

**T-47.1 RESIDENTIAL REAL PROPERTY DECLARATION IN LIEU OF AFFIDAVIT
(Provided in accordance with Texas Civil Practice and Remedies Code Section 132.001)**

Date: 10/23/2025 GF No. _____
Declarant: Constance Casey McRee
Description of Property: 502 Spinn St, Brenham, TX 77833
County Washington, Texas
Date of Survey: 09/03/2024

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

The undersigned declares as follows:

1. I am an owner of the Property. (Or state other basis for knowledge of the Property, such as lease, management, neighbor, etc. For example, "Declarant is the manager of the Property for the record title owners.")
2. I am familiar with the property and the improvements located on the Property.
3. I am 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. I understand that the Title Company may make exceptions to the coverage of the title insurance as Title Company may deem appropriate. I 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 my actual knowledge and belief, since the Date of the Survey, there have been no:
 - a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools, deckings, 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 construction occurred on or near the boundary of 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):

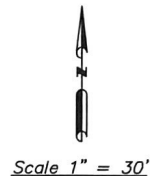
NONE

5. I understand that Title Company is relying on the truthfulness of the statements made in this Declaration to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Declaration is not made for the benefit of any other parties and does not constitute a warranty or guarantee of the location of improvements.

- 6. I understand that I have no liability to Title Company should the information in this Declaration be incorrect other than information that I personally know to be incorrect and which I do not disclose to the Title Company.
- 7. ALL STATEMENTS IN THIS DECLARATION ARE TRUE TO THE BEST OF MYKNOWLEDGE. I UNDERSTAND THAT ANY PERSON INTENTIONALLY MAKING A FALSE STATEMENT MAY BE LIABLE FOR ACTUAL AND/OR PUNITIVE DAMAGES.

<p>My name is <u>Constance McRee</u>.</p> <p>My date of birth is <u>03/08/1962</u>.</p> <p>and my address is _____</p> <p><u>502 Spinn St., Brenham, TX 77833</u>.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Washington</u> County, State of <u>Texas</u>, on the <u>24th</u> day of <u>October</u>, 20<u>25</u>.</p> <p>Signed: _____ <i>Constance Casey McRee</i> 10/24/2025 6AC6A01BB1E3418... Declarant</p>	<p>My name is _____.</p> <p>My date of birth is _____.</p> <p>and my address is _____</p> <p>_____.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in _____ County, State of _____, on the _____ day of _____, _____.</p> <p>Signed: _____</p> <p>Declarant</p>
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cm = control monument
 p = porch
 pp = power (utility) pole
 OHE = overhead electric line
 wm = water meter
 cd = concrete drive
 sw = sidewalk
 ac = air conditioner unit
 ca = covered area
 cp = covered patio
 gm = gas meter
 wm = water meter
 em = electric meter
 w = wood board fence
 crw = concrete retaining wall
 pb = portable building
 bld = building
 BL = building line
 UE = utility easement
 D.R.W.C. = Deed Records of Washington County, Texas
 O.R.W.C. = Official Records of Washington County, Texas
 P.R.W.C. = Plat Records of Washington County, Texas



