



ADDENDUM FOR PROPERTY SUBJECT TO MANDATORY MEMBERSHIP IN A PROPERTY OWNERS ASSOCIATION (NOT FOR USE WITH CONDOMINIUMS) ADDENDUM TO CONTRACT CONCERNING THE PROPERTY AT

12911 Crystal Cove Drive, Houston, TX 77044

(Street Address and City)

CIA Services 713-981-9000

(Name of Property Owners Association, (Association) and Phone Number)

A. SUBDIVISION INFORMATION: "Subdivision Information" means: (i) a current copy of the restrictions aj to the subdivision and bylaws and rules of the Association, and (ii) a resale certificate, all of which are descri Section 207.003 of the Texas Property Code.

(Check only one box):

- 1. Within _____ days after the effective date of the contract, Seller shall obtain, pay for, and the Subdivision Information to the Buyer. If Seller delivers the Subdivision Information, Buyer may ter the contract within 3 days after Buyer receives the Subdivision Information or prior to closing, whi occurs first, and the earnest money will be refunded to Buyer. If Buyer does not receive the Subc Information, Buyer, as Buyer's sole remedy, may terminate the contract at any time prior to closing a earnest money will be refunded to Buyer.
- 2. Within _____ days after the effective date of the contract, Buyer shall obtain, pay for, and dc copy of the Subdivision Information to the Seller. If Buyer obtains the Subdivision Information witl time required, Buyer may terminate the contract within 3 days after Buyer receives the Subc Information or prior to closing, whichever occurs first, and the earnest money will be refunded to Buy Buyer, due to factors beyond Buyer's control, is not able to obtain the Subdivision Information withi th required, Buyer may, as Buyer's sole remedy, terminate the contract within 3 days after the time requ prior to closing, whichever occurs first, and the earnest money will be refunded to Buyer.
- 3. Buyer has received and approved the Subdivision Information before signing the contract. Buyer does not require an updated resale certificate. If Buyer requires an updated resale certificate, Se Buyer's expense, shall deliver it to Buyer within 10 days after receiving payment for the updated certificate from Buyer. Buyer may terminate this contract and the earnest money will be refunded to B Seller fails to deliver the updated resale certificate within the time required.
- 4. Buyer does not require delivery of the Subdivision Information.

The title company or its agent is authorized to act on behalf of the parties to obtain the Subdi Information ONLY upon receipt of the required fee for the Subdivision Information from the obligated to pay.

B. MATERIAL CHANGES. If Seller becomes aware of any material changes in the Subdivision Inform Seller shall promptly give notice to Buyer. Buyer may terminate the contract prior to closing by giving written to Seller if: (i) any of the Subdivision Information provided was not true; or (ii) any material adverse change Subdivision Information occurs prior to closing, and the earnest money will be refunded to Buyer.

C. FEES AND DEPOSITS FOR RESERVES: Except as provided by Paragraphs A and D, Buyer shall pay a all Association fees, deposits, reserves, and other charges associated with the transfer of the Property not to \$ 250.00 and Seller shall pay any excess.

D. AUTHORIZATION: Seller authorizes the Association to release and provide the Subdivision Inform and any updated resale certificate if requested by the Buyer, the Title Company, or any broker to this sale. It does not require the Subdivision Information or an updated resale certificate, and the Title Company r information from the Association (such as the status of dues, special assessments, violations of covenan restrictions, and a waiver of any right of first refusal), Buyer Seller shall pay the Title Company the obtaining the information prior to the Title Company ordering the information.

NOTICE TO BUYER REGARDING REPAIRS BY THE ASSOCIATION: The Association may have th responsibility to make certain repairs to the Property. If you are concerned about the condition of any part Property which the Association is required to repair, you should not sign the contract unless you are satisfied tl Association will make the desired repairs.

Buyer

DocuSigned by:
ALBERTO VARGAS 6/1/202
Seller **ALBERTO VARGAS**

Buyer

Seller

