



**AFTER RECORDING RETURN TO:**  
**ROBERT D. BURTON, ESQ.**  
**WINSTEAD PC**  
**401 CONGRESS AVE., SUITE 2100**  
**AUSTIN, TEXAS 78701**  
**EMAIL: RBURTON@WINSTEAD.COM**

**BAYOU 5<sup>TH</sup>**  
**ADOPTION OF WORKING CAPITAL ASSESSMENT**

**Declarant:** URBAN INTOWNHOMES, LTD., a Texas limited partnership

Cross reference to Declaration of Covenants, Conditions and Restrictions for Bayou 5<sup>th</sup>, recorded under Document No. RP-2020-633807 in the Official Public Records of Harris County, Texas.

RP-2020-635671

**BAYOU 5<sup>TH</sup>**  
**ADOPTION OF WORKING CAPITAL ASSESSMENT**

The following Adoption of Working Capital Assessment is made pursuant to *Section 6.6* of that certain Declaration of Covenants, Conditions and Restrictions for Bayou 5<sup>th</sup>, recorded under Document No. RP-2020-633807 in the Official Public Records of Harris County, Texas (the "**Declaration**"), by **URBAN INTOWNHOMES, LTD.**, a Texas limited partnership ("**Declarant**"), and is as follows:

1. **Working Capital Assessment.** In accordance with *Section 6.6* of the Declaration, the Declarant adopts a working capital assessment amount equal to fifty percent (50%) of the Regular Assessments for the upcoming twelve (12) month period (the "**Working Capital Assessment**"). The Working Capital Assessment applies to all Lots subject to the Declaration unless otherwise exempt pursuant to *Section 6.6* of the Declaration.
2. **Subject to Change.** The amount of the Working Capital Assessment designated hereunder is subject to change from time to time by the Declarant, until the expiration or termination of the Development Period, and the Board thereafter.
3. **Capitalized Terms.** Capitalized terms used but not defined herein shall have the meanings ascribed to such terms in the Declaration.

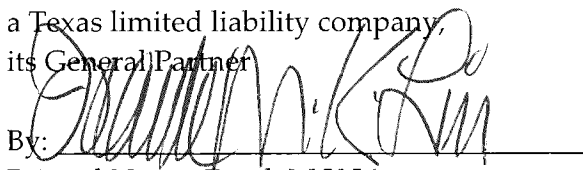
[SIGNATURE PAGE FOLLOWS]

EXECUTED TO BE EFFECTIVE on the 11<sup>th</sup> day of December, 2020.

**DECLARANT:**

**URBAN INTOWNHOMES, LTD.,**  
a Texas limited partnership

By: URBAN INTOWNHOMES GP, LLC,  
a Texas limited liability company,  
its General Partner

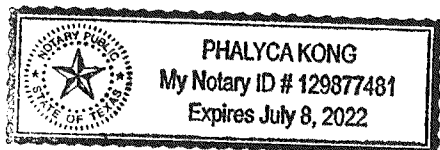



By: \_\_\_\_\_  
Printed Name: Frank M K Liu  
Title: Manager

THE STATE OF TEXAS     §  
  §  
COUNTY OF Harris     §

This instrument was acknowledged before me this 11<sup>th</sup> day of December, 2020, by Frank M K Liu, Manager of Urban InTownHomes GP, LLC, a Texas limited liability company, General Partner of URBAN INTOWNHOMES, LTD., a Texas limited partnership, on behalf of said limited liability company and limited partnership.

(SEAL)



  
\_\_\_\_\_  
Notary Public, State of Texas

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# Pages 4  
12/28/2020 09:30 AM  
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

RP-2020-635671