

# NOTICE TO PURCHASER OF SPECIAL TAXING OR ASSESSMENT DISTRICT

The real property, described below, which you are about to purchase is located in Harris County Municipal Utility District No. 213-A (the “District”) and may be subject to district taxes or assessments. The District may, subject to voter approval, impose taxes and issue bonds. The current rate of the District property tax is \$1.45 on each \$100 of assessed valuation.

The total amount of bonds payable wholly or partly from property taxes, excluding refunding bonds that are separately approved by the voters, approved by the voters are:

- (i) \$194,323,000 for water, sewer, and drainage facilities;
- (ii) \$141,690,000 for road facilities; and
- (iii) \$17,626,000 for parks and recreation facilities.

The aggregate initial principal amounts of all such bonds issued are:

- (i) \$9,600,000 for water, sewer, and drainage facilities;
- (ii) \$12,400,000 for road facilities; and
- (iii) \$0 for parks and recreational facilities.

The District is located wholly or partly within the extraterritorial jurisdiction of City of Baytown, Texas. Texas law governs the ability of a municipality to annex property in the municipality’s extraterritorial jurisdiction and whether a district that is annexed by the municipality is dissolved.

All of the property within the boundaries of the District is subject to the terms and conditions of a Strategic Partnership Agreement (“Agreement”) between the District and the City of Baytown (“City”), which was effective on January 24, 2019. The Agreement allows full – purpose municipal annexation of the District by the City upon termination of the Agreement and requires limited purpose annexation of the District by the City as soon as practicable after approval of the Agreement. A copy of the Agreement may be obtained by contacting the offices of the District.

The purpose of this District is to provide water, sewer, drainage, flood control, road, fire-fighting and parks and recreational facilities and services. The cost of District facilities is not included in the purchase price of your property.

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ANNUALLY ESTABLISHES TAX RATES. PURCHASER IS ADVISED TO CONTACT THE DISTRICT TO DETERMINE THE STATUS OF ANY CURRENT OR PROPOSED CHANGES TO THE INFORMATION SHOWN ON THIS FORM.

The undersigned purchaser hereby acknowledges receipt of the foregoing at or prior to execution of a binding contract for the purchase of the real property described in such notice or at closing of purchase of the real property.

\_\_\_\_\_  
Date

06/20/25

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Purchaser

 *Teng Tu*

\_\_\_\_\_  
Signature of Seller