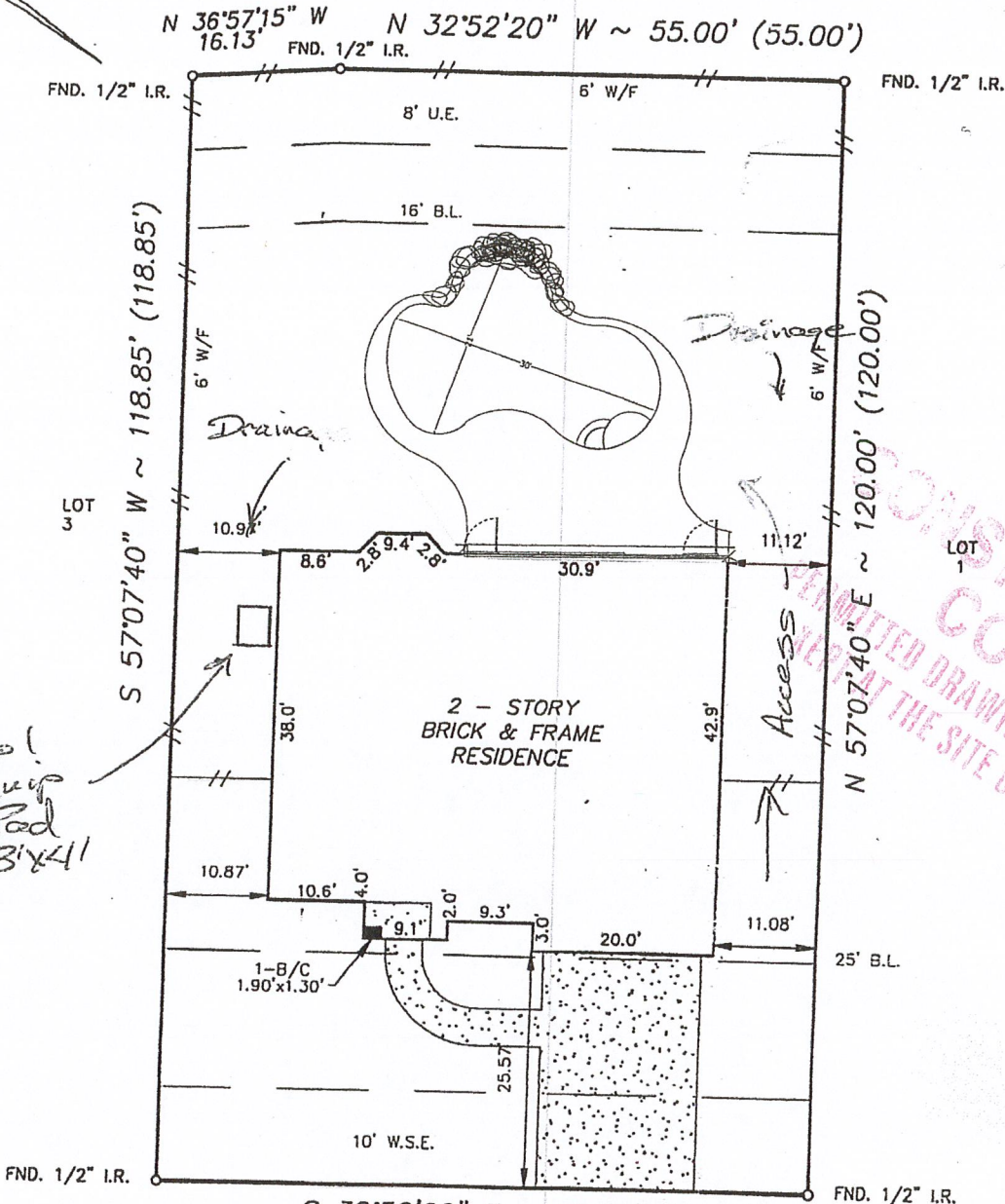
Buyer: DENNIS BIALAS and
SHIRLEY BIALAS
 Mortgage Co.: CORNERSTONE MORTGAGE
 Title Company: STEWART TITLE



Hoffman Surveying Company, Inc.
 5245 LANGFIELD ROAD - HOUSTON, TEXAS 77040 - (713)939-9100



Creative Lifestyle Pools
281-455-9681



S 32°52'20" E ~ 71.09' (71.06')
Tom & Shirley Morgan
1424 PINE FOREST DRIVE
(60' R.O.W.)
Pearland, TX 77581

NOTE:

Esmts., Right-Of-Ways, and Building Lines as per plat recorded
Vol. 19, Pg.(s) 727-728, 725-728 & 95-020508, Brazoria Co.
Oil, gas & other mineral rights per Title Commitment.

Distances shown in parentheses were
measured on the ground.
The following flood information was
taken from a F.E.M.A. Map. We are not
responsible for its accuracy

PROJECT #480077 PANEL # 0065 1

DATE OF THE 100 YEAR FLOOD PLAIN
DATE OF REVISION 9/28/90

SCALE: 1" = 20'

Order for HAMMONDS HOMES, INC. on 12/18/97

Lot 2 Block 2 of FINAL PLAT PINE HOLLOW

1-C in BRAZORIA County Texas according to the Map or Plat

L: \FINALS\PH02021C

UPDATES

8/4/98 FINAL

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

Date: 03/12/2024 GF No. _____
Name of Affiant(s): Shirley Morgan and Tommy Morgan
Address of Affiant: 1424 Pine Forest Drive, Pearland, TX 77581
Description of Property: PINE HOLLOW SEC 1-C (A0111 PERRY & AUSTIN)(PEARLAND) , BLOCK 2, LOT 2
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 8/4/98 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:) pool drawn on construction site survey including pergola + 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.

Shirley Morgan
Tommy Morgan

SWORN AND SUBSCRIBED this 12 day of March, 2024

Christy Buck
Notary Public

