

**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: 02/18/2026 GF No. _____
Declarant: David Mcgee, Paula Mcgee
Description of Property: LT 26 BLK 1 PRESERVE SEC 1 AMEND
County Harris, Texas
Date of Survey: 03/29/2007

"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.

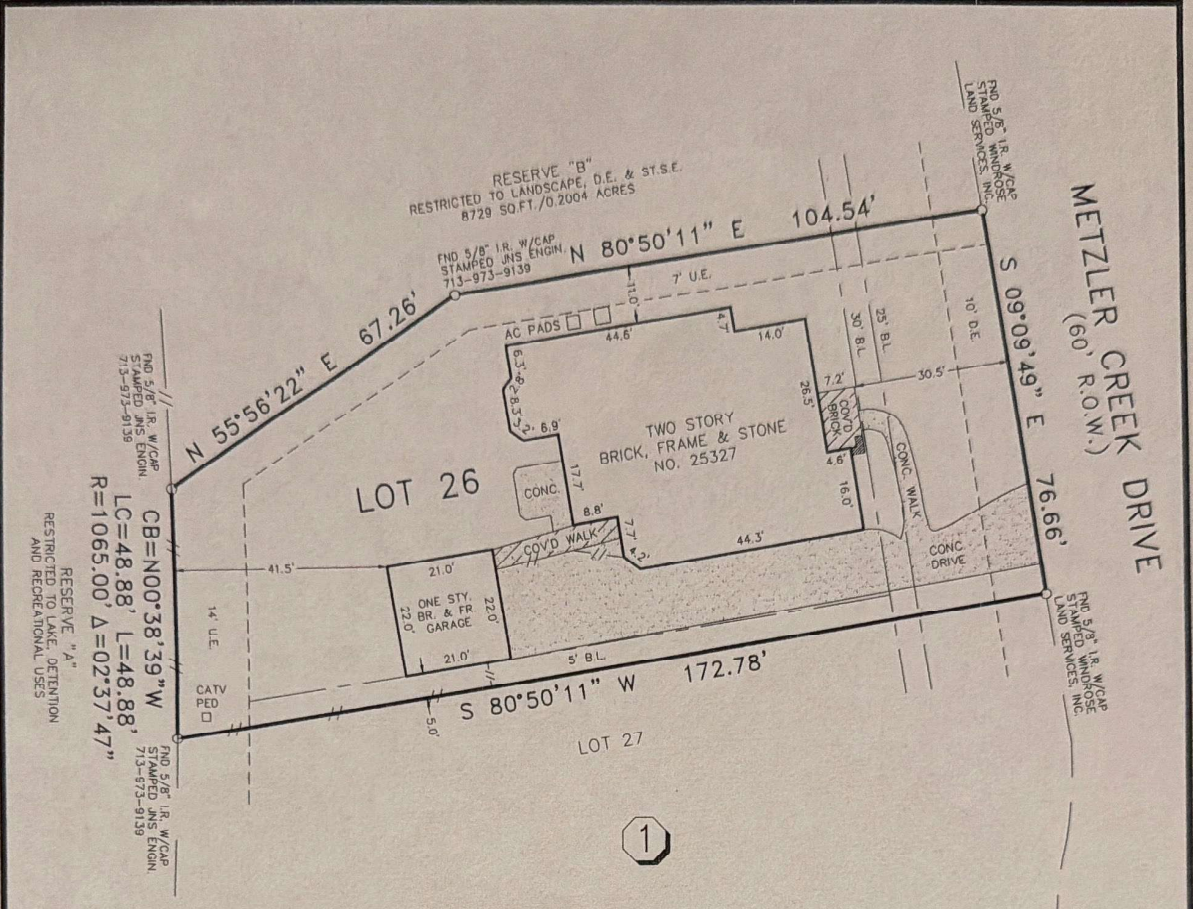
EXCEPT for the following (If None, Insert "None" Below):

