

AMENDED AND RESTATED  
DISTRICT INFORMATION FORM

REID ROAD MUNICIPAL UTILITY DISTRICT NO. 2

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

We, the undersigned officers and Directors of Reid Road Municipal Utility District No. 2, constituting a majority of the members of the Board of Directors of said District, and acting pursuant to the authority and requirements of Section 49.455, Texas Water Code, as amended, do hereby amend and restate, in its entirety, the District's District Information Form, previously recorded under County Clerk's File No. 2024-424007 in the official Public Records of Real Property of Harris County, Texas, and all amendments and supplements thereto and do hereby affirm, acknowledge and certify that:

I.

The name of the District is REID ROAD MUNICIPAL UTILITY DISTRICT NO. 2, of Harris County, Texas.

II.

The complete and accurate legal description of the boundaries of the District is shown on Exhibit "B" attached hereto and incorporated herein for all purposes.

III.

The most recent rate of District taxes on property located within the District is \$0.29455 per \$100 of assessed valuation.

IV.

The total amount of bonds which have been approved by the voters within the District and which may be issued by the District (excluding refunding bonds and any portion of bonds payable solely from revenues received or expected to be received pursuant to a contract with a governmental entity) is \$41,485,000.

V.

The aggregate initial principal amount of all bonds of the District payable in whole or in part from taxes (excluding refunding bonds and any portion of bonds payable solely from revenues

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received or expected to be received pursuant to a contract with a governmental entity) that have been previously issued by the District is \$20,000,000.

VI.

There are no standby fees imposed by the District at this time.

VII.

The election to confirm the creation of the District was held on August 12, 1978.

VIII.

The functions to be performed by the District are the providing of water, sanitary sewer, drainage, parks and recreational facilities and service to the area of the District.

IX.

The form of notice to purchasers required to be furnished by a seller to a purchaser of real property located within the District, with all information required to be furnished by the District completed, is attached hereto as Exhibit "A."

X.

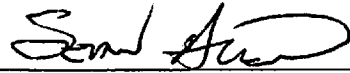
A complete and accurate map showing the boundaries of the District is shown on Exhibit "C" attached hereto, which map is incorporated herein and made a part hereof for all purposes.

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PASSED AND ADOPTED BY THE DISTRICT TO BE EFFECTIVE this 15<sup>th</sup> day of October, 2025.

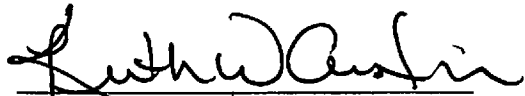
REID ROAD MUNICIPAL UTILITY  
DISTRICT NO. 2



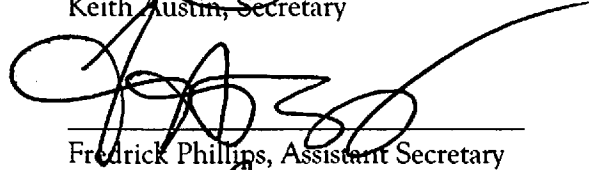
Sean Allen, President




Vicki Owen, Vice President



Keith Austin, Secretary



Fredrick Phillips, Assistant Secretary

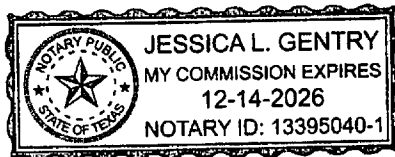


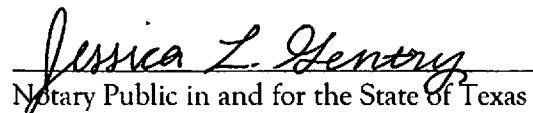
Susan Norris, Director

STATE OF TEXAS §  
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 15<sup>th</sup> day of October 2025, by Sean Allen, Vicki Owen, Keith Austin, Fredrick Phillips, and Susan Norris of Reid Road Municipal Utility District No. 2, on behalf of said District.

