

Leon County

Christie Wakefield
Leon County Clerk
Centerville, TX

Document Number: 2022-453753

Recorded As : ELECTRONIC RECORDING

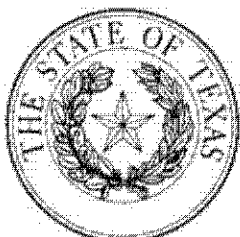
Recorded On: August 29, 2022
Recorded At: 08:13:24 am
Number of Pages: 4
Book-VI/Pg: Bk-OR VI-1905 Pg-206
Recording Fee: \$24.00

Parties:

Direct- PROPERTY OWNERS ASSOC OF HILLTOP
Indirect- TO THE PUBLIC

Receipt Number: 173262
Processed By: Amy Kaiser

THIS PAGE IS PART OF THE INSTRUMENT



**Property Owners Association of Hilltop Lakes, Inc.
RESOLUTION ON WAIVER RULES**

STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF LEON §

WHEREAS, the Property Owners Association of Hilltop Lakes, Inc. (the "Association") is a property owners association as defined in §202.001(2) of the Texas Property Code; and

WHEREAS, the Association is charged with administering and enforcing those certain recorded dedicatory instruments for the community as defined in §202.001(1) of the Texas Property Code; and

WHEREAS, the board of directors of the Association (the "Board") has determined that in connection with the governance of the community it should take the action described below.

NOW, THEREFORE, on the date written below the Board has duly adopted the following *Resolution on Waiver Rules*:

1. The term "Charging Lot" shall mean and refer to those lots which are subject to assessments and are not subject to a waiver due to contiguous lot status.
2. The term "Non-charging Lot" shall mean and refer to those lots which are not subject to assessments due to a waiver based on status as a contiguous lot, or due to a waiver based on status as a lot owned prior to August 1, 2007.
3. All waivers shall be conditional on the property owner remaining in good standing on all Charging Lots. Becoming delinquent on Charging Lot maintenance fees will result in forfeiture of all waivers applicable to the associated Non-charging Lots, retroactive to the date the Charging Lot became delinquent.
4. Such forfeiture will remain in place until all lots are current on maintenance fees, collection costs and attorney's fees. Unimproved Charging Lots that become delinquent lose the partial waiver and all associated Non-charging Lots will lose the full waiver if the associated

Charging Lot becomes delinquent.

5.. Reinstatement of future waivers will occur upon the full payment of all maintenance fees, costs of collection and attorney's fees due.

The *Resolution on Waiver Rules* shall be effective upon recording in the real property records of Leon County, Texas.

CERTIFICATION

This is to certify that the foregoing Resolution on Waiver Rules was duly adopted by a majority of the Board of Directors, at a board meeting duly noticed and held on this 25th day August 2022.

PROPERTY OWNERS' ASSOCIATION OF HILLTOP LAKES, INC.

8 - 26 - 2022
Date

William Johnson
William Johnson, President

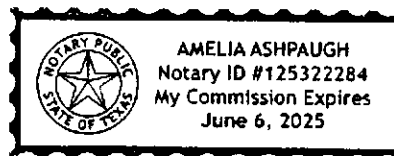
STATE OF TEXAS

§
§
§

COUNTY OF LEON

This instrument was acknowledged before me on 26th day of August, 2022 by William Johnson, President of the Property Owners Association of Hilltop Lakes, Inc., a Texas nonprofit corporation, on behalf of said corporation.

Amelia Ashpaugh
Notary Public, State of Texas



AFTER RECORDING RETURN TO:

Barsalou & Associates, PLLC
4635 Southwest Freeway
Suite 580
Houston, TX 77027
713-652-5044

7140.0151