



REAL ESTATE INFORMATION SERVICES

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REIS File No. 2020-62256  
Client File No. 1403 Cook St.

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May 29, 2020

**ABTRACTOR'S INFORMATION LETTER  
TITLE SEARCH**

Stephen Schomaker  
1403 Cook St.  
Houston, TX 77006

In compliance with your request for information with reference to the following described property, our search from April 04, 2016 (commencement date) to May 15, 2020 (certification date) reflects:

**LEGAL DESCRIPTION:**

Lot Two (2), Block One (1) of COOK STREET MANOR, an addition in Harris County, Texas according to the map or plat thereof recorded in/under Film Code No. 645205 of the Map Records of Harris County, Texas.

**NAME(S) SEARCHED FOR INVOLUNTARY LIENS AND BANKRUPTCIES:**

Stephen Schomaker and Ashley D. Audler

**LAST DEED(S) IN CHAIN OF TITLE:**

(Grantor/Grantee shown as indexed and may be abbreviated. Please refer to document for full name)

**GENERAL WARRANTY DEED WITH THIRD PARTY VENDOR'S LIEN**

Grantor: GARY KEDROSKE; SCOTT TRAN  
Grantee: ASHLEY D AUDLER; STEPHEN SCHOMAKER  
Filed: 4/4/2016  
Instrument Number: [RP-2016-137083](#)

**LIENS FOR WHICH WE FIND NO RELEASE OR ATTEMPTED RELEASE OF RECORD:**

**PURCHASE MONEY DEED OF TRUST**

Grantor: ASHLEY D AUDLER; STEPHEN SCHOMAKER  
Grantee: CHEVRON FEDERAL CREDIT UNION  
Filed: 4/4/2016

**ABSTRACT OF JUDGMENTS, CHILD SUPPORT LIENS, STATE TAX LIENS AND FEDERAL TAX LIENS FOR WHICH WE FIND NO RELEASE OR ATTEMPTED RELEASE OF RECORD FILED OF RECORD FROM May 15, 2010 (commencement date) to May 15, 2020 (certification date):**

WE FIND NONE.

**PENDING BANKRUPTCIES FILED IN TEXAS FROM May 15, 2015 (commencement date) to May 15, 2020 (certification date):**

WE FIND NONE.

**EXCEPTIONS AND REMARKS:**

Hyperlinks may terminate after four years.

ITEMS SHOWN ON LETTER ARE BASED UPON INFORMATION PROVIDED BY CLIENT, AND ARE SHOWN AS THE RESULT OF A PROPERTY/NAME SEARCH AND MAY OR MAY NOT BE ONE IN THE SAME PERSON(S) AND MAY OR MAY NOT AFFECT THE PROPERTY.

This Abstractor's Information Letter does not include any of the following matters:

- (1) Bankruptcies which are closed, terminated, filed out of the State of Texas, or antedate the certification date of this letter by more than five (5) years.
- (2) Abstract of Judgments, which from date of filing, antedate the certification date of this letter by more than ten (10) years.
- (3) Child Support Liens which from the date of filing, antedate the certification date of this letter by more than ten (10) years.
- (4) Suits affecting the property which are closed or dismissed or antedate the certification date of this letter by more than 5 years or suits that do not affect the subject property.
- (5) Unpaid State and Federal Tax Liens which, from date of filing, antedate the certification date of this letter by more than ten (10) years.
- (6) Any unpaid ad valorem property taxes, real or personal, affecting the above described real property.
- (7) Liens which have been barred by the statute of limitations. Please click [here](#) for more information.
- (8) Voluntary Liens which from the date of filing antedate the certification of this letter by more than thirty-four (34) years.
- (9) Easements and Restrictions.
- (10) Oil, Gas or Mineral interests.

It is understood by Stephen Schomaker (Benefited Party) that the above information was secured by REIS, Inc. through the use of the real estate title records of the county where the property is located and/or from various title evidence providers. REIS, Inc. does not and will not assume any liability, financially or otherwise, to Benefited Party, or any other party, in a total amount in excess of the amount paid for the information contained herein.

This report was prepared from the results of a search of name(s) supplied by the Benefited Party. This report may not reveal holders of outstanding interest such as assignees of mortgages, liens, leases or other matters not indexed under the names searched. No variations of names have been searched unless otherwise indicated.

The above Abstractor's Information Letter is issued for the use of, and shall inure to the benefit of the Benefited Party, and is issued in consideration of \$135.00 paid by the Benefited Party, and to whom said sum shall be returned as liquidated damages in the event the Information Letter contains an error or errors that cause Benefited Party loss or damage due to such errors. Such sum shall constitute the full measure of damages against REIS, Inc., its officers, employees and staff, as well as any other title evidence provider used in the research process.

The information set out in this Information Letter is not an opinion of title, guarantee of title, or a title insurance product of any kind, and any use or reliance on the information reported herein, for any purpose whatsoever, is taken at the sole risk and responsibility of the Benefited Party.