

**El Paso County  
Delia Briones  
County Clerk**

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State of Texas  
COUNTY OF EL PASO

I hereby certify that this instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Record of El Paso County, Texas.

Delia Briones  
County Clerk  
El Paso County, TX

**AMENDED BYLAWS OF  
SIERRA CREST HOMEOWNERS ASSOCIATION, INC.**

**Article I.**  
**Name**

The name of the corporation is Sierra Crest Homeowners Association, Inc., hereinafter referred to as the "Association".

**Article II.**  
**Definitions**

**Amendment.** These Amended Bylaws of Sierra Crest Homeowners Association, Inc. supersede and replace all prior Bylaws.

**Assessments.** The annual assessment charged to each Member for the maintenance of the Association.

**Association.** Sierra Crest Homeowners Association, Inc., a non-profit corporation.

**Common Areas.** The entire Project, excepting those portions thereof which lie within the boundaries of any Lot, as defined in the Declaration (CC&Rs Part B-4), Common Areas shall refer to and have the same meaning as that term is defined in Article 25-21.2 of the El Paso City Code, which definition is incorporated herein for all purposes.

**Common Open Space.** As defined in the Declaration of Covenants, Conditions and Restrictions (Amended September 12, 2023), recorded as Instrument No. 20230076929, Real Property Records of El Paso County, Texas (the "CC&Rs") (CC&Rs Part B-5), Common Open Space shall refer to and have the same meaning as that term is defined in § 20.02.650 of the El Paso City Code (superseding § 25.21.2 by Ord. 16653 § 2 (part) 2007), which definition is incorporated herein for all purposes.

**Declaration.** Certain Declaration of Covenants, Conditions and Restrictions for Sierra Crest, dated September 3, 1975, which were recorded in the Office of the County Clerk of El Paso County, on November 3, 1976, under File No. 16738, as amended on September 12, 2023, and any other authorized amendment of the foregoing instrument.

**Lot.** Any plot of land including any improvements thereon, shown upon the recorded subdivision Map for the Project which is not owned in common with the other Owners of the other Lots.

**Major Decision.** A major decision is any repair or capital improvement over \$10,000, or any decision that affects the character or lifestyle of the community. Major Decisions require approval of sixty-seven percent (67%) of the Members present at a special meeting of the membership, as required by the Declaration (CC&Rs Part E-10(d)). The Board shall present justification for such expenditures to the Owners at the special meeting.

**Member.** An Owner who belongs to the Association.

**Owner.** The record Owner, whether one or more persons or entities of a Lot, which is a part of the Project, including contract sellers, but excluding those having such interest merely as a security for the performance of an obligation.

**Project.** The entire real estate described in Exhibit “A” attached hereto for all purposes, divided into Lots and Common Areas within said real estate description.

**No Absentee Ballots or Proxy Ballots.** There shall be no absentee or proxy ballots; all voting shall be conducted electronically. Pursuant to Texas Property Code § 209.00592(a-1), as amended by Acts 2025, 89th Leg., R.S., Ch. 79 (S.B. 2629), § 5, effective September 1, 2025, a property owners’ association is required to offer only one voting method (absentee ballot, proxy, or electronic ballot). The Association has elected electronic voting as the sole voting method, which supersedes any contrary provisions in the Declaration (CC&Rs), including references to proxy voting in Parts E-10(b) and E-10(d), by operation of § 209.00592(f) Texas Property Code.

**Inspector of Elections.** An independent person or entity appointed to oversee the electronic election process, maintain the electronic voting account at SnapBallot account (<https://my.snapballot.app>), verify voter eligibility, and certify election results obtained from SnapBallot, as described in Section 2.2 of Article VI.

**Electronic Voting and Voting Rights:** Section 209.00592 of the Texas Property Code governs voting rights in property owners' associations in Texas and establishes that "the voting rights of an owner may be cast or given: (1) in person or by proxy at a meeting of the property owners' association [under Texas law, proxy voting is deemed to be “in person”]; (2) by absentee ballot in accordance with this section; (3) by electronic ballot in accordance with this section; or (4) by any method of representative or delegated voting provided by a dedicatory instrument" (V.T.C.A., Property Code § 209.00592). Pursuant to § 209.00592(a-1), as amended by S.B. 2629 (89th Leg., 2025), effective September 1, 2025, a property owners’ association is required to offer only one voting method among absentee ballot, proxy, or electronic ballot. The Association has elected an electronic ballot as its sole voting method. Accordingly, all voting will be conducted electronically via SnapBallot, a function of Survey and Ballot Systems (<https://www.survevandballotssystems.com>).

