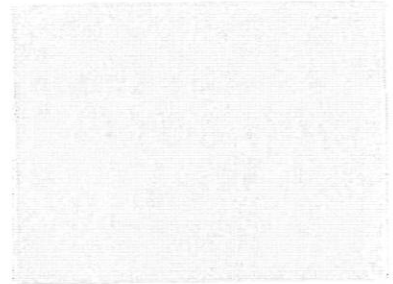


OUTLAW RIDGE ESTATES LOT OWNERS ASSOCIATION
BY-LAWS



ARTICLE (I)

DEFINITIONS:

- (A) Association as referred to in these by-laws shall mean Outlaw Ridge Estates Lot Owners Association.
- (B) Lot Owner shall mean and refer to any resident or commercial lot owner in Outlaw Ridge Estates. The boundary of Outlaw Ridge Estates is clearly outlined in an instrument filed by Barney Wiggins in volume 96 page 304 in San Jacinto County courthouse on June 18, 1965.
- (C) Reservations and Restrictions: Those reservations and restrictions as duly recorded in the document referred to in paragraph (B) above are not affected in anyway by any action or by-laws of this association.
- (D) Eligible Voters: Any lot owner as defined in paragraph (B) above who is a paid-up member of the association.
- (E) To qualify as a lot owner an individual must own an entire lot.
- (F) Multiple owners of individual lots. Each family would have to pay dues in order to vote.

PURPOSE:

The OUTLAW RIDGE LOT OWNERS ASSOCIATION, a nonprofit organization is organized exclusively for the promotion of social welfare within the meaning of section (501 c) (4) of the Internal Revenue Code of 1954, as amended including within the scope, but not limited to same of such purpose the following specific activities: To promote and encourage civic pride, to promote health, sanitation, safety, and convenience of the inhabitants of Outlaw Ridge Estates.

ARTICLE (II)

OFFICERS:

- (A) The officers of the association, all of whom shall be directors, shall be a President, Vice President, Secretary, and Treasurer.
- (B) The officers of this association shall be elected bi-annually at the May meeting and each hold office for two years unless he or she resigns, be removed or otherwise be disqualified to serve.

Vice president/Treasurer will be voted on in odd years President/Secretary will be voted on in even years
- (C) The board may elect such other officers or appoint committees as the affairs of the association may require.
- (D) A vacancy in any office may be filled temporarily by appointment by the board. The officer appointed to such vacancy shall serve until the next regular meeting.
- (E) If a director for any reason ceases to be a lot owner in Outlaw Ridge Estates his position on the Board of Directors shall be terminated within thirty (30) days.

- (F) A majority of the number of the Directors: Three (3) or more Directors plus nine (9) members shall constitute a quorum.
- (G) Any money over One Hundred (\$100.00) dollars must be approved by a quorum.
- (H) All checks over One Hundred (\$100.00) dollars requires two (2) signatures with the exception of property taxes and utilities.
- (I) All Treasury Report's and minutes of meeting be signed and dated by officers. As of 10-13-2012

ARTICLE (III)

MEETINGS:

- (A) There shall be three (3) regular scheduled meetings each year to be held on the third (3rd) Saturday of the months of ~~January~~^{March}, May, and September beginning at 10:30 AM. Notices of these regular meetings will not be sent to members; however, the Board of Directors shall have the right to call special meetings if deemed necessary to conduct business and each member will be mailed a notice of any special meeting.

ARTICLE (IV)

MEMBERSHIP DUES:

- (A) Annual membership dues shall be Thirty-five (\$35.00) dollars. Lot owners 65 years and older annual dues shall be Twenty-five (\$25.00) dollars.
- (B) Club House Rental. 35.00 A day. As of 10-13-2012

ARTICLE (5)

MISCELLANEOUS PROVISIONS:

- (A) BOAT AND DOCK RULES AND REGULATION:
 - (1) Unattached trailers cannot be left in park areas.
 - (2) First stall next to boat launch should be left vacant for loading and unloading boats only.
 - (3) Where posts are available, back end of boat should be fastened to post to fully utilize available dock space.
 - (4) Lock on cable across boat launch must be kept locked at all times. It is each member's responsibility to lock cable if found unlocked.
 - (5) No fish cleaning is allowed at boat dock or in park areas.
 - (6) Due to limited space at bulkhead, after you have loaded fishing gear into boats, vehicles should be parked elsewhere in park areas, so that other members can have space to load there boat.
 - (7) No overnight camping is permitted in park areas.

- (8) All garbage or refuse in park areas must be placed in barrels in the park areas or removed from area.
- (9) Keys to the lock at boat launch shall be sold for ~~\$10.00~~ ^{\$12.00} each to any lot owner in Outlaw Ridge Estates as of 10-13-2012.
- (10) Boats are not to be drained at park areas.
- (11) All dogs in the park area must be on a leash

