

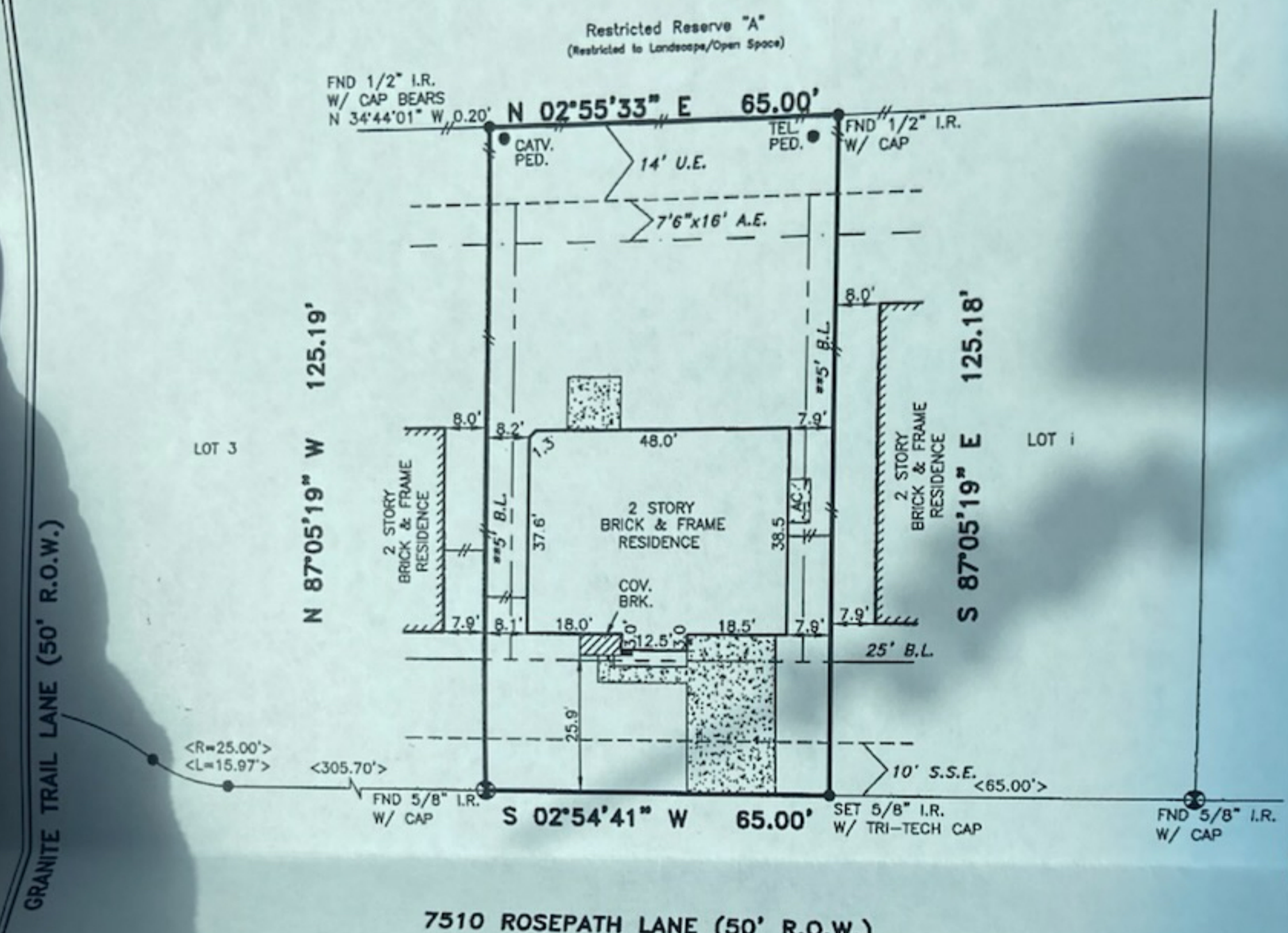
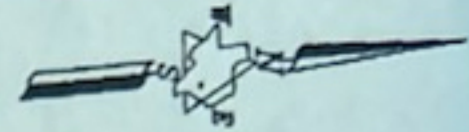


TRI-TECH SURVEYING CO., L.P.

