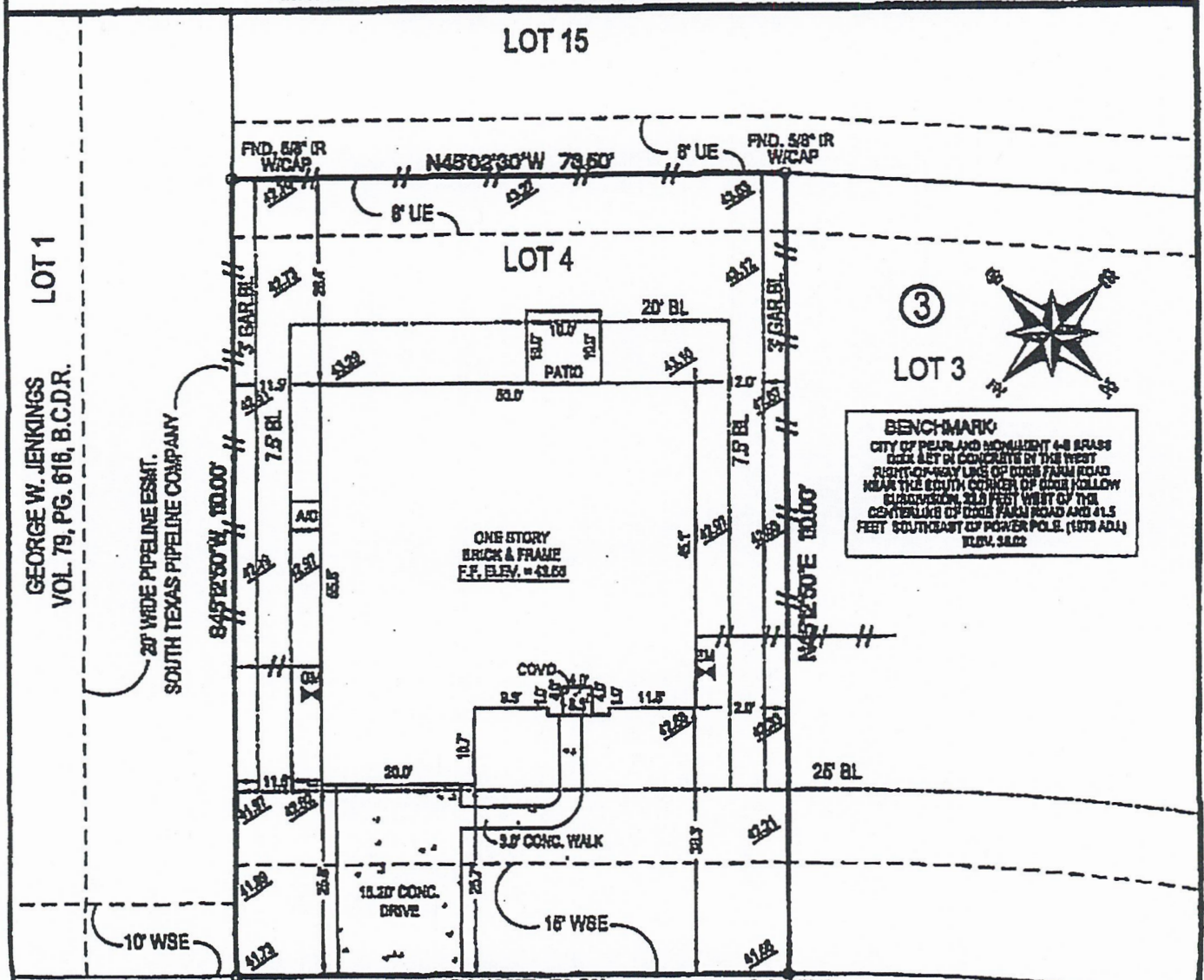


Subject Property - 17.1877 - Located in a Federal Insurance Administration Designated Flood Hazard Area - 2004.72
 As per map - 00077 - Final - 00000 - Dated - 08-04-08
 * THIS INFORMATION IS BASED ON GPS/RTK PLOTTING ONLY. WE DO NOT ASSUME RESPONSIBILITY FOR EXACT DIMENSIONS.



