Authentisign ID: F0493362-3681-F111-B337-000D3A1E5FED

4 AMEND D

RP-2025-425073
10/27/2025 RP2 $37.00

AMENDMENT TO NOTICE TO SELLERS AND PURCHASERS OF REAL ESTATE SITUATED IN CLEAR LAKE CITY WATER AUTHORITY

THE STATE OF TEXAS §

COUNTY OF HARRIS §

CLEAR LAKE CITY WATER AUTHORITY §

Pursuant to V.T.C.A., Texas Water Code, Section 49.452, the Board of Directors of Clear Lake City Water Authority (the "Authority") now gives the following notice to all sellers and purchasers of real estate situated within the boundaries of said Authority and requests that you refer to its Notice to Sellers and Purchasers of Real Estate Situated in Clear Lake City Water Authority, dated December 24, 2014 and recorded in Clerk's File Number 20150011616 of the Real Property Records of Harris County, Texas and Amendment to Notice to Sellers and Purchasers of Real Estate Situated in Clear Lake City Water Authority, dated October 8, 2020 and recorded in Clerk's File Number RP-2020-577024.

The only modifications and updates to the Notice are in regard to Items 3 and 9, which now should read as follows:

3. The most recent rate of Authority taxes on property located in the Authority is $0.20 per $100 valuation debt service tax and $0.05 per $100 valuation maintenance tax, for a total tax of $0.25 per $100 valuation, equalized at 100% of the fair market value.

9. The particular form of Notice to Purchasers required by Section 49.453 to be furnished by a seller to a purchaser of real property in the Authority completed by the Authority with all information required to be furnished by the Authority is attached hereto as Exhibit "B."

RECEIVED
OCT 30 2025

PLEASE RETURN TO:
CLEAR LAKE CITY WATER AUTHORITY
900 BAY AREA BLVD
HOUSTON, TX 77058

Authentisign ID: F0493362-3681-F111-B337-000D3A1E5FED

We, the undersigned, being duly chosen members of the Board of Directors of Clear Lake City Water Authority, each for himself, affirm and declare that the above is true and correct to the best of our knowledge and belief.

October 9, 2025
Date

[redacted]
W. Thomas Morrow, President

October 9, 2025
Date

[redacted]
Robert T. Savely, Vice President

October 9, 2025
Date

[redacted]
John Graf, Secretary

October 9, 2025
Date

[redacted]
Anthea Guest, Director

October 9, 2025
Date

[redacted]
Brady Pyle, Director

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

This instrument was affirmed and acknowledged before me on October 9, 2025, by W. Thomas Morrow, Robert T. Savely, John Graf, Anthea Guest, and Brady Pyle, members of the Board of Directors of Clear Lake City Water Authority, in the capacity herein stated.

10R
1ee

NOTARY PUBLIC, STATE OF TEXAS

STAMP NAME AND DATE OF
EXPIRATION OF COMMISSION
BELOW:

NOTARY PUBLIC STATE OF TEXAS
HEATHER FRANK
My Notary ID # 134075999
Expires November 22, 2026

PLEASE RETURN TO:
CLEAR LAKE CITY WATER AUTHORITY
900 BAY AREA BLVD
HOUSTON, TX 77058

Authentisign ID: F0493362-3681-F111-B337-000D3A1E5FED

EXHIBIT "B"

The form of the Notice to Purchasers is as follows:

NOTICE TO PURCHASERS OF SPECIAL TAXING OR ASSESSMENT DISTRICT

The real property that you are about to purchase is located in Clear Lake City Water Authority (the "Authority") and may be subject to Authority taxes or assessments. The Authority may, subject to voter approval, impose taxes and issue bonds. The Authority may impose an unlimited rate of tax in payment of such bonds. The current rate of the Authority property tax is $0.25 on each $100 of assessed valuation. The total amounts of bonds payable wholly or partly from property taxes, excluding refunding bonds that are separately approved by the voters and excluding any bonds or any portions 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 are:

(i) $284,074,128 for water, sewer, and drainage facilities

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

(i) $208,500,000 for water, sewer, and drainage facilities.

The Authority sought and obtained approval of the Texas Commission on Environmental Quality to adopt and impose a standby fee. The amount of the standby fee is $0.00. An unpaid standby fee is a personal obligation of the person that owned the property at the time of imposition and is secured by a lien on the property. Any person may request a certificate from the Authority stating the amount, if any, of unpaid standby fees on a tract of property in the Authority.

The Authority is located wholly or partly within the corporate boundaries of the Cities of Houston, Pasadena, La Porte, Taylor Lake Village and Webster. The municipalities and the Authority overlap, but may not provide duplicate services or improvements. Property located in the municipalities and the Authority is subject to taxation by the municipalities and the Authority.

The purpose of the Authority is to provide water, sewer, drainage or flood control facilities and services. The cost of Authority facilities is not included in the purchase price of your property.

07/16/26
Date

Copco Enterprise LLC
Signature of Seller

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE AUTHORITY AT ANY TIME. THE AUTHORITY ANNUALLY ESTABLISHES TAX RATES. PURCHASER IS ADVISED TO CONTACT THE AUTHORITY 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 before the execution of a binding contract for the purchase of the real property or at closing of purchase of the real property.

PLEASE RETURN TO:
CLEAR LAKE CITY WATER AUTHORITY
900 BAY AREA BLVD
HOUSTON, TX 77058

Authentisign ID: F0493362-3681-F111-B337-000D3A1E5FED

Date

Signature of Purchaser

Issued by: Clear Lake City Water Authority
Date Issued: October 9, 2025

[THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

RECORDER'S MEMORANDUM:
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blockouts, additions and changes were present at the time the instrument was filed and recorded.

PLEASE RETURN TO:
CLEAR LAKE CITY WATER AUTHORITY
900 BAY AREA BLVD
HOUSTON, TX 77058

Authentisign ID: F0493362-3681-F111-B337-000D3A1E5FED

FILED FOR RECORD

8:00:00 AM

Monday, October 27, 2025

Teneshia Hudspeth

COUNTY CLERK, HARRIS COUNTY, TEXAS

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

Monday, October 27, 2025

COUNTY COURT OF HARRIS COUNTY, TEXAS

Teneshia Hudspeth

COUNTY CLERK
HARRIS COUNTY, TEXAS