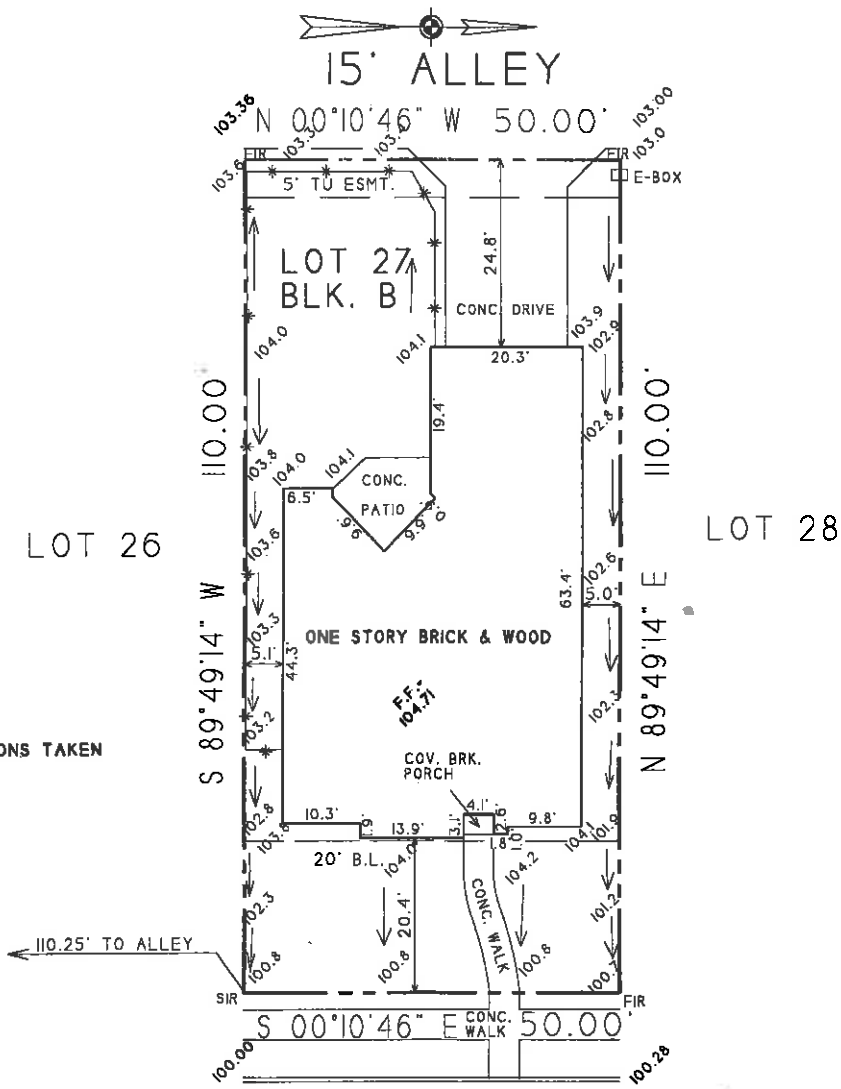


# FINAL SURVEY WITH GRADES

This is to certify that I have this date, made a careful and accurate survey on the ground of the property located at:  
2608 BLACK CANYON DRIVE, in the City of McKINNEY, Texas, Lot No. 27 Block No. B  
 City Block No. \_\_\_\_\_ of STONE CANYON PHASE 2  
 an addition to the City of McKINNEY, COLLIN County, Texas, according to the MAP or PLAT THEREOF  
 recorded in VOLUME M PAGE 161, of the MAP Records, COLLIN County, Texas.



ELEVATIONS TAKEN  
5-7-02.

SUBJECT TO  
RESTRICTIVE  
COVENANTS  
FOUND IN  
VOL. 4278, PG. 11  
VOL. 4559, PG. 585  
VOL. 4579, PG. 1720  
VOL. 4808, PG. 3528  
VOL. 5249, PG. 4700  
VOL. M, PG. 161

## BLACK CANYON DRIVE

50' R.O.W.

### FLOOD CERTIFICATE

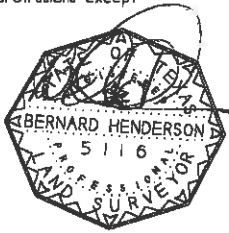
AS DETERMINED BY THE FLOOD INSURANCE RATE MAPS FOR COLLIN COUNTY, TEXAS.  
 BY GRAPHIC PLOTTING, THE ABOVE PROPERTY DOES NOT LIE WITHIN A 100 YEAR FLOOD ZONE AREA.  
 MAP DATE: 01-19-96, Zone: X Panel No. 48085 C0290 G

The plat hereon is an accurate representation of said property on the date of survey. The lines and dimensions of said property being indicated by said plat. The size, location, and type of buildings and improvements are shown on said plat. The building set back lines are at the distance indicated. The distance to the nearest intersecting street, road, or point of curve are indicated on said plat. There are no apparent visible easements, encroachments, conflicts, or protrusions except those shown on said plat. Said plat is intended for client use only.

Date: 5-15-06 THIS IS NOT AN OFFICIAL DOCUMENT WITHOUT AN ORIGINAL SIGNATURE.  
 Job No.: NU.57706  
 G.F. No.: 790638-AL13  
 Scale: 1"= 20'  
 Drawn By: BET\jdb\bet

LEGEND:  
 FIR. - FOUND IRON ROD  
 SIR. - SET IRON ROD 5/8"

This drawing is NOT FOR CONSTRUCTION purposes.



BEARINGS BASED  
ON RECORDED  
SUBDIVISION PLAT  
SHOWN ABOVE  
UNLESS OTHERWISE  
NOTED



**Benchmark Group**  
 of Texas, Inc.  
 890 E. Arapaho Road, Richardson, Texas 75081  
 (214) 680-3037 FAX 680-3052

T-47 Residential Real Property Affidavit  
(May be Modified as Appropriate for Commercial Transactions)

Date: 9/3/2014

GF No. \_\_\_\_\_

Name of Affiant(s): The Kitte L Lewark Living Trust

Address of Affiant: 2608 Black Canyon Drive, McKinney, TX 75070

Description of Property: Stone Canyon #2, BLK B, LOT 27

County Collin, 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 duly 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 with 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 the 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 Policy of Title Insurance upon payment of the promulgated premium.

4. To the best of our actual knowledge and belief, since 5-15-06 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. conveyance, 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):

NONE

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 the Title Company or the title insurance 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.

*Kitte Lewark*

KITTE L. LEWARK

SWORN AND SUBSCRIBED this 3<sup>rd</sup> day of SEPTEMBER, 2014

*[Signature]*  
Notary Public



(TAR- 1907) 5-01-08