

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

Date: 05/15/2024 GE No. _____
Name of Affiant(s): William Justin Broadus
Address of Affiant: 128 Snug Harbor
Description of Property: 128 Snug Harbor Drive, Montgomery, TX 77356
County Montgomery 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:

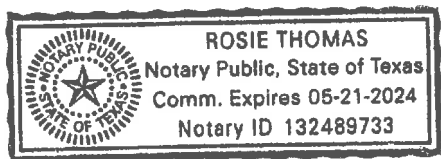
1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.")
2. We are familiar with the property and the improvements located on the 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 Feb 27, 2006 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.

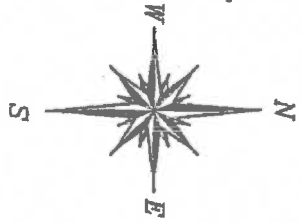
William Justin Broadus
SWORN AND SUBSCRIBED this 15th day of MAY, 20 24

Rosie Thomas
Notary Public



(TXR 1907) 02-01-2010

SCALE: 1"=15'



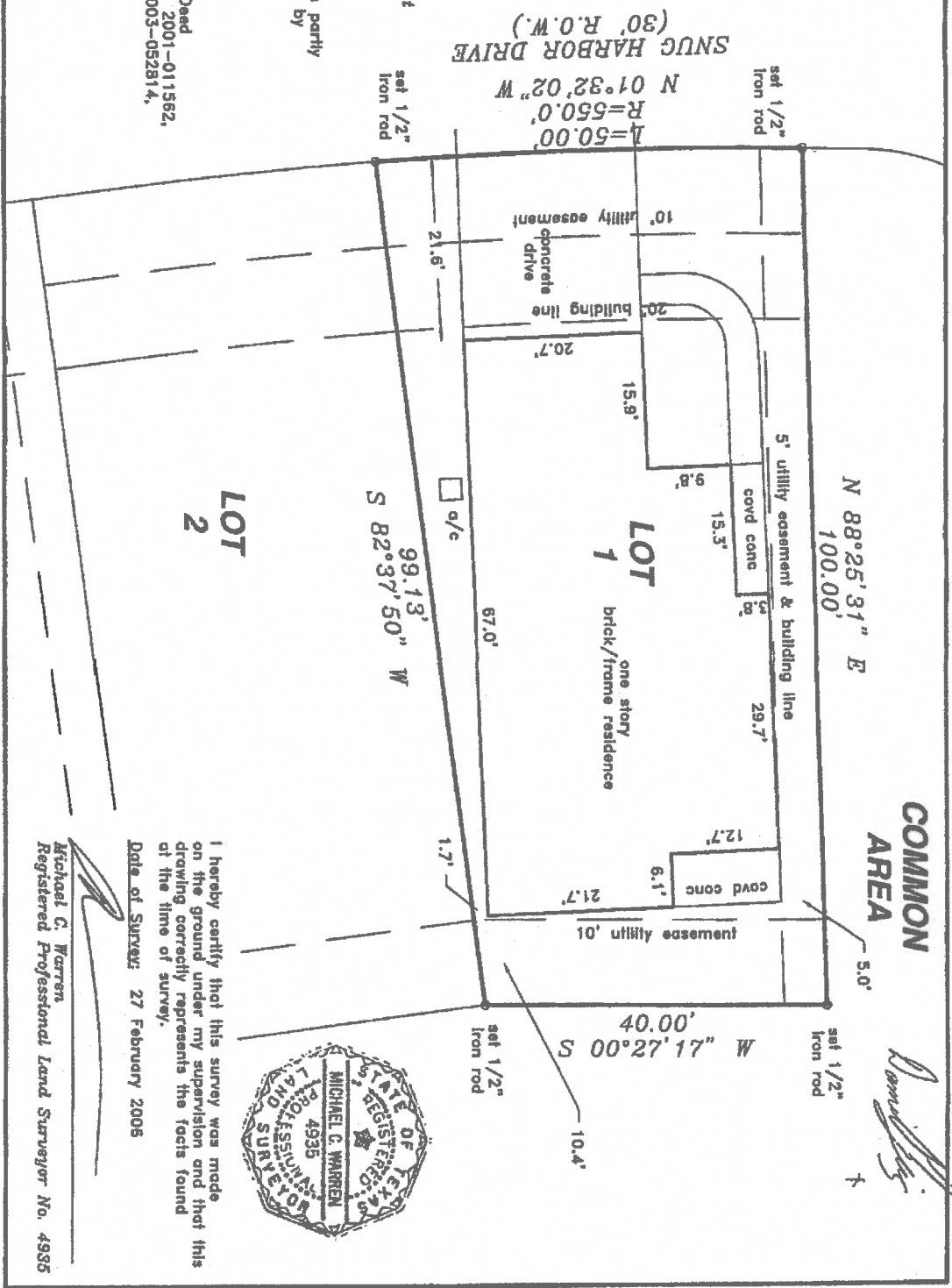
LAND TITLE SURVEY
FOR DANIEL ZIEG
128. SNUG HARBOR
MONTGOMERY, TEXAS 77356

Lot One (1) in Block One (1), of APRIL
SOUND, SECTION NINE (9), a subdivision
in Montgomery County, Texas, according to
the map or plat thereof recorded in Cabinet
B, Sheet 544 of the Map Records of
Montgomery County, Texas.

Record data as shown hereon was relied upon partly
from a Commitment for Title Insurance issued by
Ameripoint Title Company
G.F. No. 0625625PE
Effective date: September 12, 2006

Governants of Record:
Cabinet A, Sheet 544 Map Records: 987/100 Deed
Records; Clerk's File Nos. 8450795, 99037171, 2001-011562,
2002-009734, 2002-031570, 2002-110341, 2003-052814,
2003-099712, 2004-086642
Flood Zone: X FEMA Map No. 48339C 0355F

QUADRANT SOLUTIONS
P.O. BOX 1343 WILLIS, TEXAS 77378
(936) 866-8989
PROJECT NO.: 264044



COMMON
AREA

Michael C. Warren



I hereby certify that this survey was made
on the ground under my supervision and that this
drawing correctly represents the facts found
at the time of survey.
Date of Survey: 27 February 2006

Michael C. Warren
Registered Professional Land Surveyor No. 4935