**Conflicting Provisions.** Texas Property Code Chapter 209 (Texas Residential Property Owners Protection Act) sets mandatory requirements that supersede any conflicting provisions in an association’s dedicatory instruments, including bylaws. The amendments proposed herein are intended to bring these By-Laws into full compliance with Chapter 209 and to adopt election integrity best practices. Furthermore, the provisions of 89th Leg., R.S., Ch. 79 (S.B. 2629), which amends Texas Property Code Chapter 209, effective September 1, 2025, supersede both any association’s dedicatory instruments, including bylaws, and Texas Property Code Chapter 209.

### **Article III.** **Membership**

**Section 1. Membership** Every person or entity who is an Owner of a Lot which is subject by the Declaration to assessment by the Association, including contract sellers shall be a member of the Association. The foregoing is not intended to include persons or entities who hold an interest

merely as security for the performance of an obligation. No Owner shall have more than one membership per Lot. Membership shall be appurtenant to and may not be separated from the ownership of any Lot which is subject to assessment by the Association. Ownership of such Lot shall be the sole qualification for membership.

**Section 2. Suspension of Membership** During any period in which a Member shall be in default in the payment of any common or special assessment levied by the Association, the right to use the Common Areas and any facilities thereon may be suspended by the Board of Directors until such assessment has been paid. Such rights of the Member may also be suspended after ten (10) days written notice and hearing, as required by the Declaration (CC&Rs Part E-5(a)(iv)), for a period not to exceed thirty (30) days for any single infraction of any rules and regulations established by the Board of Directors governing the use of the Common Areas.

**Section 3. Contact Information** Members shall be responsible for notifying the Secretary of the Association in writing with their up-to-date contact information, including address, email, and cell phone numbers.

#### **Article IV.** **Property Rights**

**Section 1. Property Rights** Each Member shall be entitled to the use and enjoyment of the Common Areas as provided in the Declaration. Any Member may delegate his rights of enjoyment of the Common Areas to the members of his family who reside with him on his Lot and to his tenants or contract purchasers who reside on the Lot. Such Member shall notify the Secretary of the Association in writing of the name of any such delegee. The rights and privileges of such delegee are subject to suspension to the same extent as those of the Member.

#### **Article V.** **Meetings of Members**

**Section 1. Place of Meetings** Meetings of the Association shall be held at the principal office of the Project or any other suitable place convenient to the Members, as may be designated by the Board of Directors; provided, however, that all meetings shall be held in El Paso County, Texas.

**Section 2. Annual Meetings** The Annual Meeting of the Association shall be held in El Paso, Texas. The Annual Meeting of the Association shall be scheduled in the fourth quarter of the calendar year, but no later than December 15 of each year.

At such meetings, there shall be:

- 1) An election of the Board of Directors, selected by a ballot of the Owners, in accordance with requirements of Article VI of these By-Laws.
- 2) A vote to approve the annual budget for the next calendar year. The annual budget must be approved by two-thirds (2/3) of the Members attending or voting, as required by the Declaration (CC&Rs Part E-10(b)). The Board of Directors shall prepare a detailed explanation of the budget and provide such explanation to the Members at least thirty (30) days ahead of the Annual or Special Members' Meeting, addressing significant changes in

expenses, any proposed increase or decrease in assessments with justification, and alternative ways to bring the budget into balance.

The owners may also transact such other business of the Association as may properly come before them.

**Section 3. Special Meetings** It shall be the duty of the President to call a special meeting of the Association as directed by resolution of the Board of Directors or upon a petition signed by a majority of the Owners having been presented to the Secretary. The notice of any special meeting shall state the time and the place of such meeting and the purpose thereof. No business shall be transacted at a special meeting except as stated in the notice unless by consent of 75% of the votes cast electronically or otherwise in connection with such meeting.

**Section 4. Notice and Place of Member Meeting** It shall be the duty of the Secretary to post on the Association website and mail a notice of each annual or special meeting, stating the purpose and agenda, including a detailed description of each item to be discussed, as well as the date, time and place where it is to be held, to each Member entitled to vote thereat at least ten (10) but not more than fifty (50) days prior to such meeting and addressed to the Member's address last appearing on the Books of the Association, or supplied by such Member to the Association for the purpose of notice. The mailing of a notice in the manner provided in this Section 4, shall be considered notice served. For elections of the Board of Directors, the notice shall include a complete list of all candidates, for whom an electronic ballot form shall be delivered to each Member entitled to vote.

