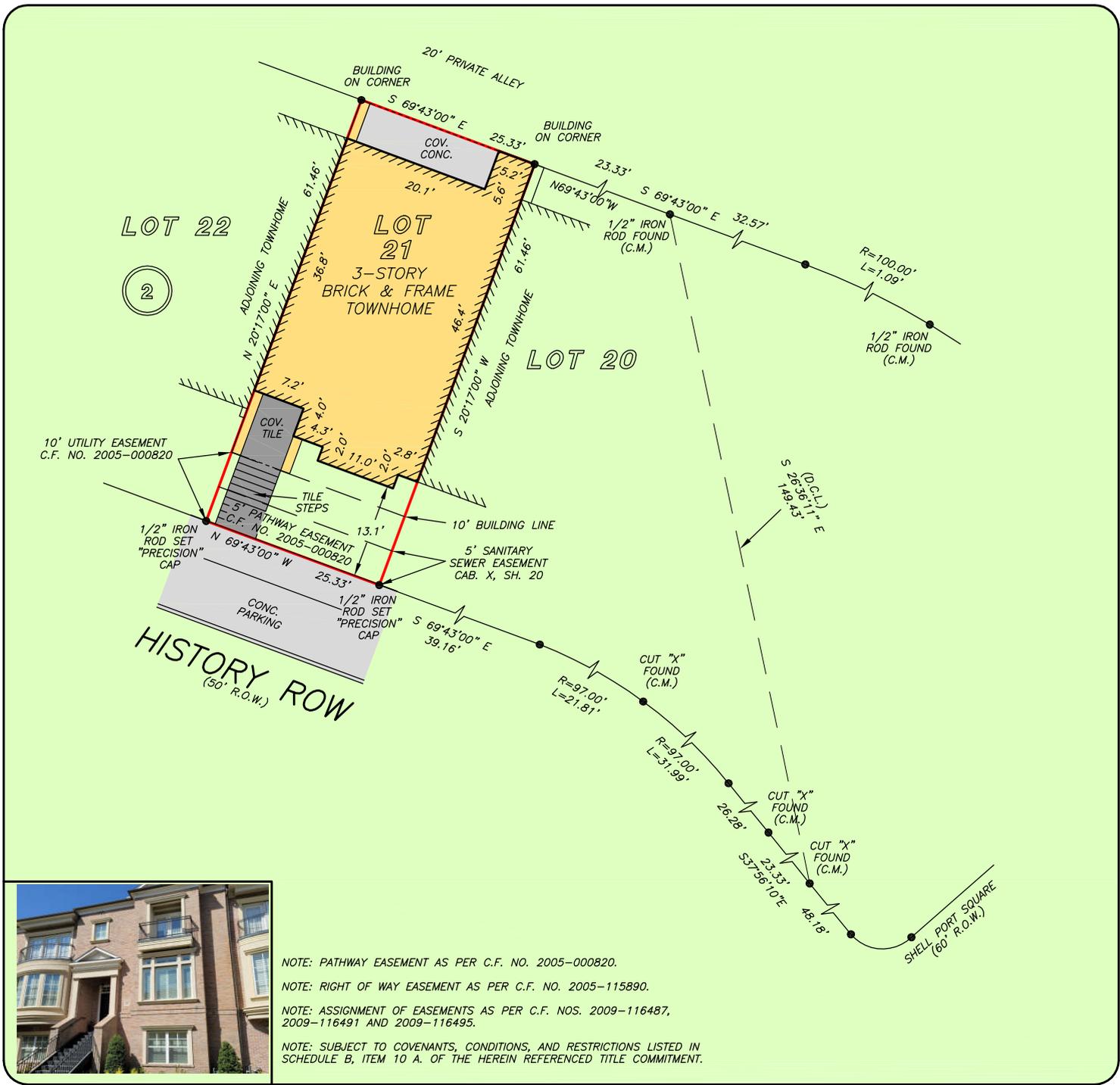


GF NO. 122707-GAT86 GREAT AMERICAN TITLE  
 ADDRESS: 30 HISTORY ROW  
 THE WOODLANDS, TEXAS 77380  
 BORROWER: GRAEME FREEMAN AND  
 EDNA FREEMAN

