

**Agreement for Landscape Maintenance Responsibility  
Gardens at Teravista**

The Declaration and of Condominium Regime for Gardens at Teravista, A Condominium Community, is recorded in Document No. 2007052711 of the Official Public Records of Williamson County, Texas, (together with all amendments and supplements the "**Condominium Declaration**") and establishes the Gardens at Teravista Owners Association, Inc. ("**Condominium Association**") as the governing body for the property further described in the Condominium Declaration.

The Amendment and Restatement of the Declaration of Covenants, Conditions and Restrictions for Teravista is recorded in Document No. 2001080404 of the Official Public Records of Williamson County, Texas (together with all amendments and supplements, the "**Master Declaration**"), and establishes the Teravista Community Association Inc. ("**Master Association**") as the governing body for the property described in the Master Declaration.

The Master Association is the grantee of a non-exclusive easement to install and maintain landscaping in all or part of the area described in Exhibit A hereto<sup>1</sup>. The Condominium Association and Master Association wish to further document agreement regarding maintenance of a certain area(s) further described herein.

For good and valuable consideration, the receipt of which is hereby acknowledged, with consideration including both party's consent to this clarifying agreement, the parties agree as follows:

The Master Association will maintain all landscaped areas, including irrigation and plantings, adjacent to Condominium Association property and which lie outside of the Condominium Association access gate/fence area, as further described in Exhibit A (see cross-hatched area; a full copy of the plat in Exhibit A may be found in an exhibit to the Condominium Declaration). Such area will be maintained in a neat and attractive manner consistent with the general standards of maintenance to which other Master Association-maintained areas are maintained. The Condominium Association will maintain all landscape areas (excepting areas made the responsibility of Condominium Association owners under the Condominium Declaration or other Condominium Association dedicatory instrument) which lie inside the Condominium Association access gate/fence area, as further described in Exhibit A.

This agreement may only be amended by mutual written consent of both parties. It shall run with the land described herein and is binding on the parties and their successors and assigns.

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<sup>1</sup> See Landscape Easement filed of record in Document No. 2007040517 of the Official Public Records of Williamson County, Texas.

**Master Association:**

Teravista Community Association, Inc.  
A Texas non-profit corporation

By: 

Printed name: Rainer Ficken

Title: President

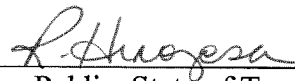
**STATE OF TEXAS**

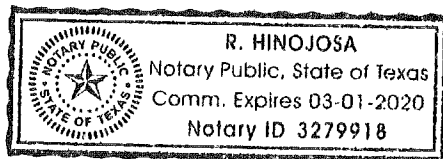
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**COUNTY OF WILLIAMSON**

This instrument was acknowledged before me on the 7<sup>th</sup> day of August, 2018,  
by Rainer Ficken, President of the Teravista Community Association, Inc., a Texas  
non-profit corporation, on behalf of said non-profit corporation.

[SEAL]

  
Notary Public, State of Texas



Condominium Association:

Gardens at Teravista Owners Association, Inc.

By: Martha HofflichTitle: HOA Board PresidentPrinted name: Martha Hofflich

STATE OF TEXAS

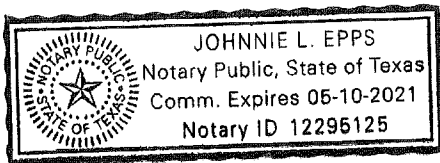
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COUNTY OF TRAVIS

