

NOTICE  
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**GARDEN OAKS MAINTENANCE ORGANIZATION, INC.  
GUIDELINES REGARDING APPRAISED VALUES**

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

WHEREAS, the Garden Oaks Maintenance Organization, Inc. (the "Association") is charged with administering and enforcing those certain recorded covenants, conditions and restrictions for the various sections of the community (referred to collectively as the "Declarations"); and

WHEREAS, the Declarations provide that properties within Garden Oaks, Sections 1, 2, 3 and 5 are subject to assessments payable to the Association upon sale; and

WHEREAS, the assessment is based on the appraised value of the property, according to the records of the Harris County Appraisal District ("HCAD"); and

WHEREAS, HCAD uses two separate values for each property, whereby one value is based on the actual estimated and appraised market value (the "Market Value") and the other value is an artificially reduced amount calculated to comply with laws limiting the annual increase in the appraised value of the property (the "Capped Value"); and

WHEREAS, the Board of the Association (the "Board") desires to establish guidelines for the interpretation of the Declarations relating to assessments based on appraised values of the assessed property.

NOW, THEREFORE, the Board has duly adopted the following *Guidelines Regarding Appraised Values*:

1. The Association uses the Market Value to calculate the assessment due under the Declarations, not the Capped Value.
2. In the event an assessment based on the full Market Value is not paid to the Association at the time a property is sold, the Association may exercise its legal options to collect the remaining amount due.
3. These Guidelines are effective upon recording in the real property records of Harris County, Texas.

APPROVED AND ADOPTED by the Board on this 20 day of January 2016.

RP-2016-27374

GARDEN OAKS MAINTENANCE ORGANIZATION, INC.

1EE  
1OR

[Signature]  
Signature of Officer

Mark Sarame  
Officer's Name

President  
Officer's Position

STATE OF TEXAS

§

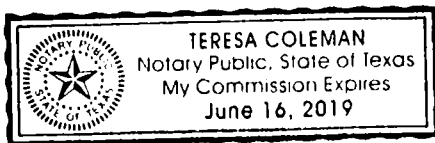
COUNTY OF HARRIS

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Before me, the undersigned authority, on this day personally appeared Mark Sarame, President of Garden Oaks Maintenance Organization, Inc., a Texas nonprofit corporation, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 20<sup>th</sup> day of January, 2016.



[Signature]  
Notary Public, State of Texas

2221.000

Return to: BARSALOU & ASSOCIATES, P.L.L.C.  
4635 Southwest Freeway, Suite 580  
Houston, TX 77027  
713-652-5044

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# Pages 3  
01/22/2016 08:48 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
STAN STANART  
COUNTY CLERK  
Fees \$20.00

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.



*Stan Stanart*

COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP-2016-27374