LOT 1
 GEORGE W. JENKINGS
 VOL. 79, PG. 616, B.C.D.R.

BENCHMARK
 CITY OF PEARLAND MONUMENT 4-8 BRASS
 COX SET IN CONCRETE BY THE WEST
 RIGHT-OF-WAY LINE OF DOGS FARM ROAD
 NEAR THE SOUTH CORNER OF DOG HOLLOW
 CLASSIFICATION 3.0 FEET WEST OF THE
 CENTERLINE OF DOGS FARM ROAD AND 41.5
 FEET SOUTHEAST OF POWER POLE, (1978 ADJ.)
 ELEV. 34.02

ADDRESS: 1802
GRANDOAK DRIVE
 (50' R.O.W.)

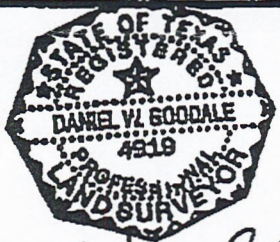
- NOTES:**
- 1.) SUBJECT TO RESTRICTIVE COVENANTS SET OUT IN VOL. 24, PG. 345 AND 347 AND UNDER PLAT NO. 200704022, OF THE PLAT RECORDS OF BRAZORIA COUNTY, TEXAS AND UNDER BRAZORIA COUNTY CLERK'S FILE NO. 200607683, OF THE OFFICIAL RECORDS.
 - 2.) SUBJECT TO WATER AND SEWER EASEMENT RECORDED IN COUNTY CLERK'S FILE NO. 2004071457, OF THE OFFICIAL RECORDS, OF BRAZORIA COUNTY, TEXAS.
 - 3.) SUBJECT TO CENTERPOINT ENERGY HOUSTON ELECTRIC, LLC, L.L.C. & P. COMPANY AGREEMENT BY H.C.C.F. NO. 2006041333, OF THE OFFICIAL RECORDS, OF BRAZORIA COUNTY, TEXAS.
 - 4.) SUBJECT TO TERMS, CONDITIONS AND STIPULATIONS OF AGREEMENT RECORDED UNDER COUNTY CLERK'S FILE NO. 200102057 OF THE OFFICIAL RECORDS OF BRAZORIA COUNTY, TEXAS.
 - 5.) SUBJECT TO ZONING ORDINANCES IN FORCE NOW IN THE CITY OF PEARLAND, TEXAS.
 - 6.) ALL BEARINGS SHOWN ARE REFERENCED PER RECORDED PLAT.