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>David Mcgee</u>.</p> <p>My date of birth is <u>1/11/1964</u>.</p> <p>and my address is <u>25327 Metzler Creek Drive, Spring, TX</u> <u>77389</u>.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Harris</u> County, State of <u>Texas</u>, on the <u>18</u> day of <u>February</u>, <u>2026</u>.</p> <p>Signed: <u>David Mcgee</u> Declarant</p>	<p>My name is <u>Paula Mcgee</u>.</p> <p>My date of birth is <u>10/19/1963</u>.</p> <p>and my address is <u>25327 Metzler Creek Dr</u> <u>Spring, TX 77389</u>.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Harris</u> County, State of <u>Texas</u>, on the <u>18</u> day of <u>February</u>, <u>2026</u>.</p> <p>Signed: <u>Paula Mcgee</u> Declarant</p>
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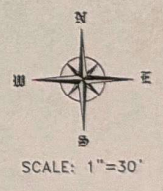
LEGEND
 -// - WOOD FENCE

- NOTES:
- 1) SUBJECT TO RESTRICTIVE COVENANTS BY FILM CODE NO. 481070, H.C.M.R. AND H.C.C.F. NOS. S512579 AND U796043.
 - 2) THIS SURVEY IS VALID ONLY WITH ORIGINAL SIGNATURE IN BLUE INK.

Jonathan David McGee

BUYER'S ACKNOWLEDGMENT: THIS SURVEY IS NOT TO BE USED FOR FUTURE CONSTRUCTION PURPOSES. ALL BEARINGS ARE BASED ON THE RECORDED PLAT UNLESS OTHERWISE NOTED. FLOOD ZONE DETERMINED BY GRAPHIC PLOTTING ONLY. WINDROSE LAND SERVICES, INC. DOES NOT ASSUME RESPONSIBILITY FOR EXACT DETERMINATION. THIS SURVEY HAS BEEN PREPARED SOLELY FROM INFORMATION CONTAINED IN THE TITLE COMMITMENT REFERENCED IN GF NO. 06123857, EFFECTIVE 03/05/07.

LOT 34
 TIMBER NOOK CT.
 (60' R.O.W.)



LOT	26	BLOCK	1	SECTION	1	SUBDIVISION	THE PRESERVE AMENDING PLAT NO. 1	FLOOD NOTE
RECORDATION	FILM CODE NO. 481070, H.C.M.R.		COUNTY	HARRIS	STATE	TEXAS	SURVEY	A-233
LENDER CO.	FLAGSTAR BANK		TITLE CO.		STEWART TITLE COMPANY			
PURCHASER	JONATHAN DAVID MCGEE		JOB NO.		40854			
ADDRESS	25327 METZLER CREEK DRIVE		ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) PRELIMINARY FLOOD INSURANCE RATE MAP (FIRM) FOR HARRIS COUNTY, TEXAS, MAP NO. 48201C 0070L, DATED JUNE 09, 2006, WHICH IS SUBJECT TO CHANGE, THE SUBJECT TRACT APPEARS TO LIE WITHIN UNSHADED ZONE "X". THIS DETERMINATION WAS DONE BY GRAPHIC PLOTTING AND IS APPROXIMATE ONLY, AND HAS NOT BEEN FIELD VERIFIED. THIS FLOOD STATEMENT DOES NOT IMPLY THAT THE PROPERTY OR STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED BY MAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF WINDROSE LAND SERVICES, INC.					



I do hereby certify for this transaction only, that this survey under my supervision was this day made on the ground and that this plot correctly represents the property legally described hereon (or on attached sheet). That the facts found at the time of this survey show the improvements and that there are no visible encroachments apparent on the ground, except as shown, to the best of my knowledge.

FIELD WORK	03-28-07	DG
DRAWN BY	03-29-07	YN
CHECKED BY	03-29-07	GC
KEY MAP NO.	250 S	



Mike Kujfikowski
 Windrose Land Services, Inc.
 3628 Westchase Dr.
 Houston, Texas 77042
 Phone (713) 458-2282 Fax (713) 461-1151

REVISION	
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Professional Surveying and Engineering Services