

**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: 10/20/2025 GF No. \_\_\_\_\_  
Declarant: Kristin Aulds  
Description of Property: S954409 - WATER CREST ON LAKE CONROE 09, BLOCK 1, LOT 31  
County Montgomery, Texas  
Date of Survey: 8/18/2014

"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.

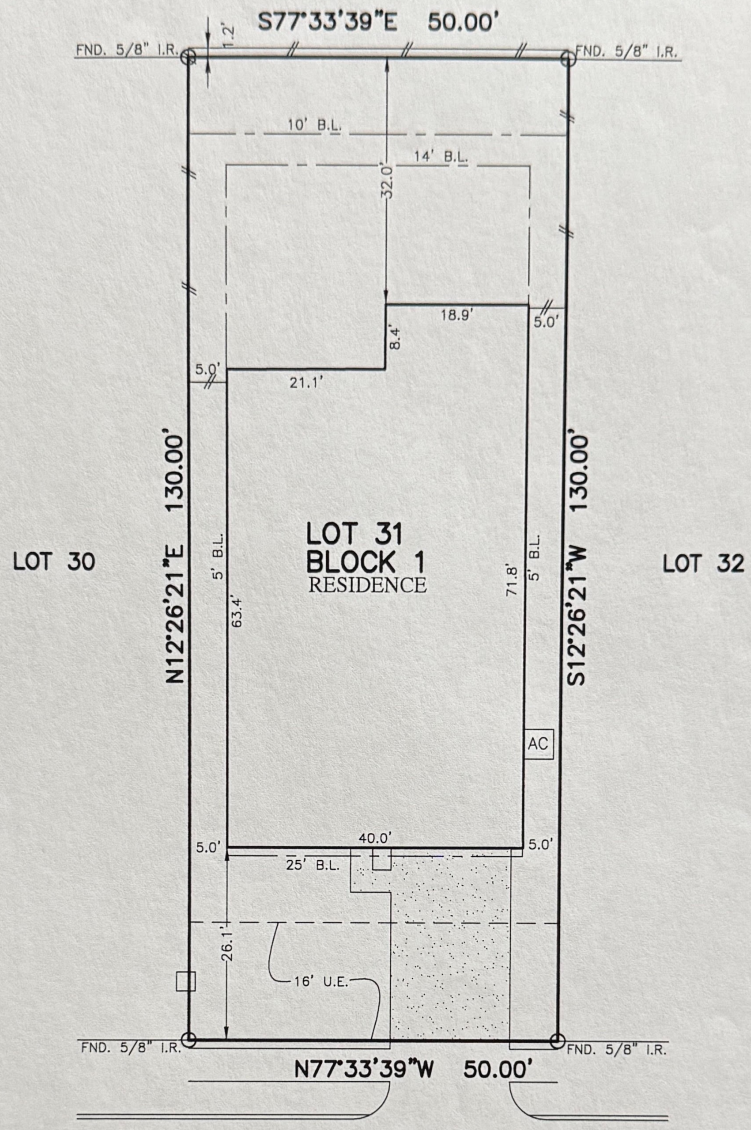
<p>My name is <u>Kristin Aulds</u>.</p> <p>My date of birth is <u>7/13/84</u>.</p> <p>and my address is <u>12061 mustang ave</u> <u>Willis, TX 77378</u>.</p> <p>I declare under penalty of perjury that the foregoing is true and correct.</p> <p>Executed in <u>Montgomery</u> County, State of <u>Texas</u>, on the <u>20th</u> day of <u>October</u>, 2025.</p> <p>Signed:  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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FLATWORK	B.L. BUILDING LINE	T.O.P. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT
BUILDING LINE	B.L.(C) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT
EASEMENT	G.B.L. GARAGE BUILDING LINE	S.S.L. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT
WOODEN FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT
WRUGHT IRON FENCE	F.F. FINISHED FLOOR	P.A.E. PRIVATE ACCESS EASEMENT	WATER VALVE
CHAIN LINK FENCE	EXT. EXTENDED	P.U.E. PRIVATE UTILITY EASEMENT	FIRE HYDRANT
OVERHEAD ELECTRIC	PROP. PROPOSED	PVT. PRIVATE	MONUMENT
	ELEV. ELEVATION	I.R. IRON ROD	POWER POLE
		FND. FOUND	I.P. IRON PIPE

⊗	MANHOLE
⊠	GRATE DRAIN
⊞	PAD MOUNTED TRANSFORMER
⊙	LIGHT POLE
⊚	ELECTRIC BOX
⊛	FIBER OPTIC
⊜	TELEPHONE PEDESTAL
⊝	GAS METER
⊞	CABLE PEDESTAL
⊟	WATER METER
⊠	GUY ANCHOR
⊗	MANHOLE & INLET
⊞	INLET
⊟	VAULT

RESTRICTED RESERVE "A"

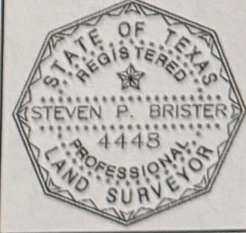


11722  
BARI REEF LANE  
(50' R.O.W.)  
PLAT OF SURVEY  
SCALE: 1" = 20'

NOTES:  
1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.  
2. ALLPOINTS LAND SURVEY, INC. IS NOT LIABLE FOR ANY DAMAGES DUE TO INFORMATION NOT PROVIDED TO SURVEYOR OR BUILDER PLACING ANY IMPROVEMENTS WITHIN A BUILDING LINE OR EASEMENT.  
3. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY OLD REPUBLIC NATIONAL TITLE INSURANCE Co. UNDER G.F. No. 150-200207699.

FOR: DR HORTON  
ADDRESS: 11722 BARI REEF LANE  
ALLPOINTS JOB#: DR195892 BY: KV  
G.F.: 150-200207699  
JOB:

LOT 31, BLOCK 1,  
WATER CREST ON LAKE CONROE, SECTION 9,  
CAB. Z, SHTS. 49054909, MAP RECORDS,  
MONTGOMERY COUNTY, TEXAS



I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 7TH DAY OF FEBRUARY, 2020.

*Steven P. Brister*

FLOOD ZONE: X  
COMMUNITY PANEL:  
48339C0225G  
EFFECTIVE DATE: 8/18/2014  
LOMR: DATE: