

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: October 4, 2026 GF No. _____
Declarant: Greg Wyszynski
Description of Property: S965212 - Woodforest 12, BLOCK 1, Lot 27
County Montgomery, Texas
Date of Survey: 9/30/13

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

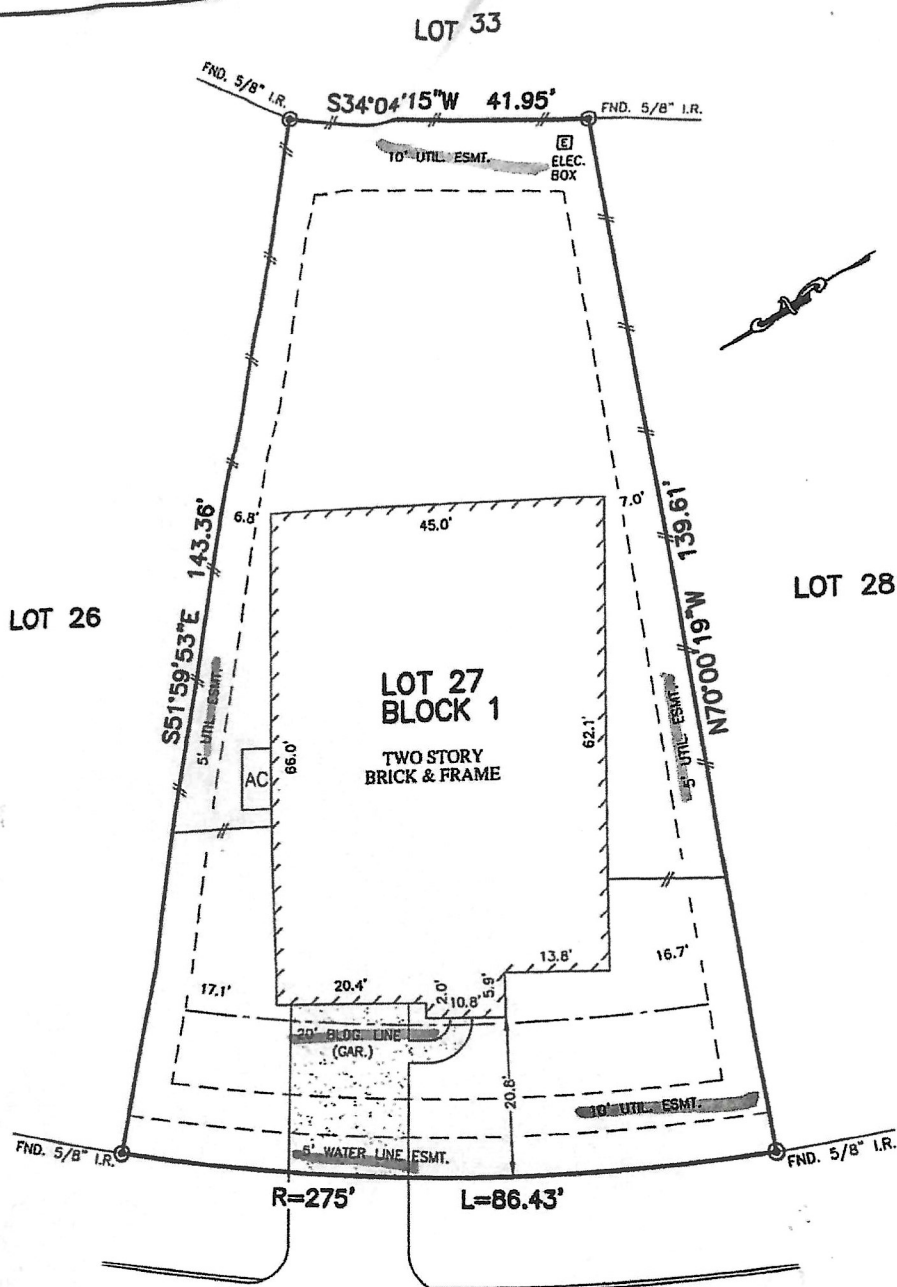
The undersigned declares as follows:

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, decks, 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, replatting, 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.



NOTES:

1. ALL BEARINGS SHOWN HEREON ARE BASED ON THE RECORDED PLAT.
2. SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM No. 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY NORTH AMERICAN TITLE INSURANCE Co. UNDER G.F. No. 14628-13-00377.
3. UTILITY EASEMENT 5' (SIDE)/10' (FRONT & REAR) PER C.F. No. 2008091292.
4. AGREEMENT FOR NATURAL GAS DISTRIBUTION SERVICE PER C.F. No. 2002062541.

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FOR: THE TRUST OF
 RICHARD C. REINKE
 ADDRESS: 150 REESE RUN
 STREET
 ALLPOINTS JOB #: LH51946 KM
 DB #14545.53.B127
 F: 14628-13-00377



ALLPOINTS
 SERVICES CORP.
 PHONE: 713-428-7707
 FAX: 713-427-1861

LOT 27, BLOCK 1,
 WOODFOREST, SECTION 12,
 CAB. Z, SHTS. 2157-2159, MAP RECORDS,
 MONTGOMERY COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE
 RESULTS OF A SURVEY MADE ON THE GROUND, ON THE 30TH
 DAY OF APRIL, 2013.

Steven P. Brister

FLOOD MAP:
 THIS PROPERTY LIES IN ZONE "X"
 AS DEPICTED ON COMMUNITY PANEL
 No. 48339 C 0365F L, EFFECTIVE DATE: 06-18-07

"THIS INFORMATION IS BASED ON GRAPHIC FLOTTING.
 WE DO NOT ASSUME RESPONSIBILITY FOR EXACT
 DETERMINATION"

