



Integrity Title

CITY PLANNING LETTER

August 14, 2020
Effective Date: August 10, 2020

Job No. 1932023A
Ref: 7515 Cook Road

STATE OF TEXAS:
COUNTY OF HARRIS:

THIS IS TO CERTIFY: That after a careful examination of the records in the offices of the Clerk of this County (excluding U. C. C. Records), as to the property described as follows:

BEING 2.11 acres, more or less, in the H.T. & B.R.R. Company Survey, Abstract No. 405, Harris County, Texas, being a part of Lot 126 Dairy Subdivisions and Town, recorded in Volume 1, Page 23 of the Map Records of Harris County, Texas.

We find the record title to be apparently in:

COOK PLACE LLC

By virtue of that certain Warranty Deed with Vendor's Lien dated August 15, 2018 from Jiang Hong Wan and Fang Fang Cheng and recorded under Harris County Clerk's File Number RP-2018-379059

Subject to the following liens:

Deed of Trust, Assignment of Rents, Security Agreement and Financing Statement made payable to Allegiance Bank dated August 15, 2018 and recorded under Harris Bend County Clerk's File Number RP-2018-379060.

Subject to the following easements and encumbrances:

10'HL&P Easement dated September 14, 1964 and recorded under Harris County Clerk's File Number B982741.

Subject to the following restrictions:

None found of record.



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We have made no examination as to special assessments or conflicts.

INTEGRITY TITLE COMPANY LLC

Sonny Livesay/JJ
Abstractor

LIMITATION OF LIABILITY: THE LIABILITY OF EITHER PARTY WITH RESPECT TO THIS INFORMATION OR ANY ACT IN CONNECTION HEREWITH WHETHER IN CONTRACT, TORT, OR OTHERWISE, SHALL NOT EXCEED THE PRICE OF THE SERVICES OR PRODUCTS SOLD HEREUNDER OR THE PRICE OF THAT PORTION OF SUCH SERVICES OR PRODUCTS ON WHICH LIABILITY IS ASSERTED. COURTHOUSE SPECIALISTS (SELLER) MAKES NO WARRANTY WHATSOEVER, EXPRESS, IMPLIED OR STATUTORY, AS TO THE QUALITY, FITNESS, SUITABILITY, CONFORMITY, OR MERCHANTABILITY OF THE SERVICES OR PRODUCTS SOLD. IF THE TRANSACTION IN QUESTION IS ARISING FROM OR RELATED TO AN AUCTION OR FORECLOSURE, INCLUDING WITHOUT LIMITATION A TAX AUCTION, HOA AUCTION OR SIMILAR AUCTION PROCEEDING, THE BUYER TAKES THE PROPERTY SUBJECT TO ALL LIENS, ENCUMBRANCES AND OTHER MATTERS OF RECORD WHETHER OR NOT REFLECTED ON THE CERTIFICATE.