LEGEND

1/2" ELECTRICAL PAINT MARK	1/4" IRON PIPE
1/2" ZINC PAINT MARK	1/2" IRON PIPE
1/2" RED PAINT MARK	3/4" IRON PIPE
1/2" BLUE PAINT MARK	1" IRON PIPE
1/2" GREEN PAINT MARK	1 1/2" IRON PIPE
1/2" YELLOW PAINT MARK	2" IRON PIPE
1/2" WHITE PAINT MARK	3" IRON PIPE
1/2" BLACK PAINT MARK	4" IRON PIPE
1/2" RED PAINT MARK	5" IRON PIPE
1/2" BLUE PAINT MARK	6" IRON PIPE
1/2" GREEN PAINT MARK	8" IRON PIPE
1/2" YELLOW PAINT MARK	10" IRON PIPE
1/2" WHITE PAINT MARK	12" IRON PIPE
1/2" BLACK PAINT MARK	14" IRON PIPE
1/2" RED PAINT MARK	16" IRON PIPE
1/2" BLUE PAINT MARK	18" IRON PIPE
1/2" GREEN PAINT MARK	20" IRON PIPE
1/2" YELLOW PAINT MARK	24" IRON PIPE
1/2" WHITE PAINT MARK	30" IRON PIPE
1/2" BLACK PAINT MARK	36" IRON PIPE
1/2" RED PAINT MARK	42" IRON PIPE
1/2" BLUE PAINT MARK	48" IRON PIPE
1/2" GREEN PAINT MARK	54" IRON PIPE
1/2" YELLOW PAINT MARK	60" IRON PIPE
1/2" WHITE PAINT MARK	66" IRON PIPE
1/2" BLACK PAINT MARK	72" IRON PIPE
1/2" RED PAINT MARK	78" IRON PIPE
1/2" BLUE PAINT MARK	84" IRON PIPE
1/2" GREEN PAINT MARK	90" IRON PIPE
1/2" YELLOW PAINT MARK	96" IRON PIPE
1/2" WHITE PAINT MARK	102" IRON PIPE
1/2" BLACK PAINT MARK	108" IRON PIPE
1/2" RED PAINT MARK	114" IRON PIPE
1/2" BLUE PAINT MARK	120" IRON PIPE
1/2" GREEN PAINT MARK	126" IRON PIPE
1/2" YELLOW PAINT MARK	132" IRON PIPE
1/2" WHITE PAINT MARK	138" IRON PIPE
1/2" BLACK PAINT MARK	144" IRON PIPE
1/2" RED PAINT MARK	150" IRON PIPE
1/2" BLUE PAINT MARK	156" IRON PIPE
1/2" GREEN PAINT MARK	162" IRON PIPE
1/2" YELLOW PAINT MARK	168" IRON PIPE
1/2" WHITE PAINT MARK	174" IRON PIPE
1/2" BLACK PAINT MARK	180" IRON PIPE
1/2" RED PAINT MARK	186" IRON PIPE
1/2" BLUE PAINT MARK	192" IRON PIPE
1/2" GREEN PAINT MARK	198" IRON PIPE
1/2" YELLOW PAINT MARK	204" IRON PIPE
1/2" WHITE PAINT MARK	210" IRON PIPE
1/2" BLACK PAINT MARK	216" IRON PIPE
1/2" RED PAINT MARK	222" IRON PIPE
1/2" BLUE PAINT MARK	228" IRON PIPE
1/2" GREEN PAINT MARK	234" IRON PIPE
1/2" YELLOW PAINT MARK	240" IRON PIPE
1/2" WHITE PAINT MARK	246" IRON PIPE
1/2" BLACK PAINT MARK	252" IRON PIPE
1/2" RED PAINT MARK	258" IRON PIPE
1/2" BLUE PAINT MARK	264" IRON PIPE
1/2" GREEN PAINT MARK	270" IRON PIPE
1/2" YELLOW PAINT MARK	276" IRON PIPE
1/2" WHITE PAINT MARK	282" IRON PIPE
1/2" BLACK PAINT MARK	288" IRON PIPE
1/2" RED PAINT MARK	294" IRON PIPE
1/2" BLUE PAINT MARK	300" IRON PIPE
1/2" GREEN PAINT MARK	306" IRON PIPE
1/2" YELLOW PAINT MARK	312" IRON PIPE
1/2" WHITE PAINT MARK	318" IRON PIPE
1/2" BLACK PAINT MARK	324" IRON PIPE
1/2" RED PAINT MARK	330" IRON PIPE
1/2" BLUE PAINT MARK	336" IRON PIPE
1/2" GREEN PAINT MARK	342" IRON PIPE
1/2" YELLOW PAINT MARK	348" IRON PIPE
1/2" WHITE PAINT MARK	354" IRON PIPE
1/2" BLACK PAINT MARK	360" IRON PIPE
1/2" RED PAINT MARK	366" IRON PIPE
1/2" BLUE PAINT MARK	372" IRON PIPE
1/2" GREEN PAINT MARK	378" IRON PIPE
1/2" YELLOW PAINT MARK	384" IRON PIPE
1/2" WHITE PAINT MARK	390" IRON PIPE
1/2" BLACK PAINT MARK	396" IRON PIPE
1/2" RED PAINT MARK	402" IRON PIPE
1/2" BLUE PAINT MARK	408" IRON PIPE
1/2" GREEN PAINT MARK	414" IRON PIPE
1/2" YELLOW PAINT MARK	420" IRON PIPE
1/2" WHITE PAINT MARK	426" IRON PIPE
1/2" BLACK PAINT MARK	432" IRON PIPE
1/2" RED PAINT MARK	438" IRON PIPE
1/2" BLUE PAINT MARK	444" IRON PIPE
1/2" GREEN PAINT MARK	450" IRON PIPE
1/2" YELLOW PAINT MARK	456" IRON PIPE
1/2" WHITE PAINT MARK	462" IRON PIPE