(NOTARY SEAL)



  
Notary Public in and for the State of Texas

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**EXHIBIT "A"**

**NOTICE TO PURCHASER**

The real property, described below, that you are about to purchase is located in Reid Road Municipal Utility District No. 2 (the "District"). The District has taxing authority separate from any other taxing authority and may, subject to voter approval, issue an unlimited amount of bonds and levy an unlimited rate of tax in payment of such bonds. As of this date, the rate of taxes levied by the District on real property located in the District for the tax year 2024 is \$0.29455 on each \$100 of assessed valuation. The total amount of bonds, excluding refunding bonds and any bonds or any portion of bonds issued that are payable solely from revenues received or expected to be received under a contract with a governmental entity, approved by the voters and which have been or may, at this date, be issued is \$41,485,000, and the aggregate initial principal amounts of all bonds issued for one or more of the specified facilities of the District and payable in whole or in part from property taxes is \$20,000,000.

The District has entered into a strategic partnership agreement with the City of Houston. This agreement may address the timeframe, process, and procedures for the municipal annexation of the area of the District located in the municipality's extraterritorial jurisdiction.

The purpose of the District is to provide water, sewer, drainage, flood control or parks and recreational facilities and services within the District through the issuance of bonds payable in whole or in part from property taxes. The cost of these utility facilities is not included in the purchase price of your property, and these utility facilities are owned or to be owned by the District. The legal description of the property which you are acquiring is described in Exhibit "A" attached hereto and made a part hereof.

\_\_\_\_\_, Seller

\_\_\_\_\_  
Date

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

THE STATE OF TEXAS                   §  
COUNTY OF \_\_\_\_\_               §

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_,  
by \_\_\_\_\_.

(SEAL)

\_\_\_\_\_  
Notary Public for the State of Texas

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PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ROUTINELY ESTABLISHES TAX RATES DURING THE MONTHS OF SEPTEMBER THROUGH DECEMBER OF EACH YEAR, EFFECTIVE FOR THE YEAR IN WHICH THE TAX RATES ARE APPROVED BY THE DISTRICT. 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 notice 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.

\_\_\_\_\_, Purchaser

\_\_\_\_\_  
Date

By: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

THE STATE OF TEXAS  
COUNTY OF \_\_\_\_\_

§  
§

This instrument was acknowledged before me on this \_\_\_\_\_ day of \_\_\_\_\_,  
by \_\_\_\_\_.

(SEAL)

\_\_\_\_\_  
Notary Public for the State of Texas

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EXHIBIT "B"

METES AND BOUNDS DESCRIPTION

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**BOUNDARY FIELD NOTE DESCRIPTION**  
**FOR**  
**REID ROAD MUD NO. 2\***

A certain tract or parcel of land containing 493.5698 acres of land, more or less, out of the George W. Eaton Survey, Abstract No. 251, to include 313.8789 acres of land, more or less, being part of and out of that called 320 acre tract of land described in Volume 1790, Page 641 of the Deed Records of Harris County, Texas, as the West one-half of the East one-half of the George W. Eaton Survey, Abstract No. 251, and to include 179.6909 acres of land, more or less, in North Houston Gardens Subdivision No. 1, recorded in Volume 275, Page 265 of the Deed Records of Harris County, Texas and being more particularly described by metes and bounds as follows:

**BEGINNING** at a found capped 5/8-inch iron rod set in concrete on the South right-of-way line of Windfern (Reid) Road, 80 feet wide, and the Northwest corner of the West one-half of the East one-half of the George W. Eaton Survey, Abstract No. 251, same being the Northwest corner of that called 320 acre tract of land described in Volume 1790, Page 641 of the Deed Records of Harris County, Texas;

**THENCE** South 89 degrees 55 minutes 35 seconds East along said South right-of-way line of Windfern (Reid) Road, 1986.63 feet to a 5/8-inch iron rod found for an interior corner of the tract herein described and the Northwest corner of a 7.74 acre tract of land;

**THENCE** South 00 degrees 13 minutes 53 seconds West along the West line of the aforementioned 7.74 acre tract, 687.12 feet to a 5/8-inch iron rod found for corner;

