

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

Date: May 10, 2024 GF No. \_\_\_\_\_  
Name of Affiant(s): Ali Soliman  
Address of Affiant: \_\_\_\_\_  
Description of Property: 5322 Handbrook Drive, Houston, TX, Lot 1, Blk 6 Champion Forest, Sec 11  
County HARRIS, 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 7/27/2021 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.

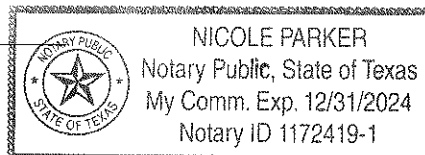
EXCEPT for the following (If None, Insert "None" Below:)

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.


Ali Soliman  
Ali Soliman

SWORN AND SUBSCRIBED this 10<sup>th</sup> day of May, 20 24.

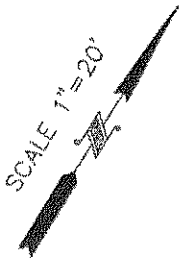
Notary Public



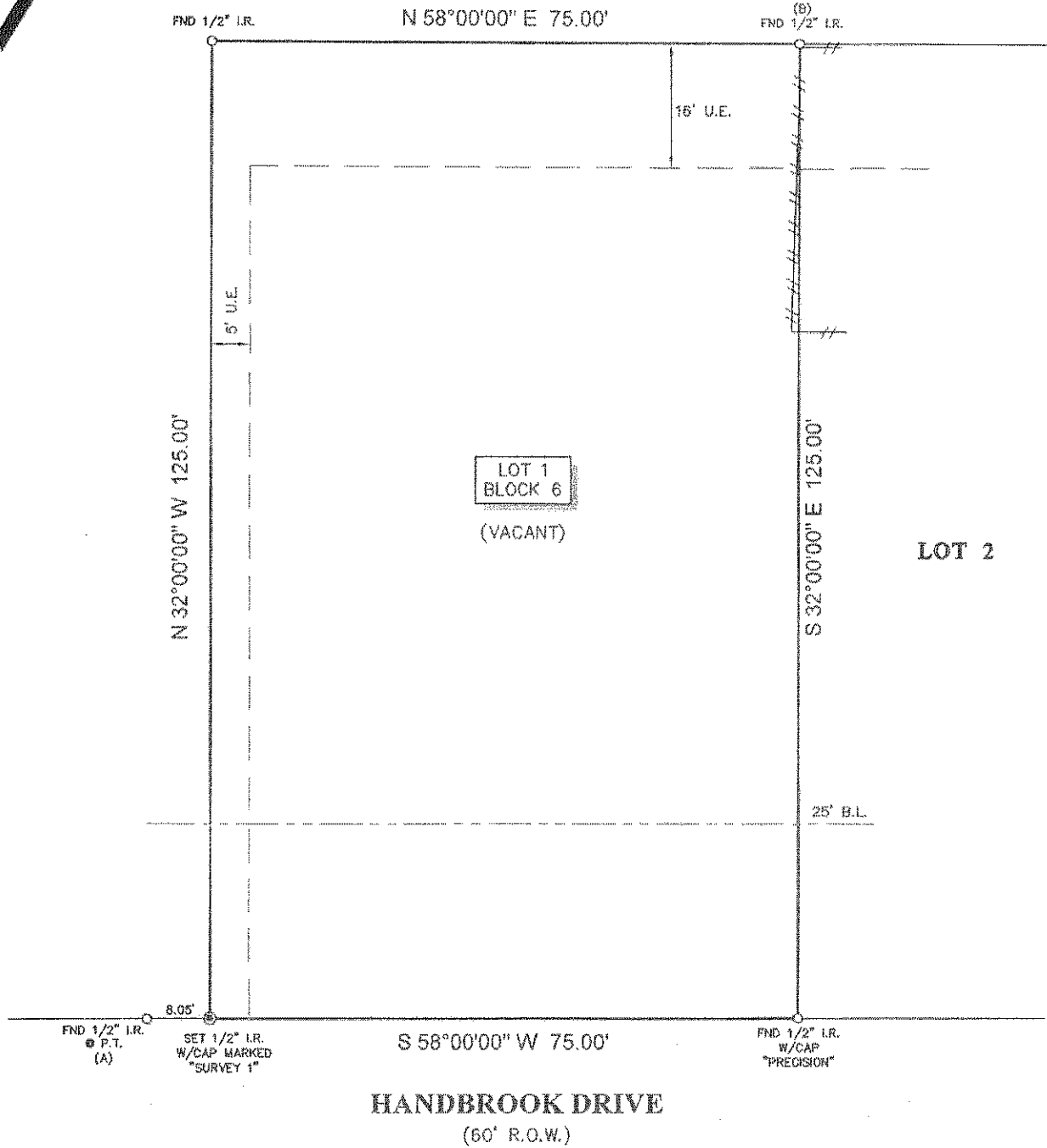


TITLE COMPANY:  
**METROPOLITAN**  
 ESCROW & TITLE CO.  


G.F. # 2104168      ISSUE DATE: JULY 12, 2021



### RESTRICTED RESERVE "D"



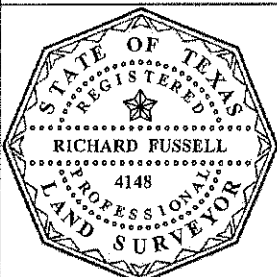
#### NOTES:

1. ALL BEARINGS SHOWN HEREON ARE REFERENCED TO THE SUBDIVISION PLAT NAMED BELOW, POINTS (A) AND (B) WERE HELD FOR HORIZONTAL CONTROL.
2. ABSTRACT INFORMATION FOR THE SUBJECT TRACT WAS PROVIDED BY THE TITLE INSURANCE COMPANY LISTED ABOVE, SURVEYOR HAS NOT INDEPENDENTLY ABSTRACTED SUBJECT PROPERTY.
3. THIS SURVEY IS CERTIFIED TO THE TITLE INSURANCE COMPANY LISTED ABOVE FOR THIS TRANSACTION ONLY, IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
4. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
