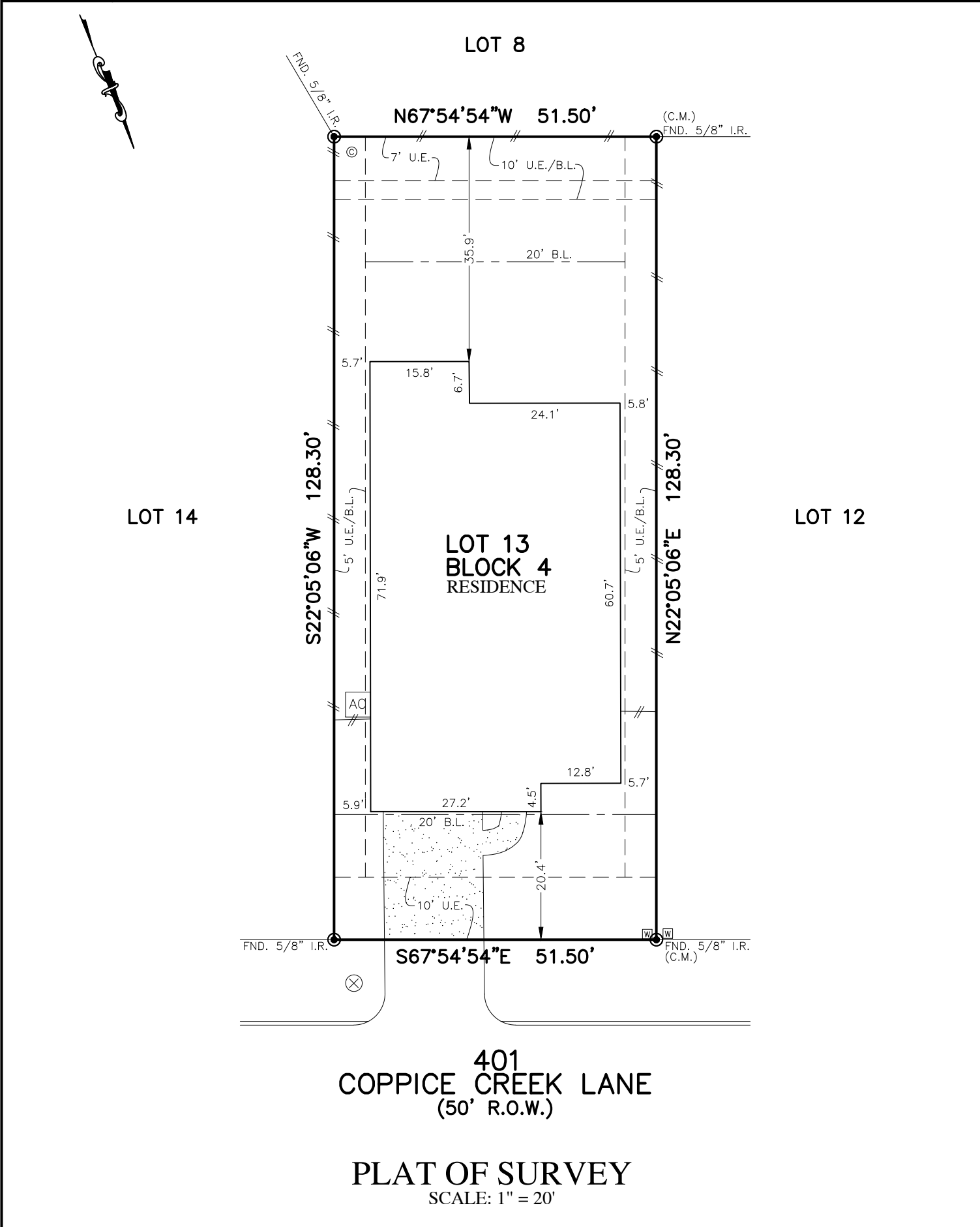




FLATWORK	B.L. BUILDING LINE	T.O.F. TOP OF FORM	U.V.E. UNOBSTRUCTED VISIBILITY EASEMENT	MANHOLE
PROPERTY LINE	B.L.(FL) FRONT LOAD BUILDING LINE	U.E. UTILITY EASEMENT	M.A.C.C.E. MAINTENANCE & ACCESS EASEMENT	GRATE DRAIN
BUILDING LINE	B.L.(SI) SWING IN BUILDING LINE	W.L.E. WATER LINE EASEMENT	ACC.E. ACCESS EASEMENT	PAD MOUNTED TRANSFORMER
EASEMENT	B.L.(GC) 3 CAR BUILDING LINE	STM.S.E. STORM SEWER EASEMENT	A.E. AERIAL EASEMENT	ELECTRIC BOX
WOODEN FENCE	G.B.L. GARAGE BUILDING LINE	S.S.E. SANITARY SEWER EASEMENT	D.E. DRAINAGE EASEMENT	FIBER OPTIC
WROUGHT IRON FENCE	(B.G.) BUILDER GUIDELINES	R.O.W. RIGHT-OF-WAY	E.E. ELECTRIC EASEMENT	TELEPHONE PEDESTAL
CHAIN LINK FENCE	F.F. FINISHED FLOOR	P.A.E. PERMANENT ACCESS EASEMENT	WATER VALVE	GAS METER
OVERHEAD ELECTRIC	EXT. EXTENDED	P.U.E. PUBLIC UTILITY EASEMENT	FIRE HYDRANT	CABLE PEDESTAL
	PROP. PROPOSED	PVT. PRIVATE I.R. IRON ROD	MONUMENT	WATER METER
	C.M. CONTROL MONUMENT	FND. FOUND I.P. IRON PIPE	POWER POLE	MANHOLE & INLET
				VAULT



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. ALL SET RODS ARE 5/8" I.R. WITH CAP MARKED "ALLPOINTS SURVEY".
 4. ALL FOUND IRON RODS ARE CAPPED WITH PLASTIC CAPS MARKED "CARLOMAGNO" UNLESS OTHERWISE NOTED.
 5. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM 10-E, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY FIRST AMERICAN TITLE GUARANTY Co. UNDER G.F. No HOU-13547.

FOR: JONATHAN NATHANIEL
 MARTINEZ AND TANYA MARIE
 MARTINEZ
 ADDRESS: 401 COPPICE CREEK LANE
 ALLPOINTS JOB#: TP294336 BY: DM
 G.F.: HOU-13547
 JOB:
 FLOOD ZONE: X
 COMMUNITY PANEL:
 48339C0375G
 EFFECTIVE DATE: 08/18/2014
 LOMR: 22-06-0658A | DATE: 1/18/2022

**LOT 13, BLOCK 4,
 STEWART HEIGHTS AT WOODFOREST, SECTION 1,
 AMENDED PLAT NO. 1,
 CAB. Z, SHT. 9046-9051, MAP & PLAT
 RECORDS,
 MONTGOMERY COUNTY, TEXAS**

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE
 RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 4TH
 DAY OF JANUARY, 2023.

[Signature]



**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: 06/25/2026 GF No. _____
Declarant: Tanya Marie Martinez and Jonathan Martinez
Description of Property: S900800 - Stewart Heights At Woodforest 01, BLOCK 4, Lot 13
County Montgomery County, Texas
Date of Survey: 04 Jan 2023

"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):

Patio addition measuring 21 ft. x 24 ft. added in 2024.

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 Tanya Marie Martinez My date of birth is <u>26 DEC 1977</u> and my address is <u>401 Coppice Creek Lane,</u> <u>Montgomery, TX 77316</u>	My name is Jonathan Martinez My date of birth is <u>05 FEB 1988</u> and my address is <u>401 Coppice Creek Lane,</u> <u>Montgomery, TX 77316</u>
I declare under penalty of perjury that the foregoing is true and correct.	I declare under penalty of perjury that the foregoing is true and correct.
Executed in <u>Montgomery</u> County, State of <u>Texas</u> , on the <u>25</u> day of <u>June</u> , <u>2026</u> .	Executed in <u>Montgomery</u> County, State of <u>Texas</u> , on the <u>25</u> day of <u>June</u> , <u>2026</u> .
Signed: <div style="border: 1px solid black; padding: 2px; display: flex; justify-content: space-between; align-items: center;"> <i>Tanya Marie Martinez</i> dotloop verified 06/25/26 9:47 PM CDT 4YEV-ZZZE-MIE0-NW00 </div> Declarant	Signed: <div style="border: 1px solid black; padding: 2px; display: flex; justify-content: space-between; align-items: center;"> <i>Jonathan Martinez</i> dotloop verified 06/25/26 9:50 PM CDT EOHC-UZUG-CCSV-TCAE </div> Declarant