

Notice to a Purchaser of Real Property in a Water District

Note: This Notice should be completed and given to a prospective purchaser prior to execution of a binding contract of sale and purchase, should be executed by the seller and purchaser and should be attached as a separate portion of a purchase contract. Please see NOTE at bottom of page.

this date, is \$0.62 on or any portion of bonds issued that are parapproved by the voters and which have of all bonds issued for one or mor \$34,790,000.00	m any other taxing a such bonds. As of ti 0 of assessed valuat each \$100 of assesse yable solely from re e been or may, at th e of the specified	uthority and may, shis date, the rate of ion. If the district ed valuation. The twenues received or is date, be issued in facilities of the of	tubject to voter approfitaxes levied by the has not yet levied to otal amount of bond expected to be recein \$38,000,000.00 district and payable	oval, issue an unlimited amount district on real property locate axes, the most recent projecteds, excluding refunding bonds ived under a contract with a go, and the aggregate initial e in whole or in part from	ed in the district is d rate of tax, as of and any bonds or overnmental entity, principal amounts property taxes is
2) The district has the authority to adoptervices available but not connected artilize the utility capacity available to the most recent amount of the standby property at the time of imposition and it if any, of unpaid standby fees on a tract	nd which does not he property. The distance is \$\frac{1}{2}\$ s secured by a lien of	ave a house, buildi rict may exercise th An unpa n the property. Any	ng, or other improve ne authority without id standby fee is a p	ement located thereon and doe holding an election on the matt personal obligation of the pers	es not substantially ter. As of this date, son that owned the
3) Mark an "X" in one of the following Notice for Districts Located in W X Notice for Districts Located in Not Located within the Corpora Notice for Districts that are N Extraterritorial Jurisdiction of C	Thole or in Part with Whole or in Part in the Boundaries of a BOOT Located in V	nin the Corporate n the Extraterrito Municipality (Com Whole or in Part	Boundaries of a Mu rial Jurisdiction of aplete Paragraph B) y within the Corp	One or More Home-Rule M	Aunicipalities and
A) The district is located in whole the district are subject to the taxes important and an arrival are subject to the taxes important and arrival arri	e or in part within thosed by the municipa	ne corporate boundality and by the dist	aries of the City of rict until the district	is dissolved. By law, a district	
B) The district is located in whole located in the extraterritorial jurisdiction district is annexed, the district is dissolved.	on of a municipality				By law, a district he district. When a
4) The purpose of this district is to probonds payable in whole or in part from these utility facilities are owned or to be WINCHESTER COUNTRY SEC 9 R	property taxes. The owned by the district	cost of these utility	y facilities is not inc	luded in the purchase price of you are acquiring is as follows	your property, and : LT 21 BLK 24
Gianbing Hu Signature or sener	dotloop verified 08/04/20 5:14 PM CDT BEDA-1L56-EP3S-E5OL		Peng Lin	dotloop verifie 08/04/20 5:18 PTBF-8TNR-JZC	d
Signature of Sener Jianbing Hu		Date	Signature of Seller Peng Lin		Date
PURCHASER IS ADVISED THAT THE TIME. THE DISTRICT ROUTINELY EACH YEAR, EFFECTIVE FOR THE ADVISED TO CONTACT THE DISINFORMATION SHOWN ON THIS F	ESTABLISHES TA HE YEAR IN WHI TRICT TO DETER	X RATES DURIN CH THE TAX R	IG THE MONTHS (ATES ARE APPRO	OF SEPTEMBER THROUGH OVED BY THE DISTRICT.	I DECEMBER OF PURCHASER IS
The undersigned purchaser hereby ackreal property described in such notice of				ation of a binding contract for	the purchase of the
Signature of Purchaser		Date	Signature of Purchas	ser	Date
NOTE: Correct district name, tax rate, an addendum or paragraph of a purch propose to provide one or more of the	ase contract, the not	ice shall be execut	ed by the seller and	l purchaser, as indicated. If th	ne district does not

taxes, a statement of the district's most recent projected rate of tax is to be placed in the appropriate space. If the district does not have approval from the commission to adopt and impose a standby fee, the second paragraph of the notice may be deleted. For the purposes of the notice form required to be given to the prospective purchaser prior to execution of a binding contract of sale and purchase, a seller and any agent, representative, or person acting on the seller's behalf may modify the notice by substitution of the words "January 1, 2019 " for the words "this date" and place the correct calendar year in the appropriate space.