5210 SPRUCE STREET

BELLAIRE, TEXAS. 77401

PHONE: (713) 667-0800



*CITY OF HOUSTON CHAPTER 42 CODE OF ORDINANCES
 **DEED RESTRICTIONS PER F.B.C. FILE NOS. 2002134886 AND 2003032959
 A DRAINAGE EASEMENT 20' ON EACH SIDE OF THE CENTERLINE OF ALL NATURAL DRAINAGE COURSES IN THE ADDITION AS SHOWN ON RECORDED PLAT OF SAID ADDITION.
 PROPERTY SUBJECT TO RESTRICTIVE COVENANTS AND EASEMENTS AS DEFINED PER PLAT NO. 20040135, P.R.F.B.C.TX., F.B.C. FILE NOS. 8639646 (VOL. 1872, PG. 175), 2002134886, 2003032959, 2004113152, 2004131591.
 CITY OF HOUSTON ORDINANCE 85-1878 PER H.C.C.F. #N-253886 AND CITY OF HOUSTON ORDINANCE 89-1312 PER H.C.C.F. #M-337573 AND AMENDED BY CITY OF HOUSTON ORDINANCE 1999-262.
 BEARINGS REFERENCED TO: PLAT NORTH.

ALL ROD CAPS ARE "L.J.A. ENGINEERING" UNLESS OTHERWISE NOTED.
 NOTE: PROPERTY SUBJECT TO RECORDED RESTRICTIONS, REGULATIONS, & ORDINANCES IF ANY. ALL EASEMENTS AND BUILDING LINES SHOWN ARE PER THE RECORDED PLAT UNLESS OTHERWISE NOTED.
 FLOOD INFORMATION PROVIDED HEREON IS BASED ON SCALING THE LOCATION OF THE SUBJECT TRACT ON THE FLOOD INSURANCE RATE MAPS. THE INFORMATION SHOULD BE USED TO DETERMINE FLOOD INSURANCE RATES ONLY AND IS NOT INTENDED TO IDENTIFY SPECIFIC FLOODING CONDITIONS. WE ARE NOT RESPONSIBLE FOR THE F.I.R.M.'S ACCURACY.

THIS SURVEY IS VALID ONLY WITH ORIGINAL SIGNATURE AND SEAL. THIS SURVEY IS VALID FOR THIS TRANSACTION ONLY. © 2005, TRI-TECH SURVEYING CO., L.P.

LEGEND	
	CONCRETE
	COVERED
	ASPHALT
	REVISION
	CONTROLLING MONUMENT 8-31-05
	CHAIN LINK FENCE
	CALL
	IRON FENCE
	WOOD FENCE

ABSTRACT INFORMATION PROVIDED HEREON IS BELIEVED TO BE SUFFICIENT AND CORRECT BY THE UNDERSIGNED SURVEYOR. THIS SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. THE ENCUMBRANCES OF RECORD, AS REFLECTED ON THIS SURVEY ARE BASED ON THE RECORDED MAP OR PLAT AND TITLE INFORMATION PROVIDED BY MTH TITLE COMPANY, G.F. No. 04360646, DATED 11-30-05.

I, the undersigned registered professional land surveyor, do hereby state that the plat shown hereon represents a boundary survey made on the ground under my direction and supervision on the tract or parcel of land, according to the map or plat thereof, indicated below.

drawn by: J CHAVEZ

BOUNDARY SURVEY OF

ADDRESS: 7510 ROSEPATH LANE, RICHMOND, TEXAS, 77469
 LOT: 2 BLOCK: 1 OF: LAKEMONT SEC. 11
 RECORDED IN PLAT NO.: 20040135 PLAT RECORDS, FORT BEND COUNTY, TX
 BORROWER: RODNEY VILLADIEGO AND LEA G. VILLADIEGO
 TITLE COMPANY: MTH TITLE COMPANY
 SURVEYED FOR: MERITAGE CORPORATION/LEGACY & HAMMONDS HOMES G.F.# 04360646
 F.I.R.M. MAP NO. 48157C PANEL# 0085J ZONE "X" REVISED 1-3-97
 DATE: 12-22-05 SCALE: 1" = 30' T.T. JOB #: L4392-05 MERITAGE JOB #



12-23-05

**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: 12/16/2025 GF No. _____
Declarant: Purchasing Fund 2023-1, LLC
Description of Property: LAKEMONT SEC 11, BLOCK 1, LOT 2 MAP REF:MAP: Z-030
County Fort Bend, Texas
Date of Survey: 12/23/2005

"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.

My name is Purchasing Fund 2023-1, LLC.
My date of birth is _____.
and my address is _____
_____.

I declare under penalty of perjury that the foregoin
is true and correct.

Executed in Travis County, State of TX, on:

12/16/2025

Signed:

Katie Collins - Authorized Signer

Print Name

Purchasing Fund 2023-1, LLC