1/2" BLACK PAINT MARK	468" IRON PIPE
1/2" RED PAINT MARK	474" IRON PIPE
1/2" BLUE PAINT MARK	480" IRON PIPE
1/2" GREEN PAINT MARK	486" IRON PIPE
1/2" YELLOW PAINT MARK	492" IRON PIPE
1/2" WHITE PAINT MARK	498" IRON PIPE
1/2" BLACK PAINT MARK	504" IRON PIPE
1/2" RED PAINT MARK	510" IRON PIPE
1/2" BLUE PAINT MARK	516" IRON PIPE
1/2" GREEN PAINT MARK	522" IRON PIPE
1/2" YELLOW PAINT MARK	528" IRON PIPE
1/2" WHITE PAINT MARK	534" IRON PIPE
1/2" BLACK PAINT MARK	540" IRON PIPE
1/2" RED PAINT MARK	546" IRON PIPE
1/2" BLUE PAINT MARK	552" IRON PIPE
1/2" GREEN PAINT MARK	558" IRON PIPE
1/2" YELLOW PAINT MARK	564" IRON PIPE
1/2" WHITE PAINT MARK	570" IRON PIPE
1/2" BLACK PAINT MARK	576" IRON PIPE
1/2" RED PAINT MARK	582" IRON PIPE
1/2" BLUE PAINT MARK	588" IRON PIPE
1/2" GREEN PAINT MARK	594" IRON PIPE
1/2" YELLOW PAINT MARK	600" IRON PIPE
1/2" WHITE PAINT MARK	606" IRON PIPE
1/2" BLACK PAINT MARK	612" IRON PIPE
1/2" RED PAINT MARK	618" IRON PIPE
1/2" BLUE PAINT MARK	624" IRON PIPE
1/2" GREEN PAINT MARK	630" IRON PIPE
1/2" YELLOW PAINT MARK	636" IRON PIPE
1/2" WHITE PAINT MARK	642" IRON PIPE
1/2" BLACK PAINT MARK	648" IRON PIPE
1/2" RED PAINT MARK	654" IRON PIPE
1/2" BLUE PAINT MARK	660" IRON PIPE
1/2" GREEN PAINT MARK	666" IRON PIPE
1/2" YELLOW PAINT MARK	672" IRON PIPE
1/2" WHITE PAINT MARK	678" IRON PIPE
1/2" BLACK PAINT MARK	684" IRON PIPE
1/2" RED PAINT MARK	690" IRON PIPE
1/2" BLUE PAINT MARK	696" IRON PIPE
1/2" GREEN PAINT MARK	702" IRON PIPE
1/2" YELLOW PAINT MARK	708" IRON PIPE
1/2" WHITE PAINT MARK	714" IRON PIPE
1/2" BLACK PAINT MARK	720" IRON PIPE
1/2" RED PAINT MARK	726" IRON PIPE
1/2" BLUE PAINT MARK	732" IRON PIPE
1/2" GREEN PAINT MARK	738" IRON PIPE
1/2" YELLOW PAINT MARK	744" IRON PIPE
1/2" WHITE PAINT MARK	750" IRON PIPE
1/2" BLACK PAINT MARK	756" IRON PIPE
1/2" RED PAINT MARK	762" IRON PIPE
1/2" BLUE PAINT MARK	768" IRON PIPE
1/2" GREEN PAINT MARK	774" IRON PIPE
1/2" YELLOW PAINT MARK	780" IRON PIPE
1/2" WHITE PAINT MARK	786" IRON PIPE
1/2" BLACK PAINT MARK	792" IRON PIPE
1/2" RED PAINT MARK	798" IRON PIPE
1/2" BLUE PAINT MARK	804" IRON PIPE
1/2" GREEN PAINT MARK	810" IRON PIPE
1/2" YELLOW PAINT MARK	816" IRON PIPE
1/2" WHITE PAINT MARK	822" IRON PIPE
1/2" BLACK PAINT MARK	828" IRON PIPE
1/2" RED PAINT MARK	834" IRON PIPE
1/2" BLUE PAINT MARK	840" IRON PIPE
1/2" GREEN PAINT MARK	846" IRON PIPE
1/2" YELLOW PAINT MARK	852" IRON PIPE
1/2" WHITE PAINT MARK	858" IRON PIPE
1/2" BLACK PAINT MARK	864" IRON PIPE
1/2" RED PAINT MARK	870" IRON PIPE
1/2" BLUE PAINT MARK	876" IRON PIPE
1/2" GREEN PAINT MARK	882" IRON PIPE
1/2" YELLOW PAINT MARK	888" IRON PIPE
1/2" WHITE PAINT MARK	894" IRON PIPE
1/2" BLACK PAINT MARK	900" IRON PIPE
1/2" RED PAINT MARK	906" IRON PIPE
1/2" BLUE PAINT MARK	912" IRON PIPE
1/2" GREEN PAINT MARK	918" IRON PIPE
1/2" YELLOW PAINT MARK	924" IRON PIPE
1/2" WHITE PAINT MARK	930" IRON PIPE
1/2" BLACK PAINT MARK	936" IRON PIPE
1/2" RED PAINT MARK	942" IRON PIPE
1/2" BLUE PAINT MARK	948" IRON PIPE
1/2" GREEN PAINT MARK	954" IRON PIPE
1/2" YELLOW PAINT MARK	960" IRON PIPE
1/2" WHITE PAINT MARK	966" IRON PIPE
1/2" BLACK PAINT MARK	972" IRON PIPE
1/2" RED PAINT MARK	978" IRON PIPE
1/2" BLUE PAINT MARK	984" IRON PIPE
1/2" GREEN PAINT MARK	990" IRON PIPE
1/2" YELLOW PAINT MARK	996" IRON PIPE
1/2" WHITE PAINT MARK	1002" IRON PIPE

LOT	BLOCK	SUBMISSION	SECTION
4	6	PARTIAL REPLAT OF OAKBROOK ESTATES	6
COUNTY	STATE	RECORDATION	SURVEY
BRAZORIA	TEXAS	PLAT NO. 2007004022, B.C.P.R.	ADDRESS
PURCHASER	1802 GRANDOAK DRIVE, PEARLAND, TEXAS 77581		

BUYER MUST VERIFY ALL COLLATERAL EASEMENTS, EASEMENTS AND RESTRICTIONS (EED/RECORDS, ETC) AND EXISTING COVENANTS, IF ANY, THAT MAY AFFECT SUBJECT PROPERTY, BEFORE STARTING CONSTRUCTION.



Daniel V. Goodale 8-4-08
 DANIEL V. GOODALE R.P.C.S. No. 4819

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 ENCUMBRANCES APPARENT ON THE GROUND EXCEPT AS SHOWN HEREON.

SURVEYOR HAS NOT ABANDONED SUBJECT PROPERTY. SURVEY IS BASED ON THE CORRECTIONS LISTED BELOW. ALL BOUNDARY LINES AND BEARINGS ARE PER RECORDED PLAT UNLESS OTHERWISE SHOWN. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY. IT IS NOT TRANSFERABLE TO ADDITIONAL DISTRIBUTIONS OR SUBSEQUENT OWNERS.

REVISION #	REVISION DESCRIPTION
1	-
2	-
MORTGAGE	FIFTH THIRD MORT.
TITLE	FIRST AMERICAN TITLE
OFF	19888-HO20
CLIENTS	6.123
FIELD	08-04-08/RR
DRAFTING	08-04-08/MP
KEY MAP	612
ABOUT JOB #	102-104

Accurate Surveys of Texas Inc.
 551 MITCHELLDALE SUITE A-9
 HOUSTON, TEXAS 77002
 TEL (713) 503-4388
 FAX (713) 504-4388

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

Date: 02/22/2024 GF No. _____
Name of Affiant(s): Michael Griffin
Address of Affiant: 1802 Grandoak Drive, Pearland, TX 77581
Description of Property: OAKBROOK ESTATES SEC 6 (A0070 WDC HALL)(PEARLAND) BLK 3, LOT 4
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 Sept. 2016 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): added concrete to sides of driveway.

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.

Michael Griffin
SWORN AND SUBSCRIBED this _____ day of _____, 2024.

Christy Buck
Notary Public

(TXR 1907) 02-01-2010