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HAR400 9943 Cabin Creek



PROMULGATED BY THE TEXAS REAL ESTATE COMMISSION (TREC)

08-18-2014

ADDENDUM FOR PROPERTY SUBJECT TO MANDATORY MEMBERSHIP IN A PROPERTY OWNERS ASSOCIATION

(NOT FOR USE WITH CONDOMINIUMS)

ADDENDUM TO CONTRACT CONCERNING THE PROPERTY AT

	9943 Cabin Creek Dr	Houston				
	(Street Address	s and City)				
	Winchester Country Management Assoc					
A.	(Name of Property Owners Association, SUBDIVISION INFORMATION: "Subdivision Information to the subdivision and bylaws and rules of the Association Section 207.003 of the Texas Property Code. (Check only one box):					
	1. Within days after the effective date of Subdivision Information to the Buyer. If Seller days after Buyer receives occurs first, and the earnest money will be refu	of the contract, Seller shall obtain, pay for, and deliver the delivers the Subdivision Information, Buyer may terminate the Subdivision Information or prior to closing, whicheve unded to Buyer. If Buyer does not receive the Subdivisior y terminate the contract at any time prior to closing and the				
	2. Within days after the effective date copy of the Subdivision Information to the Selle time required, Buyer may terminate the control Information or prior to closing, whichever occurs Buyer, due to factors beyond Buyer's control, is n required, Buyer may, as Buyer's sole remedy, ter prior to closing, whichever occurs first, and the earlier to the subdivision of the subdivision information to the Selle time required, Buyer may terminate the control of the subdivision information to the Selle time required, Buyer may terminate the control of the subdivision information to the Selle time required, Buyer may terminate the control of the subdivision information to the Selle time required, Buyer may terminate the control of the subdivision information to the Selle time required, Buyer may terminate the control of the subdivision information to the subdivision information or prior to closing, whichever occurs are subdivision information to the s	<u> </u>				
	does not require an updated resale certificate Buyer's expense, shall deliver it to Buyer within certificate from Buyer. Buyer may terminate this of Seller fails to deliver the updated resale certificate	•				
	4. Buyer does not require delivery of the Subdivision					
	The title company or its agent is authorized to act on behalf of the parties to obtain the Subdivision Information ONLY upon receipt of the required fee for the Subdivision Information from the party					
	obligated to pay.	iee for the Subdivision information from the party				
B.	 MATERIAL CHANGES. If Seller becomes aware of any n promptly give notice to Buyer. Buyer may terminate the c 	contract prior to closing by giving written notice to Seller if true; or (ii) any material adverse change in the Subdivisior				
C.	. FEES: Except as provided by Paragraphs A, D and E, Bu	uyer shall pay any and all Association fees or other charges				
_	associated with the transfer of the Property not to exceed \$ 200.00 and Seller shall pay any excess.					
D. Е.	updated resale certificate if requested by the Buyer, the not require the Subdivision Information or an updated res from the Association (such as the status of dues, special at the status of the status of dues, special at the status of the	release and provide the Subdivision Information and any e Title Company, or any broker to this sale. If Buyer does sale certificate, and the Title Company requires information assessments, violations of covenants and restrictions, and er shall pay the Title Company the cost of obtaining the				
	OTICE TO BUYER REGARDING REPAIRS BY THE					
	esponsibility to make certain repairs to the Property. If your property which the Association is required to repair, you shou					
	ssociation will make the desired repairs.	dotloop verified 08/04/20 5:14 PM CDT 1W2Z-EECC-RZNL-W02F				
Buy	uyer	Seller Jianbing Hu				
-		Peng Lin dotloop verified 08/04/20 5:18 PM CDT SQLV-FFSK-WYG-RDFX				
Buy	uyer	Sellet Peng Litt				
a v	The form of this addendum has been approved by the Texas Real Estate Commissic approval relates to this contract form only. TREC forms are intended for use only validity or adequacy of any provision in any specific transactions. It is not intende Austin, TX 78711-2188, (512) 936-3000 (www.trec.texas.gov) TREC No. 36-8. This form	ly by trained real estate licensees. No representation is made as to the legal led for complex transactions. Texas Real Estate Commission, P.O. Box 12188,				

(TXR-1922) 08-18-2014

9943 Cabin Creek