

SURVEY RECEIPT AND ACKNOWLEDGMENT WITH HOLD HARMLESS

Date: **SEPTEMBER 09, 2022**

Loan No.: **1221220110**

Borrower: **JUDY KAY MUMMERT**

Legal:

LOT 3, BLOCK 1, A PARTIAL REPLAT OF ROMAN FOREST SECTION 1, PARTIAL REPLAT NO.1, AN ADDITION IN MONTGOMERY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT RECORDED IN CABINET Z, SHEET 6021, OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.

Property Address: **2511 A-B APPIAN WAY
ROMAN FOREST, TX 77357**

I hereby certify that I have received a copy of the survey by **TRI-TECH SURVEYING COMPANY, L.P., DANIEL S. SULLIVAN, R.P.L.S., #5828** dated **3/14/2022** and am aware of and accept the following encroachments, easements, limitations and/or conditions thereon.

FENCE LIES BOTH INSIDE AND OUTSIDE OF THE PROPERTY LINES// FENCE ENCROACHES 8' UTILITY EASEMENT// FENCE ENCROACHES 5' DRAINAGE EASEMENT// PROPERTY LINE LIES ON 10' BUILDING LINE

I further certify that I am not relying on any representations or warranties of **SOUTHWEST FUNDING, LP**, Lender, as to the condition of the title or existence of any easements or encroachments thereon. I hereby save and hold the Lender harmless from any and all costs, damages and expenses in any way arising from the existence of the aforementioned encroachments, easements, limitations, and/or conditions and do hereby release Lender from any liabilities arising in any manner therefrom.

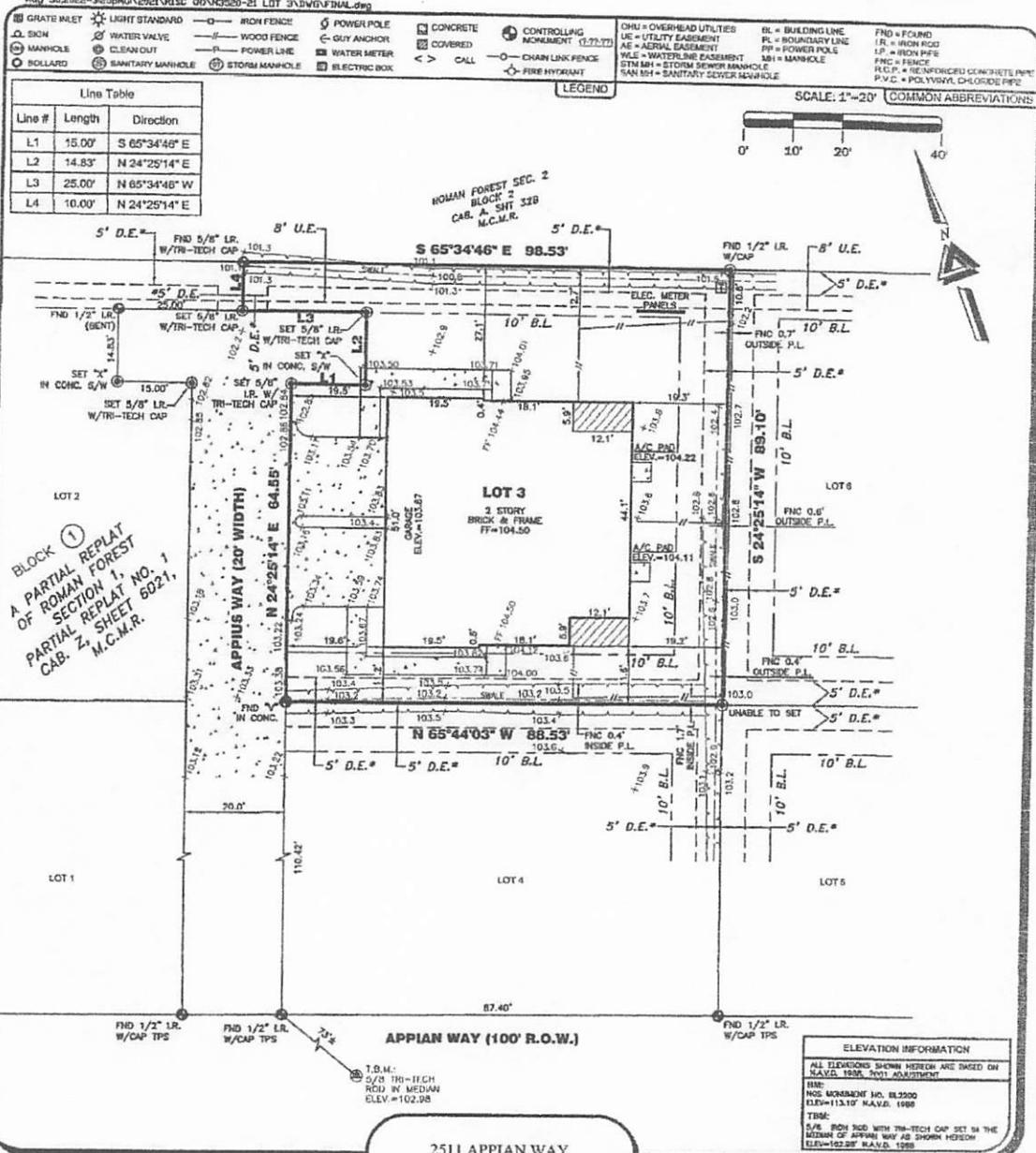
JUDY KAY MUMMERT

X

Judy Kay Mumment

Date 09/09/2022

Aug 30, 2022 - 10:59pm \ 2021\MSD\00\10350-21\LOT 3\FINAL.dwg



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

Date: Sept 6 2024

GF No. _____

Name of Affiant(s): Judy K. Mummert

Address of Affiant: 14427 Calaveras Cove, Elmendorf, TX 78112

Description of Property: S839792 - ROMAN FOREST 01 PARTIAL REPLAT OF PARTIAL REPLAT NO 1, BLOCK 1, LOT 3

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."): Judy Kay Mummert - owner

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.

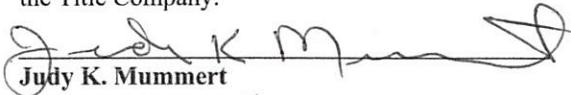
4. To the best of our actual knowledge and belief, since 9/9/2022 there have been no:

- 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.

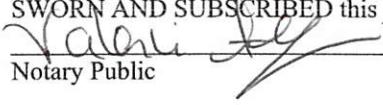
EXCEPT for the following (If None, Insert "None" Below): None

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.

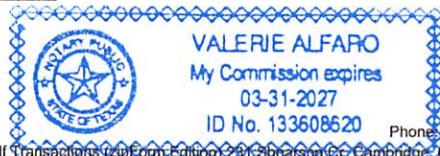

Judy K. Mummert

SWORN AND SUBSCRIBED this 60 day of Sep, 2024


Notary Public

(TXR-1907) 02-01-2010

Green Residential, 2500 Tanglewilde St. Ste. 306 Houston TX 77063
Marc McAllister



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2511 A/B Appian