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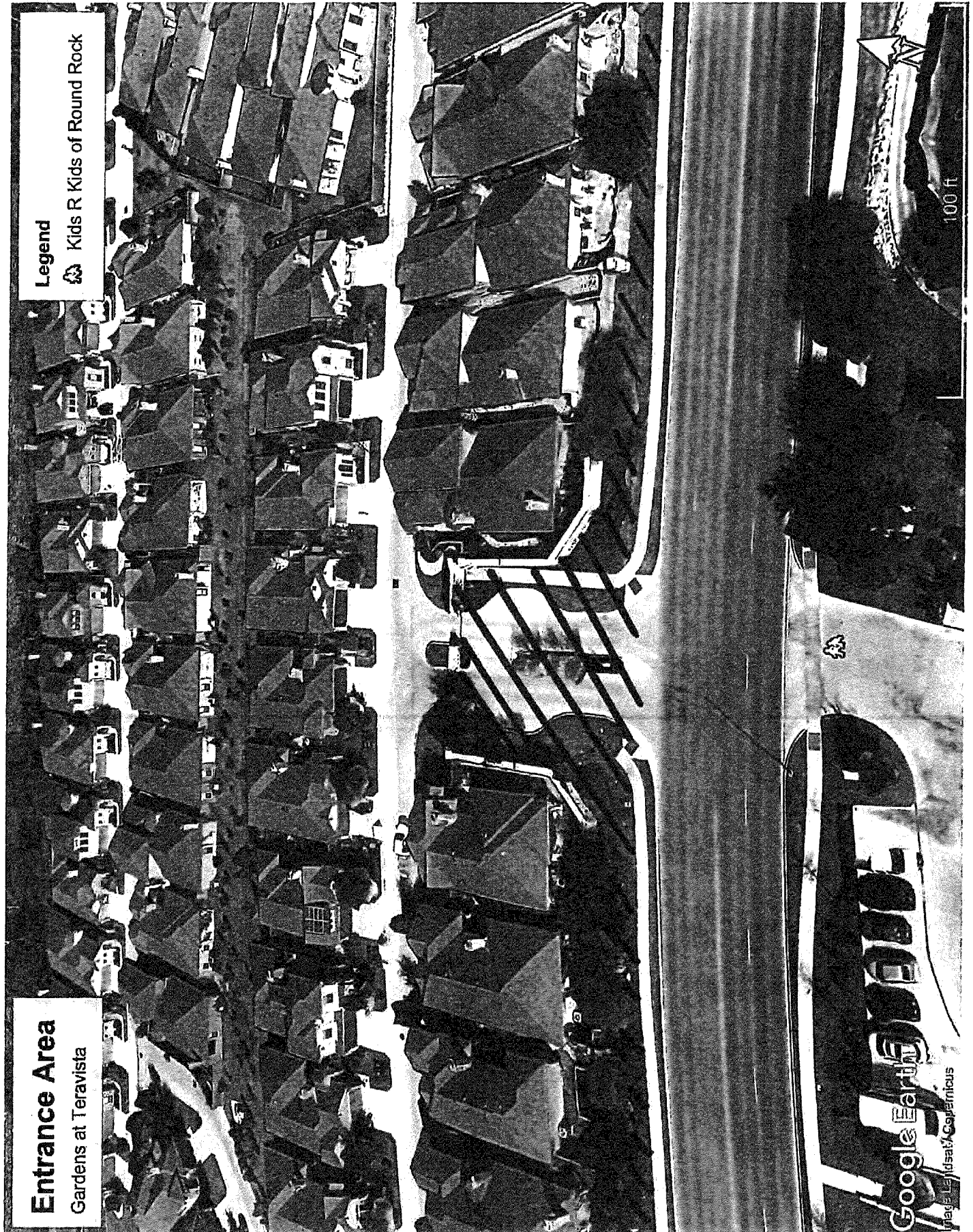
This instrument was acknowledged before me on the 10<sup>th</sup> day of August, 2018, by MARTHA HOFFLICH in the capacity stated above.



