

**T-47 RESIDENTIAL REAL PROPERTY AFFIDAVIT  
(MAY BE MODIFIED AS APPROPRIATE FOR COMMERCIAL TRANSACTIONS)**

Date: \_\_\_\_\_ GF No. \_\_\_\_\_  
Name of Affiant(s): STEVEN GEORGIE WHARTON KANIKA VONG  
Address of Affiant: S NORTH LANE ORINDA CA 94563  
Description of Property: LT 11 BLK 1 GATES AT HERMANN PARK PAR R/P NO 2  
County Harris, Texas

"Title Company" as used herein is the Title Insurance Company whose policy of title insurance is issued in reliance upon the statements contained herein.

Before me, the undersigned notary for the State of California, personally appeared Affiant(s) who after by me being sworn, stated:

1. We are the owners of the Property. (Or state other basis for knowledge by Affiant(s) of the Property, such as lease, management, neighbor, etc. For example, "Affiant is the manager of the Property for the record title owners.")
2. We are familiar with the property and the improvements located on the Property.
3. We are 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. We understand that the Title Company may make exceptions to the coverage of the title insurance as Title Company may deem appropriate. We 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 our actual knowledge and belief, since 05/20/2014 there have been no:
  - a. construction projects such as new structures, additional buildings, rooms, garages, swimming pools 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 encroach on 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:)

5. We understand that Title Company is relying on the truthfulness of the statements made in this affidavit to provide the area and boundary coverage and upon the evidence of the existing real property survey of the Property. This Affidavit is not made for the benefit of any other parties and this Affidavit does not constitute a warranty or guarantee of the location of improvements.
6. We understand that we have no liability to Title Company that will issue the policy(ies) should the information in this Affidavit be incorrect other than information that we personally know to be incorrect and which we do not disclose to the Title Company.

Steven Wharton  
Kanika Vong

SWORN AND SUBSCRIBED this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_

**PLEASE SEE ATTACHED  
NOTARY CERTIFICATE**

Notary Public  
(TXR 1907) 02-01-2010  
22 Hermann Park Ct

Houston TX 77021

# California Jurat

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

**State of California**

**County of Contra Costa**

Subscribed and sworn to (or affirmed) before me on this 26 day of March, 2021,

by Steven Wharton and Kanika Vong,  
Name of Signer(s)

proved to me on the basis of satisfactory evidence to be the person(s) ✓ who appeared before me.