**THENCE** South 89 degrees 55 minutes 35 seconds East along the South line of the aforementioned 7.74 acre tract and the North line of the tract herein described, a distance of 465.18 feet to a 1/2-inch iron rod found for corner, same being in the West line of the North Houston Gardens Subdivision No. 1 recorded in Volume 275, Page 265, of the Deed Records of Harris County, Texas;

**THENCE** North 00 degrees 13 minutes 53 seconds East along the East line of aforementioned 7.74 acre tract, 687.12 feet to the South line of Windfern (Reid) Road, said point being an interior corner;

**THENCE** South 89 degrees 55 minutes 52 seconds East along the South line of said Windfern Road, 1,192.44 feet, to a point for corner in the centerline of a 40-foot wide dedicated road as shown on aforementioned North Houston Gardens No. 1, currently known as Peltier Road, same being a point on the East line of aforementioned Lot 2, and most Northerly East corner of the tract herein described;

**THENCE** South 00 degrees 00 minutes 07 seconds East leaving the South right-of-way lines of Windfern (Reid) Road and along the centerline of said Peltier Road and the East line of said 7.93 acres, pass at 291.87 feet the Southeast corner of said 7.93 acres and the Northeast corner of aforementioned 30.0239 acres and continuing along the East line of said 30.0239 acres in all

*\*Includes two simultaneous annexations of 20.028 acres and 37.954 acres minus 0.51 acre excepted from the 20.028 acre tract.*

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1,385.53 feet to a point for corner, same being the Southeast corner of said 30.0239 acres, the Southeast corner of aforementioned Lot 7 the Northwest corner of Windfern Park, a subdivision for record at Film Code No. 531022, Harris County Map Records, and the Northeast corner of that certain 9.8319 acre tract (known as all of Lot 10 of aforementioned North Houston Gardens No. 1), conveyed to Peltier Windfern, LLC, by instrument of record in File Number V536209, H.C.O.P.R.R.P. to a point for corner;

THENCE North 89 degrees 42 minutes 26 seconds West, departing the centerline of said Peltier Road, along the common line of said 30.0239 acres and said 9.8319 acres for 1198.08 feet to the Southwest corner of said Lot 7, the Northwest corner of said 9.8319 acres (said Lot 10), and a point on the East line of Harvest Bend, The Village, Section 3, a subdivision of record Volume 338, Page 71, Harris County Map Records;

THENCE South 00 degrees 13 minutes 53 seconds West along the West line of North Houston Garden Subdivision No. 1 and the East line of the tract herein described, a distance of 364.22 feet to a 5/8-inch iron rod found for corner;

THENCE South 89 degrees 41 minutes 58 seconds East, a distance of 1,179.87 feet to a point for corner said point being on the westerly right-of-way line of Peltier Road (40-foot right-of-way) as recorded in Volume 275, Page 265, Harris County Map Records;

THENCE South 00 degrees 00 minutes 12 seconds West, a distance of 529.62 feet along the said Westerly right-of-way line of Peltier Road to a point on a curve to the left and being on the northwesterly right-of-way line of the Sam Houston Tollway (width varies);

THENCE southwesterly along said northwesterly right-of-way line, with said curve to the left, having a radius of 2,891.79 feet, a central angle of 07 degrees 27 minutes 56 seconds, and a chord which bears South 58 degrees 17 minutes 48 seconds West, for a chord distance of 376.53 feet, a distance along the arc of 376.79 feet to a point on a curve to the left and being on the said northwesterly right-of-way line of Sam Houston Tollway;

THENCE continuing southwesterly along said northwesterly right-of-way line, with said curve to the left, having a radius of 2,891.79 feet, a central angle of 01 degrees 52 minutes 54 seconds, and a chord which bears South 53 degrees 37 minutes 23 seconds West, for a chord distance of 94.97 feet, a distance along the arc of 94.97 feet to a TxDot disk in concrete found marking a point of tangency being on the said northwesterly right-of-way line of Sam Houston Tollway;