Johnnie L. Epps  
Notary Public, State of Texas

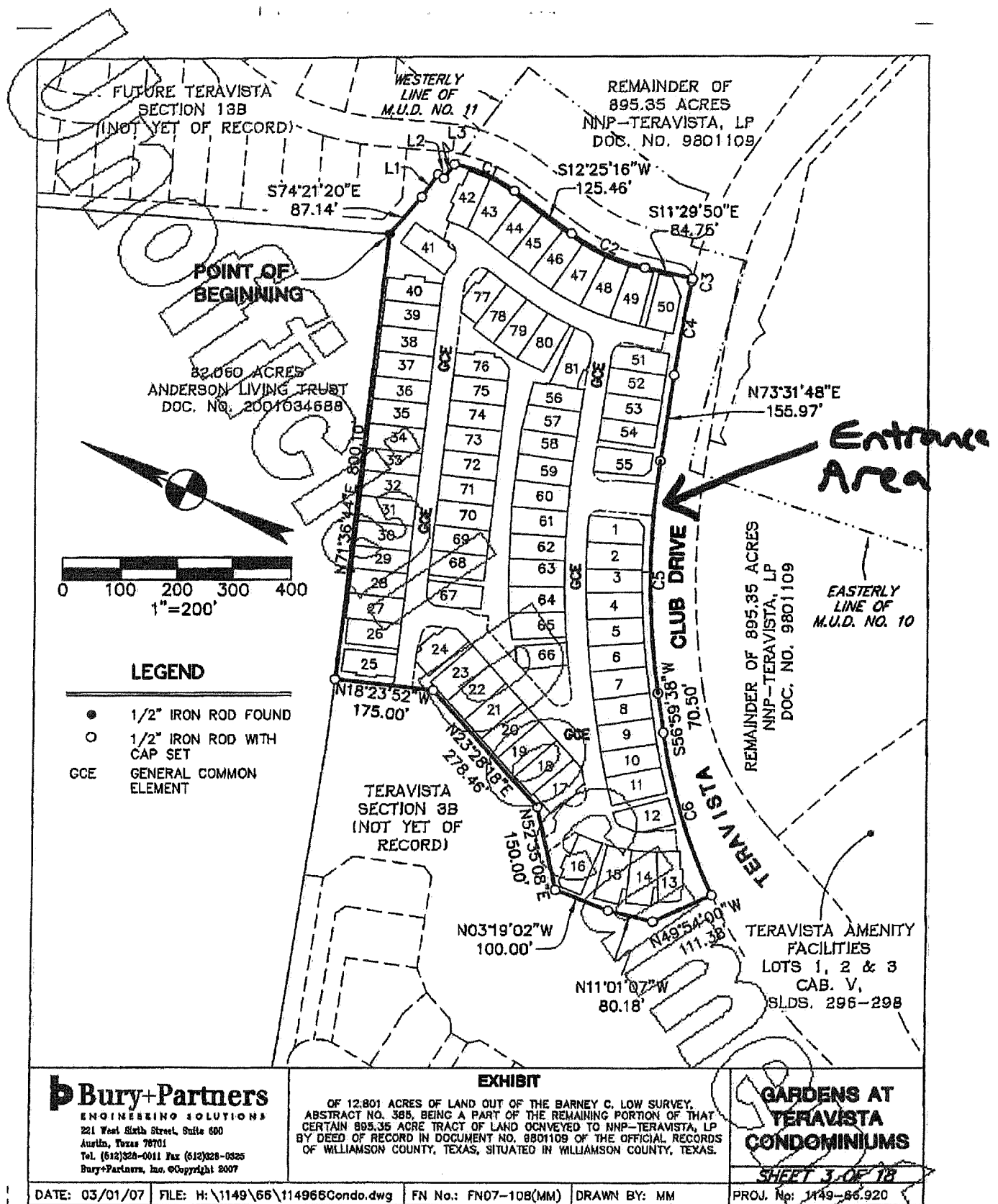
## **EXHIBIT A**

Maps of landscape area



#### RECORDERS MEMORANDUM

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**ELECTRONICALLY RECORDED  
OFFICIAL PUBLIC RECORDS**

**2018079611**

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*Nancy E. Rister*

Nancy E. Rister, County Clerk  
Williamson County, Texas