Patricia A. Rivera

Signature of Notary Public



Place Notary Seal Above

## Description of Attached Document

Title or Type of Document: T-47 Residential Real Property Affidavit

Document Date: \_\_\_\_\_ No. of Pages: 1

Signers(s) Other Than Named Above: none

# H & M SURVEYING & ASSOCIATES, INC.

PHONE: (713) 524-1500  
 FAX: (713) 524-8860

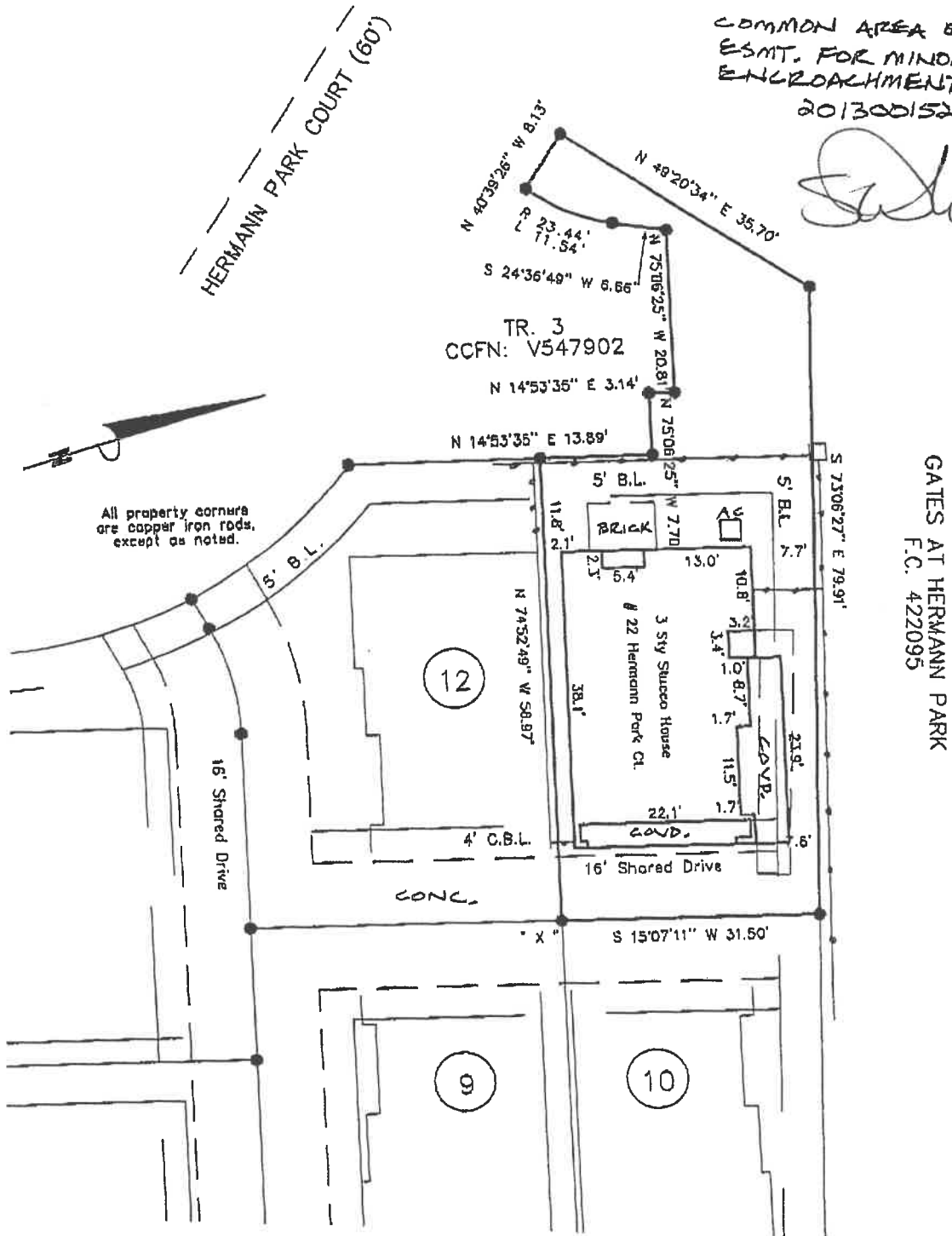
Firm Reg. No. 10009300

P.O. BOX 980068  
 HOUSTON, TEXAS 77008-0068

CPE AGMT. U-191430

MAINT. AGMT. V-547903

COMMON AREA ESMTS,  
 ESMT. FOR MINOR  
 ENCROACHMENTS:  
 20130015259

All property corners  
 are copper iron rods,  
 except as noted.

GATES AT HERMANN PARK  
 F.C. 422095

NOTE: TIES ARE TO  
 FOUNDATION.

I certify that the above plat is a true representation of a survey made on the ground under my supervision of  
 Lot 11 Block 1 in GATES AT HERMANN PARK, P/RP 2  
 recorded in Vol. FL 625242 Page        of the MAP Records of HARRIS County, Texas  
 and out of the        Survey, Abstract No.         
 Purchaser STEVE WHARTON  
 GF# 7495-14-1254 Date 5-8-14 FB#         
 Bearing Reference PLAT, Scale 1"-20', Job No.         
 This Property is located in flood insurance rate map zone         
 as per map       , dated       



Note: This survey is provided to, and for the benefit of, TX-AMERICAN. Any re-distribution, copying, or use for any other purpose or transaction is not authorized, and is a violation of federal copyright law. The certification placed hereon is void under any such unauthorized circumstances.