THENCE continuing along said northwesterly right-of-way line South 52 degrees 40 minutes 55 seconds West, a distance of 174.58 feet to a TxDot disk in concrete marking a point of curvature of a tangent curve to the left and being on the said northwesterly right-of-way of Sam Houston Tollway;

THENCE continuing southwesterly along said northwesterly right-of-way line, with said curve to the left, having a radius of 2,573.48 feet, a central angle of 06 degrees 11 minutes 27 seconds and a chord which bears South 49 degrees 35 minutes 12 seconds West, for a chord distance of 277.93

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feet, a distance along the arc of 278.07 feet to a 5/8-inch iron rod found for corner being on the said northwesterly right-of-way line of Sam Houston Tollway;

THENCE North 89 degrees 41 minutes 58 seconds West, a distance of 128.68 feet to a point for corner;

THENCE North 71 degrees 27 minutes 46 seconds West, a distance of 324.65 feet to a 5/8-inch rod found for corner, also being in the West line of the said North Houston Gardens Subdivision No. 1;

THENCE South 00 degrees 13 minutes 53 seconds West along the West line of North Houston Gardens Subdivision No. 1, a distance of 135.38 feet to a 5/8-inch iron rod found for corner of the tract herein described;

THENCE South 89 degrees 59 minutes 49 seconds East, a distance of 1036.38 feet to a point for corner on the common line of Unrestricted Reserve "A" and Restricted Reserve "B", Block 1 of Legacy Park Section Three Replat and Extension according to the map or plat recorded under Film Code No. 423119, Harris County Map Records;

THENCE North 48 degrees 43 minutes 36 seconds West, along said common line, a distance of 80.65 feet to a 5/8-inch iron rod, with "Baseline Corp." cap, found being a point on a curve to the right and being on the southeasterly right-of-way line of the Sam Houston Tollway (width varies);

THENCE along said southeasterly right-of-way line, with said curve to the right, having a radius of 1,882.86 feet, a central angle of 07 degrees 47 minutes 50 seconds, and a chord which bears North 51 degrees 31 minutes 43 seconds East for a chord distance of 256.04 feet, a distance along the arc of 256.23 feet to a 3/4-inch iron rod found;

THENCE North 00 degrees 13 minutes 36 seconds East, a distance of 152.08 feet to a point for corner;

THENCE South 89 degrees 59 minutes 49 seconds East, a distance of 1161.77 feet to a 5/8-inch iron rod found in the West right-of-way line at Windfern (Reid) Road 80 feet wide;

THENCE South 00 degrees 00 minutes 02 seconds East along the West line of Windfern (Reid) Road, a distance of 2187.48 feet to a found 1/2-inch iron rod for corner;

THENCE North 89 degrees 59 minutes 49 seconds West, a distance of 1134.17 feet to a found 5/8-inch iron rod for corner;

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THENCE South 00 degrees 01 minutes 56 seconds East, at a distance of 359.55 feet to a point for an interior corner of the herein described tract.

THENCE North 89 degrees 42 minutes 52 seconds West, a distance of 1213.48 feet to a 5/8-inch iron rod with plastic cap stamped "Terra Surveying" found for an interior corner of the herein described tract;

THENCE South 00 degrees 13 minutes 53 seconds West along the West line of North Houston Gardens Subdivision No. 1 and the East line of the tract herein described, a distance of 703.78 feet to a 5/8-inch iron rod found for corner, said rod being in the South line of the George W. Eaton Survey and the North line of the J.D. Egbert Survey, Abstract No. 246, and said corner being the most Southerly East corner for the herein described tract;

THENCE South 89 degrees 49 minutes 30 seconds West along the South line of the George W. Eaton Survey and the North line of the J.D. Egbert Survey, a distance of 2425.17 feet to a 5/8-inch iron rod found for the Southwest corner of the tract herein described and Southwest corner of the West one-half of the East one-half of the George W. Eaton Survey;

THENCE North 00 degrees 02 minutes 06 seconds West, along the West line of the West one-half of the East one-half of the George W. Eaton Survey, a distance of 5743.36 feet to the PLACE OF BEGINNING.

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**LEGAL DESCRIPTION**

**10.0004 Acres**

**BEING** all of Unrestricted Reserve "A", Block 1 of the Windfern Distribution Center Subdivision as recorded under Film Code 690076 of the Harris County Map Records, Harris County, Texas.



*Handwritten signature of Nere Watkinson*

4-16-20

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REID ROAD MUNICIPAL UTILITY DISTRICT NO. 2  
ANNEXATION OF TRACT 8

10.246 ACRES  
446,316 SQUARE FEET  
ELIJAH HARBOUR SURVEY  
ABSTRACT NO. 366  
HARRIS COUNTY, TEXAS

FIELD NOTE DESCRIPTION of a 10.246 acre (446,316 square foot) tract of land located in the Elijah Harbour Survey, Abstract Number 366, Harris County, Texas and said 10.246 acre tract of land being all Restricted Reserve "A", P and N Machine Company, a subdivision recorded under Film Code Number (F.C. No.) 634215 of the Harris County Map Records (H.C.M.R.) and all of Unrestricted Reserve "B", Cypress Fairbanks ISD Perry Road Sec 5 Replat No 1, a subdivision record under F.C. No. 693658, H.C.M.R., said 10.246 acre tract being more particularly described by metes and bounds as follows: (The bearings and coordinates described herein are oriented to the Texas Coordinate System, South Central Zone, No. 4203, NAD 1983).

BEGINNING in the north Right-of-Way line of Windfern Road (based on a width of 80 feet) recorded under Volume (Vol.) 3032, Page (Pg.) 179 and Vol. 3052, Pg. 595 of the Harris County Deed Records, at the southwest corner of said Restricted Reserve "A" and the southwest corner of the herein described tract;

THENCE, North 01 degrees 06 minutes 45 seconds West, departing the north R.O.W. line of said Windfern Road and along the west line of said Restricted Reserve "A", a distance of 508.21 feet, to an interior corner of said Restricted Reserve "A" and the herein described tract;

THENCE, South 88 degrees 02 minutes 45 seconds West, along a south line of said Restricted Reserve "A", a distance of 171.40 feet, to an exterior corner of said Restricted Reserve "A" and the herein described tract;

THENCE, North 01 degrees 06 minutes 45 seconds West, along the west line of said Restricted Reserve "A", a distance of 254.17 feet, to the northwest corner of said Restricted Reserve "A" and the herein described tract;

THENCE, North 88 degrees 02 minutes 45 seconds East, along the north line of said Restricted Reserve "A", a distance of 285.69 feet, to the northwest corner of aforesaid Unrestricted Reserve "B" and the northeast corner of said Restricted Reserve "A";

THENCE, North 88 degrees 01 minutes 30 seconds East, departing the east line of said Restricted Reserve "A" and along the north line of said Unrestricted Reserve "B", a distance of 413.98 feet, to the northeast corner of said Unrestricted Reserve "B" and the herein described tract;

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THENCE, South 01 degrees 08 minutes 00 seconds East, along the east line of said Unrestricted Reserve "B", a distance of 762.62 feet, to the north R.O.W. line of aforesaid Windfern Road being the southeast corner of said Unrestricted Reserve "B" and the herein described tract;

THENCE, South 88 degrees 03 minutes 17 seconds West, along the north R.O.W. line of said Windfern Road and the south line of said Unrestricted Reserve "B", a distance of 413.98 feet, to the southeast corner of aforesaid Restricted Reserve "A" and the southwest corner of said Unrestricted Reserve "B";

THENCE, South 88 degrees 02 minutes 45 seconds West, departing the west line of said Unrestricted Reserve "B" and along the north R.O.W. line of said Windfern Road and the south line of said Restricted Reserve "A", a distance of 114.29 feet, to the POINT OF BEGINNING and containing an area of 10.246 acres (446,316 square feet) of land.

West Belt Surveying, Inc.  
Certified Firm No. 10073800  
21020 Park Row  
Katy, Texas 77449  
(281) 599-8288



*Joel D. Walker*  
Joel D. Walker      Date: 01/18/23  
Texas Registration No. 5189

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REID ROAD MUNICIPAL UTILITY DISTRICT NO. 2  
ANNEXATION OF TRACT 4

13.14 ACRES  
572,378 SQUARE FEET  
LANE M. PRIOR SURVEY  
ABSTRACT NO. 634  
HARRIS COUNTY, TEXAS

FIELD NOTE DESCRIPTION of a 13.14 acre (572,378 square foot) tract of land located in the Lane M. Prior Survey, Abstract Number 635, Harris County, Texas and said 13.14 acre tract of land being all Unrestricted Reserve "A", Windfern Road Reserve, a subdivision recorded under Film Code Number (F.C. No.) 701615 of the Harris County Map Records, said 13.14 acre tract being more particularly described by metes and bounds as follows: (The bearings and coordinates described herein are oriented to the Texas Coordinate System, South Central Zone, No. 4203, NAD 1983).

BEGINNING in the east Right-of-Way line of Windfern Road (based on a width of 80 feet) recorded under Volume (Vol.) 275, Page (Pg.) 265, Vol. 2999, Pg. 486 and Vol. 3077, Pg. 693 of the Harris County Deed Records, at the northwest corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, North 88 degrees 01 minutes 31 seconds East, departing the east R.O.W. line of said Windfern Road and along the north line of said Unrestricted Reserve "A", a distance of 770.24 feet, to the northeast corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, South 02 degrees 01 minutes 57 seconds East, along the east line of said Unrestricted Reserve "A", a distance of 1,044.45 feet, to the north R.O.W. line of Derrington Road (based on a width of 70 feet) recorded under Vol. 275, Pg. 265, H.C.D.R. and the southeast corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, South 87 degrees 58 minutes 57 seconds West, along the north R.O.W. line of said Derrington Road and the south line of said Unrestricted Reserve "A", a distance of 405.38 feet, to the southwest corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, North 02 degrees 01 minutes 29 seconds West, departing the north R.O.W. line of said Derrington Road and along a west line of said Unrestricted Reserve "A", a distance of 517.56 feet, to an interior corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, South 88 degrees 10 minutes 23 seconds West, along a south line of said Unrestricted Reserve "A", a distance of 203.06 feet, to an exterior corner of said Unrestricted Reserve "A" and the herein described tract;

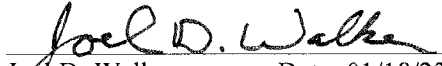
THENCE, North 01 degrees 57 minutes 57 seconds West, along a west line of said Unrestricted Reserve "A", a distance of 266.76 feet, to an interior corner of said Unrestricted Reserve "A" and the herein described tract;

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THENCE, South 88 degrees 02 minutes 29 seconds West, along a south line of said Unrestricted Reserve "A", a distance of 162.60 feet, to the east R.O.W. line of aforesaid Windfern Road and an exterior corner of said Unrestricted Reserve "A" and the herein described tract;

THENCE, North 01 degrees 56 minutes 32 seconds West, along the east R.O.W. line of said Windfern Road and the west line of said Unrestricted Reserve "A", a distance of 259.86 feet, POINT OF BEGINNING and containing an area of 13.14 acres (572,378 square feet) of land.

West Belt Surveying, Inc.  
Certified Firm No. 10073800  
21020 Park Row  
Katy, Texas 77449  
(281) 599-8288

