

**DUSKWOOD PLACE**  
(50' R.O.W.)

- NOTES:  
 1.) SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM No. 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY FIRST SOUTHWESTERN TITLE CO. UNDER G.F. # 20000951  
 2.) RIGHT OF WAY & EASEMENT 10' (FRONT & REAR) & 5' (SIDES) IN C.F. # 9102465  
 3.) CONC. DRIVE WAY INTO THE 5' R.O.W. & U.E. AS SHOWN.

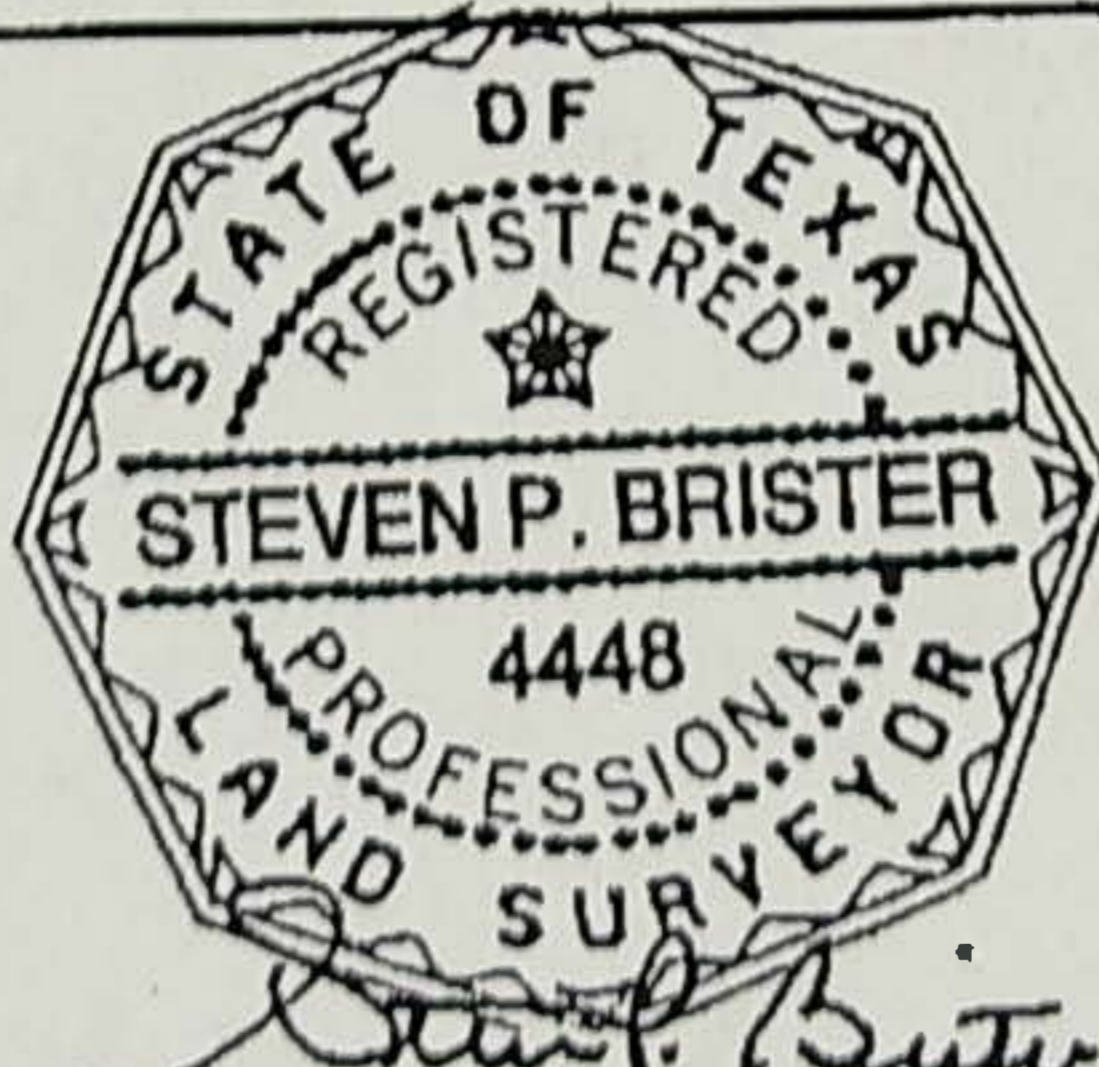
*William S. Gregory*  
*W.S.G.*

ABSTRACTING BY TITLE COMPANY.  
 ALL BEARINGS SHOWN ARE REFERENCED PER RECORDED PLAT OF SAID SUBDIVISION.

LOT: 7		BLOCK: 1	SUBDIVISION: THE WOODLANDS VILLAGE OF COCHRANS CROSSING		SECTION: 26
COUNTY: MONTGOMERY	STATE: TEXAS	RECORDATION: CAB. F, SHEET 157/B, M.C.M.R.	SURVEY: -		SCALE: 1" = 40'
PURCHASER: WILLIAM SCOTT GREGORY & LITA GREGORY			DRAFTING: 05-10-00/V.T.	KEY MAP: 216 R	
ADDRESS: 14 SOUTH DUSKWOOD PLACE, THE WOODLANDS, TEXAS					



**ALLTEX**  
 REALTY SERVICES  
 REAL ESTATE SURVEY DIVISION  
 8610 LONGPOINT, SUITE 150  
 HOUSTON, TEXAS 77055  
 TEL: (713) 468-7707  
 FAX: (713) 468-8815



I DO HEREBY CERTIFY THAT THIS SURVEY WAS THIS DAY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON IS CORRECT AND THERE ARE NO ENCROACHMENTS EXCEPT AS SHOWN

\* SUBJECT PROPERTY ~~IS NOT~~ LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA ZONE "X" AS PER MAP 480483 PANEL 0510 F DATED: 12-19-98

\* This information is based on graphic plotting only. We do not assume responsibility for exact determination.

MORT. CO.	CHASE MANHATTAN
TITLE CO.	FIRST SOUTHWESTERN
G.F. No.	20000951
JOB No.	00-27618
RFV DATE	-

**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: 12/26/2025 GF No. \_\_\_\_\_  
Declarant: Purchasing Fund 2024-1, LLC  
Description of Property: Block 1 Lot 7 14 S Duskwood Pl, Spring, TX 77381  
County Montgomery, Texas  
Date of Survey: 12/19/1996

"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 2024-1, 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:

12/26/2025

Signed:

*Katie Collins - Authorized Signer*

Print Name

Purchasing Fund 2024-1, LLC