5. THERE ARE NO NATURAL DRAINAGE COURSES ON SUBJECT PROPERTY.
6. SUBJECT TO THE RESTRICTIVE COVENANTS AS LISTED IN SCHEDULE B OF THE TITLE COMMITMENT ISSUED ON JULY 12, 2021, UNDER G.F. NO. 2104168.
7. AGREEMENT FOR UNDERGROUND ELECTRICAL DISTRIBUTION SYSTEMS WITH AS RECORDED IN C.F. NO. 8357474.

#### LEGEND

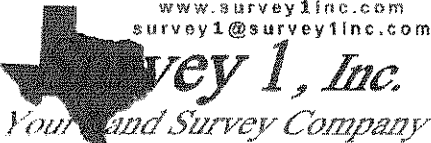
	FENCE
	WOOD
	B.L. = BUILDING LINE
	U.E. = UTILITY EASEMENT

LEGAL DESCRIPTION: LOT 1, BLOCK 6, CHAMPION FOREST SECTION 11, A SUBDIVISION TO HARRIS COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN FILM CODE NO. 377116, OF THE MAP AND/OR PLAT RECORDS OF HARRIS COUNTY, TEXAS.



SURVEYOR'S CERTIFICATE:  
 IN MY PROFESSIONAL OPINION, THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND DURING THE COURSE OF A BOUNDARY SURVEY CONDUCTED UNDER MY SUPERVISION ON JULY 23, 2021 AND THAT THIS PLAT SUBSTANTIALLY COMPLIES WITH THE CURRENT STANDARDS AS ADOPTED BY THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYING; AND THAT THERE ARE NO ENCROACHMENTS OR PROTRUSIONS EXCEPT AS SHOWN.

*Richard Fussell*  
 RICHARD FUSSELL  
 #PLS# 4148

CLIENT: KAYS & JOE LLC		FIELD CREW: CD	TECH: MA
ADDRESS: 5322 HANDBROOK DRIVE		DRAFTER: MA	FINAL CHECK: MA
www.survey1inc.com survey1@survey1inc.com		DATE: JULY 27, 2021	
 <b>Survey 1, Inc.</b> <i>Your Land Survey Company</i> Firm Registration No. 100758-00 P.O. Box 2543   Alvin, TX 77512   (281)393-1382		JOB# 7-100014-21	