  
Joel D. Walker Date: 01/18/23  
Texas Registration No. 5189  
Revised: 02/22/23

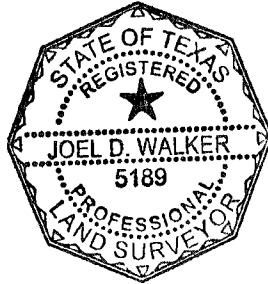
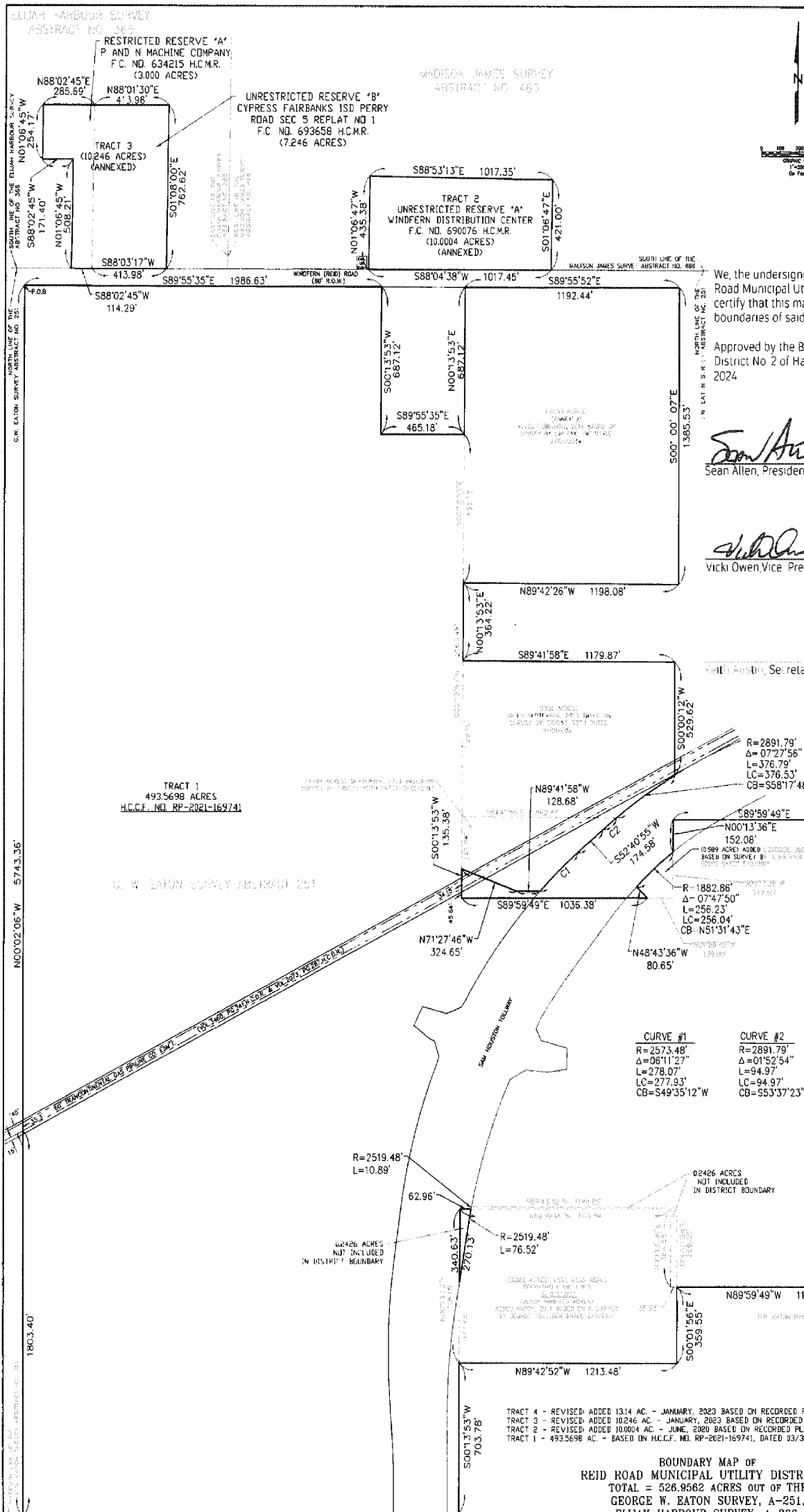


EXHIBIT "C"

DISTRICT BOUNDARY MAP

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We, the undersigned  
 Road Municipal Utility District  
 certify that this map shows  
 the true boundaries of said

Approved by the Board of Directors  
 District No. 2 of Harbortown  
 2024

*Sean Allen*  
 Sean Allen, President

*Vicki Owen*  
 Vicki Owen, Vice President

With Austin, Secretary

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# Pages 18  
11/11/2025 03:16 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$89.00

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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