# LOT 21, BLOCK 2 PARK PLACE BROWNSTONE

SCALE: 1" = 20'

A SUBDIVISION IN MONTGOMERY COUNTY, TEXAS AND BEING A REPLAT OF UNRESTRICTED RESERVES "E" AND "F" OF THE WOODLANDS, VILLAGE OF GROGAN'S MILL LAKE WOODLANDS EAST SHORE, SECTION 3, IN MONTGOMERY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET Y, SHEET 113 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS



NOTE: PATHWAY EASEMENT AS PER C.F. NO. 2005-000820.  
 NOTE: RIGHT OF WAY EASEMENT AS PER C.F. NO. 2005-115890.  
 NOTE: ASSIGNMENT OF EASEMENTS AS PER C.F. NOS. 2009-116487, 2009-116491 AND 2009-116495.  
 NOTE: SUBJECT TO COVENANTS, CONDITIONS, AND RESTRICTIONS LISTED IN SCHEDULE B, ITEM 10 A. OF THE HEREIN REFERENCED TITLE COMMITMENT.

THIS PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AS PER FIRM PANEL NO. 48339C 0540 H  
 MAP REVISION: 08/18/2014  
 ZONE X  
 BASED ONLY ON VISUAL EXAMINATION OF MAPS. INACCURACIES OF FEMA MAPS PREVENT EXACT DETERMINATION WITHOUT DETAILED FIELD STUDY

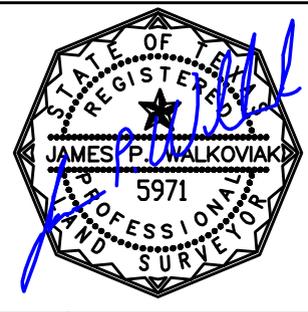
A SUBSURFACE INVESTIGATION WAS BEYOND THE SCOPE OF THIS SURVEY

D.C.L. = DIRECTIONAL CONTROL LINE  
 RECORD BEARING: CAB. Y, SH. 115, M.C.M.R.

I HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND, THAT THIS PLAT CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF SURVEY AND THAT THERE ARE NO ENCROACHMENTS APPARENT ON THE GROUND, EXCEPT AS SHOWN HEREON. THIS SURVEY IS CERTIFIED FOR THIS TRANSACTION ONLY AND ABSTRACTING PROVIDED IN THE ABOVE REFERENCED TITLE COMMITMENT WAS RELIED UPON IN PREPARATION OF THIS SURVEY.

JAMES P. WALKOVIK  
 PROFESSIONAL LAND SURVEYOR  
 NO. 5971  
 JOB NO. 2022-02336  
 APRIL 11, 2022

DRAWN BY: PR



**COMPASS**

TAMMY HENDRICKS  
 281-744-9955



**GREAT AMERICAN TITLE COMPANY**

REBECCA CARNICLE  
 281-771-3600




**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: 12/01/2025 GF No. \_\_\_\_\_  
Declarant: Gray Freeman, Principle  
Description of Property: PARK PLACE BROWNSTONES, BLOCK 2, LOT 21  
County Montgomery, Texas  
Date of Survey: 04/11/2022

"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

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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>Gray Freeman</u>.</p> <p>My date of birth is <u>12/28/1983</u>.</p> <p>and my address is <u>19 Paloma Bend Place, Spring, TX 77389</u>.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p>  <p>Executed in <u>Los Angeles</u> County,  State of <u>California</u>, on the  <u>1</u> day of <u>December</u>, <u>2025</u>.</p> <p>Signed:  <u>Gray Freeman</u>  Declarant</p>	<p>My name is _____.</p> <p>My date of birth is _____.</p> <p>and my address is _____.</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:  _____  Declarant</p>
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