

RECORDED BY
SOUTH LAND TITLE, LLC
GF # PT 2181035

ANNEXATION AGREEMENT
WESTFIELD RANCH, SECTION SEVEN (7)

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF HARRIS §

WHEREAS, by that certain Declaration of Covenants, Conditions and Restrictions (the "Declaration"), filed in the Office of the County Clerk of Harris County, Texas, under Clerk's File No. RP-2016-551312, WOODMERE DEVELOPMENT CO., LTD., a Texas limited partnership, imposed certain covenants, conditions and restrictions upon that certain real property, which is described and referred to as WESTFIELD RANCH, SECTION ONE (1) a subdivision in Harris County, Texas, according to the map or plat thereof recorded in Film Code No. 677806 of the Map Records of Harris County, Texas; and,

WHEREAS, the Declaration contemplates the addition and annexation of other and further stages or sections of WESTFIELD RANCH development; and,

WHEREAS, WOODMERE DEVELOPMENT CO., LTD. (herein referred to as "Declarant"), has developed WESTFIELD RANCH, SECTION SEVEN (7), according to the map or plat recorded in Film Code No. 697418 of the Map Records of Harris County, Texas (herein called the "Property"); and,

WHEREAS, Declarant and the WESTFIELD RANCH COMMUNITY ASSOCIATION, INC. (the "Association"), a Texas Non-profit corporation, desire to document the annexation of the Property, which is in accord with the general plan of the WESTFIELD RANCH development as developed by Declarant, to the jurisdiction of the Association.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS THAT: WOODMERE DEVELOPMENT CO., LTD. and the Association, each acting herein by and

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through their respective duly authorized officers, hereby annex the Property to the jurisdiction of the Association. In this regard, it is further understood and agreed that the Association will (i) enforce the restrictive covenants applicable to the lots to be developed out of the Property; (ii) pay for the maintenance of the lots to be developed out of the Property; and (iii) allow the owners of lots to be developed out of the Property to use all facilities and amenities of the Association in a nondiscriminatory fashion, on an equal basis and in the manner as all other owners of lots within the jurisdiction of the Association.

EXECUTED AND EFFECTIVE this 20 day of Dec, 2021.

DECLARANT: WOODMERE DEVELOPMENT CO., LTD.,
a Texas limited partnership

By: Woodmere GP, L.L.C.,
a Texas limited liability company,
its General Partner

By: [Signature]
Name: JASON B ERVIN
Title: CEO

ASSOCIATION: WESTFIELD RANCH
COMMUNITY ASSOCIATION, INC.,
a Texas non-profit corporation

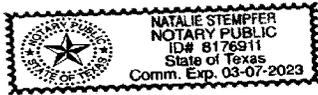
By: [Signature]
Name: Andrew Lue
Title: Director

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Jason Ervin, CEO WOODMERE GP, LLC, General Partner of WOODMERE DEVELOPMENT CO., LTD., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration and in the capacity therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 20 day of Dec, 2021.

[SEAL]



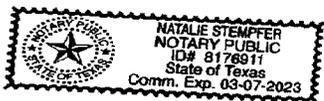
Natalie Stempfer
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
My Commission Expires:
3/7/23
Natalie Stempfer
Printed Name of Notary

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Andrew Rue, Director of WESTFIELD RANCH COMMUNITY ASSOCIATION, INC., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and consideration and in the capacity therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 20 day of Dec, 2021.

[SEAL]



Natalie Stempfer
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
My Commission Expires:
3/7/23
Natalie Stempfer
Printed Name of Notary

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Pages 4
01/06/2022 04:15 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

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