

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

Date: March 8, 2016

GF No. _____

Name of Affiant(s): Howard Jenkel, Carmen Jenkel

Address of Affiant: 5303 Shady Oaks Circle, Kingsland, Tex 78639

Description of Property: 106 State Hwy. 16 S (106 S. Indian Ave.), Cherokee
County San Saba, 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 Texas, 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 4/27/2000 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): 30' X 30' RED BARN, CROSS FENCE & GATES

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.

Howard Jenkel
Howard Jenkel

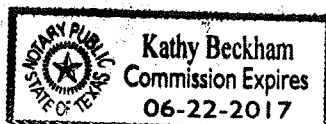
Carmen Jenkel
Carmen Jenkel

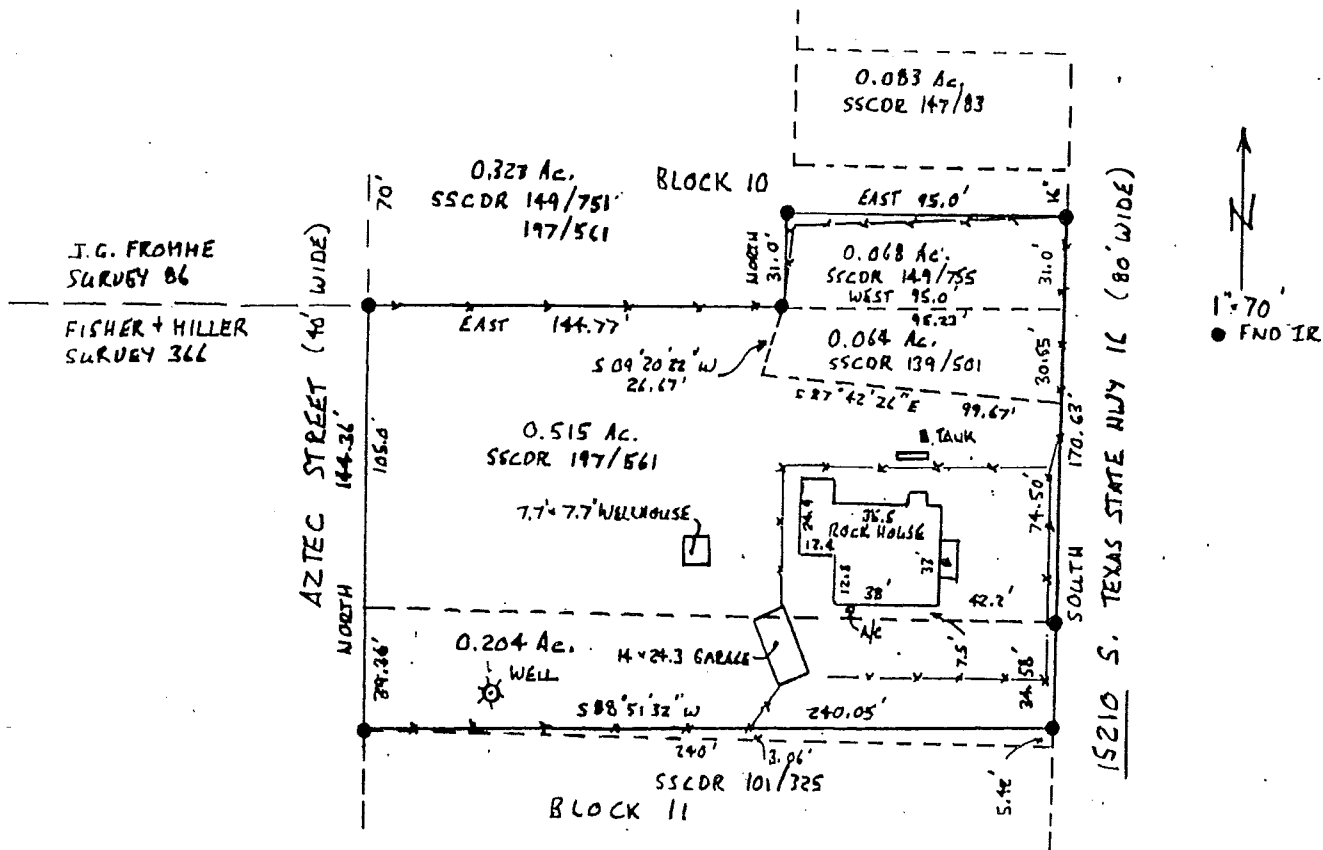
SWORN AND SUBSCRIBED this 11th day of March 2016

Kathy Beckham
Notary Public

(TAR-1907) 02-01-2010

Remax-Llano, 1000 Ford St. Llano, TX 78643





Kyle Lee Loving 4-27-00

Being all those certain tracts being situated in the Town of Cherokee, San Saba County, Texas, being a 0.068 acre tract out of the J. G. Fromme Survey No. 86, A-364 and a 0.204 acre, a 0.064 acre and a 0.515 acre tract out of the Fisher & Miller Survey No. 366, A-378, said tracts being more described on the attached pages.

Property Owner: Kyle Lee Loving
Property Address: 15210 S. St. Hwy 16, Cherokee, Texas 76832
Mortgage: Temple Inland Mortgage



NOTE This property ☒ IS ☐ IS NOT located in the 100 year flood plain of said County, set at N/A MSL by FEMA COMMUNITY PANEL MAP SAN SABA Dated 1975 ZONE X

I hereby certify that the plat and description hereon represents the results of an on the ground survey made under my direction and supervision and that there are no encroachments, conflicts, or shortages, except as shown and said property has access to and from a dedicated roadway. B. W. SHAW, RPS 1909, HIGHLAND LAKES ENGINEERING, BOX 1531, KINGSLAND, TEXAS 78639

DU Shaw 4/25/2000