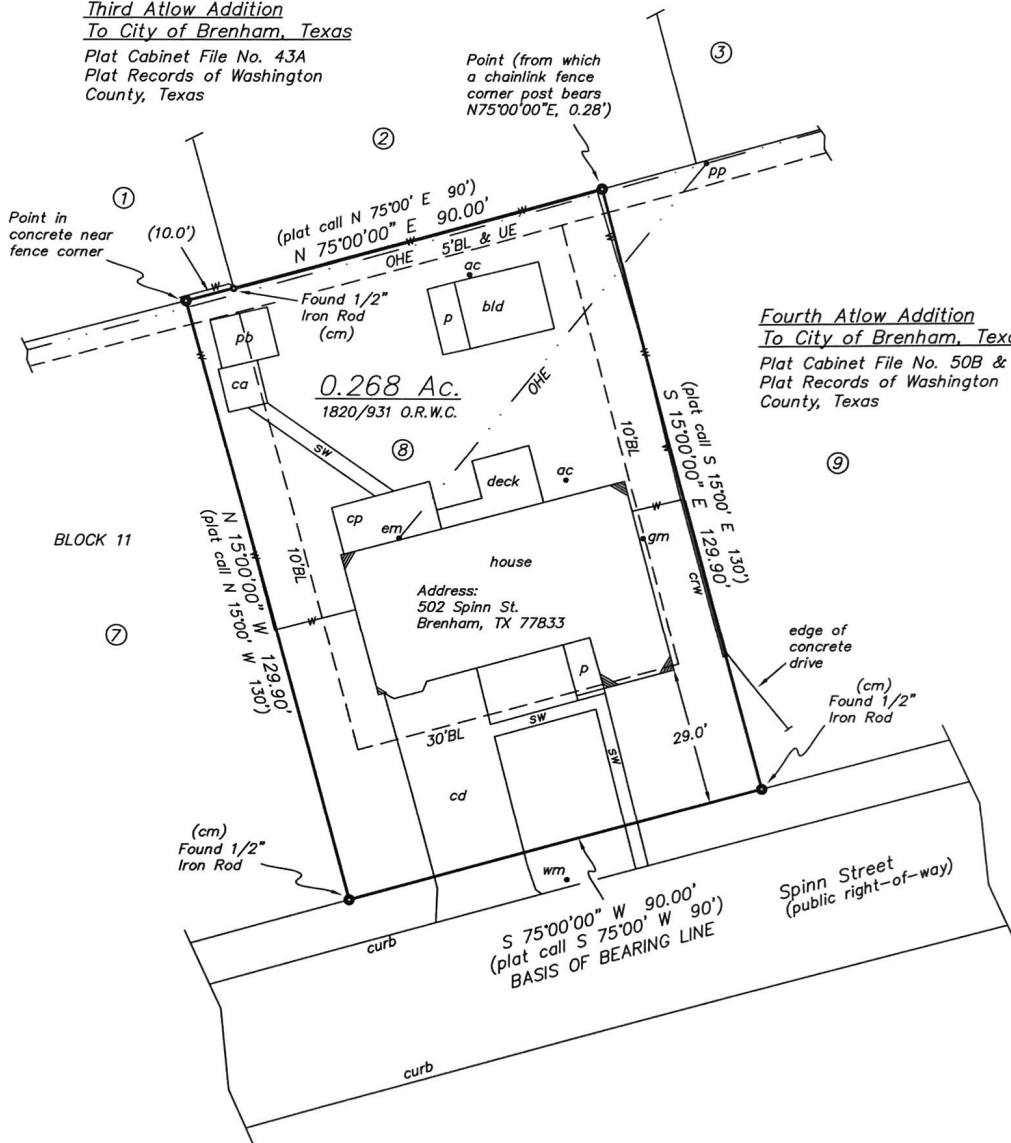
M. N. Combs Survey
 Abstract No. 124
 Washington County, Texas

City of Brenham

The tract shown hereon does not lie within the
 Special Flood Hazard Boundary according to the
 FEMA Flood Insurance Rate Map for Washington
 County, Texas, Map Number 48477C0295C,
 effective date 8/16/2011.

Bearings shown hereon are based on the record
 bearing for the South line of Lot 8, Block 11 of
 Fourth Atlow Addition to City of Brenham, Texas,
 plat recorded in Plat Cabinet File No. 50B & 51A,
 P.R.W.C.

Third Atlow Addition
To City of Brenham, Texas
 Plat Cabinet File No. 43A
 Plat Records of Washington
 County, Texas

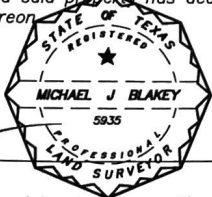


Fourth Atlow Addition
To City of Brenham, Texas
 Plat Cabinet File No. 50B & 51A
 Plat Records of Washington
 County, Texas

MORTGAGEE: NATIONS RELIABLE LENDING, LLC
 MORTGAGOR: CONSTANCE C. MCREE

To: Jennifer C. Renfrow, Constance C. McRee, Nations Reliable Lending, LLC,
 and Open Title Texas, LLC, GF No. OTC-2024-336.

I, Michael J. Blakey, Registered Professional Land Surveyor, do hereby certify that
 this survey was made on September 3, 2024, on the ground of the property,
 legally described hereon, and is correct; and that there are no discrepancies,
 conflicts, shortages of area, boundary line conflicts, encroachments at ground
 level, overlapping of improvements, easements, or apparent rights-of-way, except
 as shown hereon, and said property has access to and from a dedicated roadway,
 except as shown hereon.



Michael J. Blakey
 Registered Professional Land Surveyor No. 5935

W.O.#2024-3585

A survey of Lot 8, Block 11 of the Fourth Atlow Addition to City of
 Brenham, Texas (plat recorded in Plat Cabinet File No. 50B & 51A
 of the Plat Records of Washington County, Texas), situated in
 Washington County, Texas, being out of the M. N. Combs Survey,
 Abstract No. 124, in the City of Brenham, and being the same
 property described in that deed dated January 27, 2022, from
 Clayton Collier, et ux to Jennifer C. Renfrow, recorded in Volume
 1820, Page 931, Official Records of Washington County, Texas.

Jennifer C. Renfrow

Blakey Surveying, LLC

RPLS 4052 RPLS 5935

TEXAS FIRM REGISTRATION NO. 10085000

4850 Wilhelm Lane
Burton, Texas 77835

(979) 277-8549