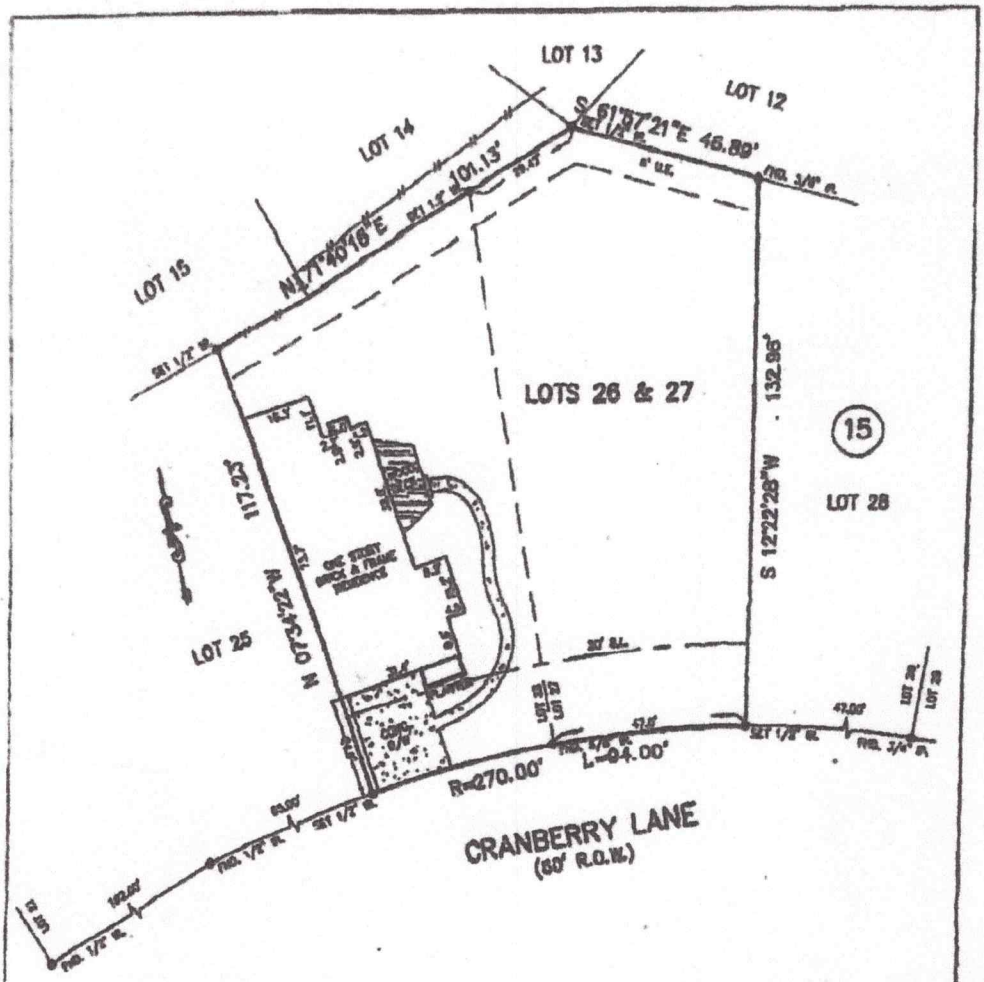

Keep

NOTES:
1.) SUBJECT TO APPLICABLE RESTRICTIVE COVENANTS LISTED IN ITEM No. 1, SCHEDULE "B" OF TITLE COMMITMENT ISSUED BY VANGUARD TITLE UNDER G.F. NO. TX05002530.
- ABSTRACTING BY TITLE COMPANY.
- ALL BEARINGS SHOWN ARE REFERENCED PER RECORDED PLAT OF SAID SUBDIVISION.

SCALE: 1"=30'

ALLPOINTS SERVICES CORP
PHONE: 713-468-7707
FAX: 713-468-8815

LOTS 26 & 27, BLOCK 15, WALDEN OF LAKE CONROE, SECTION 3, CABINET "A", SHEET 63A, MAP RECORDS, MONTGOMERY COUNTY, TEXAS

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE RESULTS OF A SURVEY MADE ON THE GROUND ON THE 23RD DAY OF AUGUST, 2005.

STATE OF TEXAS REGISTERED DAVID R. STRICKLAND 5124 PROFESSIONAL LAND SURVEYOR

* SUBJECT PROPERTY IS NOT LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA ZONE "X" AS PER MAP 480483 PANEL 0215 F DATED 12-19-96. This information is based on graphic plotting only. We do not assume responsibility for exact determination.

PURCHASER: DONALD H. SCHMUCK AND MARTITA M. SCHMUCK			JOB NO.: 05-92067
ADDRESS: 11830 CRANBERRY LANE, MONTGOMERY, TEXAS			KEY MAP: 128N
MORT. CO.: COMPUFUND MORTGAGE CO.	TITLE CO.: VANGUARD TITLE		G.F. NO.: TX-05002530
FIELD WORK: 08-23-05 BW	DRAFTING: 08-30-05 RM	FINAL CHECK: 08-30-05 DS	REVISED: -

ALLPOINTS SERVICES CORP · 9610 LONGPOINT ROAD, SUITE 150 · HOUSTON, TEXAS 77055

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: 4-14-2026 GF No. _____

Declarant: CATHLEEN COOLEY

Description of Property: 11830 Cranberry ln, Montgomery, TX 77356

County Montgomery, Texas

Date of Survey: 6-23-05

"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):

Fenced on 3 Sides

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 CATHLEEN COOLEY My date of birth is _____ and my address is 11830 CRANBERRY, MONTGOMERY, TX 77356	My name is _____ My date of birth is _____ and my address is _____
I declare under penalty of perjury that the foregoing is true and correct. Executed in 4-14-26, Mtg. County, State of TEXAS, on the 14 day of APRIL, 2026 Signed: Declarant	I declare under penalty of perjury that the foregoing is true and correct. Executed in _____ County, State of _____, on the _____ day of _____, _____. Signed: Declarant