UP DATED BY

X 
Sue Payne

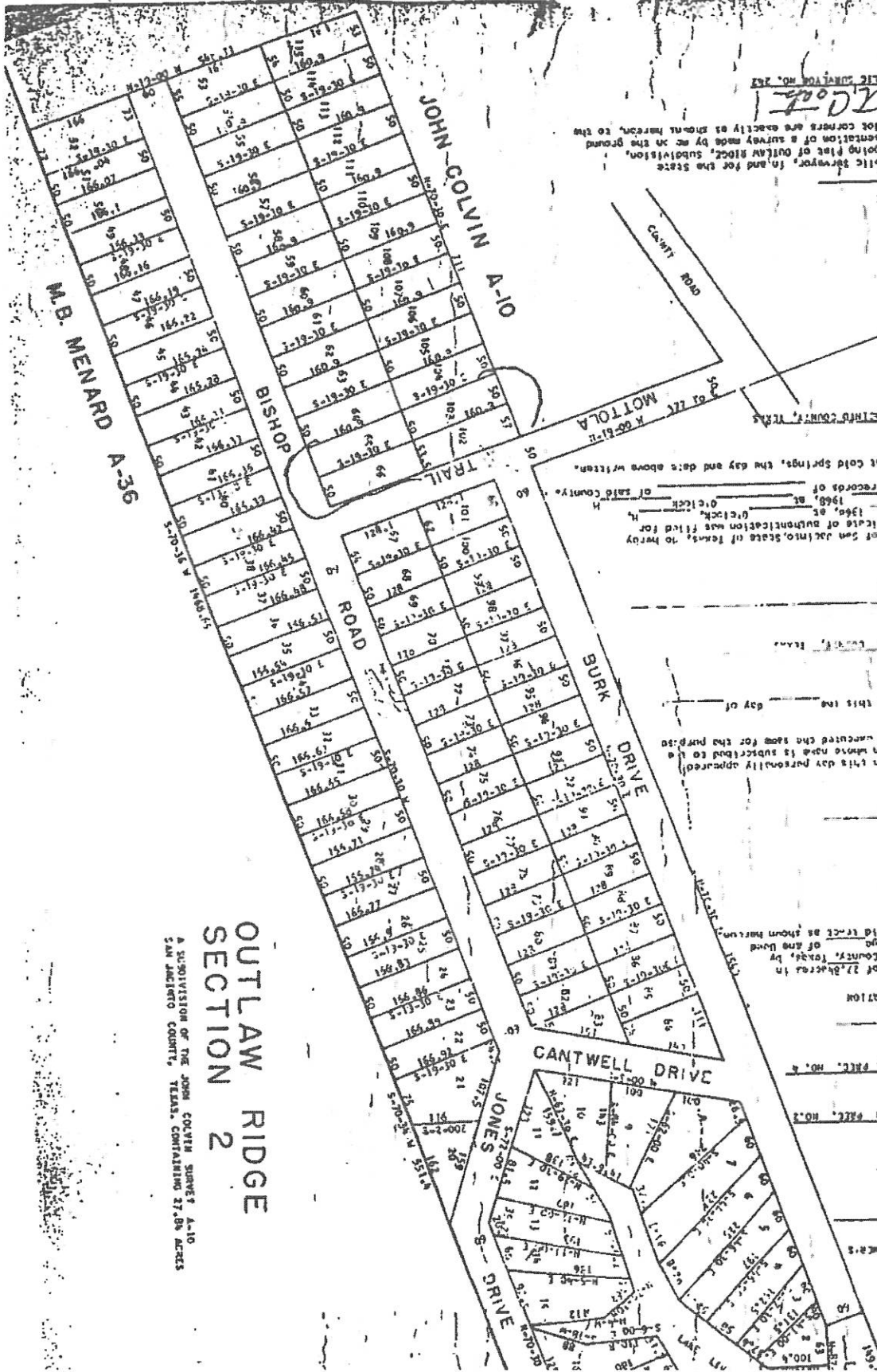
X 
Tim Russell

1-19-2013

5722

OUTLAW RIDGE

SEC-2



OUTLAW RIDGE SECTION 2

A SUBDIVISION OF THE JOHN COLVIN SURVEY A-10 SAN JACINTO COUNTY, TEXAS, CONTAINING 27.88 ACRES

1. M.A. Coats, Registered Public Surveyor, In and for the State of Texas, hereby certifies that the foregoing plat of Outlaw Ridge, subdivision, is a true and accurate representation of a survey made by me on the ground to lay, and that the lines and lot corners are exactly as shown hereon, to the best of my knowledge and ability.

M.A. Coats, Registered Public Surveyor, In and for the State of Texas.

SURVEYOR'S CERTIFICATE

FILED IN MY OFFICE ON _____ 1968, at _____ o'clock, P.M.

Recorded on _____ of the records of _____ of said County.

Witness my hand and seal of office, at Cold Springs, the day and date above written.

_____ CLERK OF COUNTY COURT, SAN JACINTO COUNTY, TEXAS

FILED IN MY OFFICE ON _____ day of _____ 1968, at _____ o'clock, P.M.

Recorded on _____ of the records of _____ of said County.

Witness my hand and seal of office, this the _____ day of _____ 1968, at _____ o'clock, P.M.

_____ CLERK OF COUNTY COURT, SAN JACINTO COUNTY, TEXAS

FILED IN MY OFFICE ON _____ day of _____ 1968, at _____ o'clock, P.M.

Recorded on _____ of the records of _____ of said County.

Witness my hand and seal of office, this the _____ day of _____ 1968, at _____ o'clock, P.M.

_____ CLERK OF COUNTY COURT, SAN JACINTO COUNTY, TEXAS

FILED IN MY OFFICE ON _____ day of _____ 1968, at _____ o'clock, P.M.

Recorded on _____ of the records of _____ of said County.

Witness my hand and seal of office, this the _____ day of _____ 1968, at _____ o'clock, P.M.

_____ CLERK OF COUNTY COURT, SAN JACINTO COUNTY, TEXAS