Instrument # 18006554 Number: 1 of 4 Filed and Recorded: 2/26/2018 8:58 AM
Liz Q. Gonzalez, Hays County Clerk, Texas Rec $38.00 Deputy Clerk: PFLORES

AFTER RECORDING RETURN TO:

Carey Gunn Venditti, Esq.
DLA Piper LLP (US)
401 Congress Ave., Ste 2500
Austin, Texas 78701
carey.venditti@dlapiper.com

DLA PIPER

La Cima
SAN MARCOS, TEXAS

PHASE 1, SECTION 1
NOTICE OF ANNEXATION
[*SINGLE-FAMILY RESIDENTIAL*]

DECLARANT: LA CIMA SAN MARCOS, LLC, a Texas limited liability company

Cross reference to La Cima Master Covenant, recorded as Document No. 17044512 in the Official Public Records of Hays County, Texas.

LA CIMA

PHASE 1, SECTION 1
NOTICE OF ANNEXATION
[*SINGLE-FAMILY RESIDENTIAL*]

This Notice of Annexation [*Single-Family Residential*] is made and executed by **LA CIMA SAN MARCOS, LLC**, a Texas limited liability company ("**Declarant**"), and is as follows:

1. **Applicability of Master Covenant**. This Notice of Annexation is Recorded with respect to Lot 1 through Lot 4 and Lot 6 through Lot 20, Block A; Lot 1 through Lot 12, Block B; Lot 1 through Lot 12 and Lot 14 through Lot 33, Block C; Lot 1 through Lot 19, Block D; Lot 1 though Lot 9 and Lot 11 through Lot 49, Block E of La Cima Phase 1, Section 1, a subdivision located in Hays County, Texas according to the map or plat recorded in Document No. 17044947 in the Official Public Records of Hays County, Texas (collectively, all Lots referred to herein as the "**Development Area**"). Pursuant to that certain La Cima Master Covenant, recorded as Document No. 17044512 in the Official Public Records of Hays County, Texas (the "**Master Covenant**"), Declarant served notice that portions of the property described on Exhibit "A" to the Master Covenant, upon the Recording of appropriate Notices of Annexation from time to time, may be made a part of the Development and thereby fully subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Master Covenant.

2. **Applicability of Development Area Declaration.** Pursuant to the Master Covenant and that certain La Cima Development Area Declaration [*Single-Family Residential*], recorded as Document No. 18006341 in the Official Public Records of Hays County (the "**Development Area Declaration**"), Declarant served notice that portions of the property described on Exhibit "A" to the Master Covenant, upon the Recording of appropriate Notices of Annexation from time to time, may be subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of a Development Area Declaration. Pursuant to this Notice of Annexation, the Development Area is subject to the terms and provisions of the Development Area Declaration.

3. **Development Area.** The Development Area described and identified in *Paragraph 1* hereinabove will constitute one of the Development Areas which is permitted, contemplated and defined under the Master Covenant.

4. **Property Incorporated Into Development**. The provisions of the Master Covenant and the Development Area Declaration shall apply to the Development Area. The Development Area is hereby included within and made a part of the Development, and is hereby subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Master Covenant and the Development Area Declaration.

5. **Miscellaneous**. This notice constitutes a Notice of Annexation under *Section 9.05* of the Master Covenant. Any capitalized terms used and not otherwise defined in this Notice of Annexation shall have the meanings set forth in the Master Covenant.

[*SIGNATURE PAGES FOLLOW*]

EXECUTED to be effective on the date this instrument is Recorded.

DECLARANT:

LA CIMA SAN MARCOS, LLC,
a Texas limited liability company

By: B W Lee
Name: Bryan W. Lee
Title: Manager

THE STATE OF TEXAS §
§
COUNTY OF Travis §

This instrument was acknowledged before me on this 21st day of February, 2018, by Bryan W. Lee, Manager of La Cima San Marcos, LLC, a Texas limited liability company, on behalf of such company.

(seal) CAROLE A. KOELFGEN
Notary Public, State of Texas
Comm. Expires 06-01-2020
Notary ID 12653050-1

Carole A. Koelfgen
Notary Public, State of Texas

ACKNOWLEDGED, AGREED TO, RATIFIED AND CONFIRMED:

LCSM PH. 1-1, LLC,
a Texas limited liability company

By: _____
Name: Bryan W. Lee
Title: Manager

THE STATE OF TEXAS §
§
COUNTY OF Travis §

This instrument was acknowledged before me on 21st day of February, 2018, by Bryan W. Lee, Manager of LCSM Ph. 1-1, LLC, a Texas limited liability company, on behalf of said limited liability company.

[SEAL]

_____
Notary Public Signature

CAROLE A. KOELFGEN
Notary Public, State of Texas
Comm. Expires 06-01-2020
Notary ID 12653050-1

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