**Section 5. Voting** For all elections and Association votes, whether conducted at an annual meeting, special meeting, or by electronic ballot without a meeting, voting shall be on a Lot basis. Owners shall be entitled to one (1) vote for each Lot, except that Owners of two adjoining Lots who already qualified for a single assessment under Part E-7(b)(v) of the 1976 Declaration prior to December 31, 2022, shall be entitled to only one vote for those two Lots. There shall be no cumulative voting. All voting shall be signed as required by state law (including electronic signatures conveyed via email pursuant to the Texas Uniform Electronic Transactions Act (UETA), Sec. 322.007 Tex. Bus. Comm. Code) to ensure the validity of all votes. The Board of Directors shall specify procedures to preserve the confidentiality of voting. All voting shall be by electronic means via SnapBallot unless the Board of Directors establishes a system for voting by paper ballot, or otherwise. Electronic votes, or votes recorded on any web-based voting or survey system designated by the Board of Directors, are deemed to be signed by virtue of the sender's login credentials furnished to the email system or website as set forth in Section 5.2, below. Votes recorded on the electronic voting system are deemed to be signed by virtue of the voter's login credentials furnished to the electronic voting system.

**Section 5.1. Candidate Solicitation for Board Elections** For elections of Board members, the Association shall comply with the following candidate solicitation requirements:

(a) If the Association is composed of more than one hundred (100) Lots, at least ten (10) days before the Association disseminates electronic ballots to Members for purposes of voting in a Board member election, the Association shall provide written notice to all Members soliciting candidates interested in running for a position on the Board. [Tex. Prop. Code § 209.00593(a)]

(b) The candidate solicitation notice required by subsection (a) must contain instructions for an eligible candidate to notify the Association of the candidate's request to be placed on the ballot and the deadline to submit the candidate's request. The deadline may not be earlier than the 10th day after the date the Association provides the notice required by this subsection. [Tex. Prop. Code § 209.00593(a)]

(c) To be eligible for election to the Board, a candidate must be a Member of the Association, must not be term-limited under Section 2.1 of Article VI, and must have notified the Association of their candidacy in accordance with the candidate solicitation notice by the stated deadline.

**Section 5.2. Electronic Voting Standards** Voting for the Board of Directors shall be conducted using SnapBallot electronic voting, which systems shall comply with the following standards:

(a) An electronic ballot or vote is deemed signed and in writing for purposes of these Bylaws and Texas Property Code Section 209.0058. [Tex. Prop. Code § 209.0058(b)]

(b) The Board shall adopt written procedures for electronic voting that address:

(1) Authentication and identity verification of voters;

(2) Confirmation receipts provided to voters upon successful submission of their electronic ballot;

(3) Maintenance of an audit trail sufficient to verify the integrity of the election;

(4) Security measures to prevent unauthorized access, tampering, or vote manipulation;

(5) Backup procedures in case of system failure; and

(6) Procedures to ensure ballot secrecy while maintaining the ability to verify voter eligibility.

(c) The written procedures required by subsection (b) shall be made available to Members upon request.

**Section 6. Majority of Owners** As used in these By-Laws, the term "majority of Owners" shall mean those Owners holding 51% of the total votes of Members, determined in accordance with the voting provisions contained herein and in the Declaration.

**Section 7. Quorum** Except as otherwise provided in these By Laws, the casting via electronic voting of 30% of Owners as defined in Article II shall constitute a quorum.

**Section 8. Voting Rights Protection** Pursuant to Texas Property Code Section 209.0059, a provision in a dedicatory instrument that would disqualify a property owner from voting in a property owners' association election of board members or on any matter concerning the rights or responsibilities of the owner is void. Accordingly, the Association shall not deny any Owner the right to vote in any Association election or on any matter solely based on the fact that:

(a) there is a pending enforcement action against the Owner; or

(b) the Owner owes the Association any delinquent assessments, fees, or fines.

[Tex. Prop. Code § 209.0059 - Right to Vote]

**Article VI.**  
**Board of Directors**

**Section 1. Number and Qualification** The affairs of the Association shall be governed by a Board of Directors composed of seven Members of the Association. The Board is responsible for discharging the functions of the Association as set forth in the Declaration, these By-Laws, and applicable law.

**Section 2. Election and Term of Office** Members shall elect Directors to serve two-year, staggered terms at the annual meeting specified in Article V, Section 2.

- (a) The Membership shall elect three Directors in odd-numbered years and four in even-numbered years, unless a vacancy must be filled as stated in Section 3 below.
- (b) Directors shall be elected by plurality of the votes cast in the election conducted for the annual meeting of the Members of the Association, whether by electronic ballot or at the meeting.
- (c) The term of office for newly elected Directors commences on January 1, and for outgoing Directors ends on December 31 of the second year.

**Section 2.1. Term Limits** Directors may serve for two consecutive terms, after which they are ineligible to be elected or appointed (*see*, Section 3, below) to the Board for two years after leaving office.

**Section 2.2. Inspector of Elections: Administrator of Electronic Voting Facility** Following the recording of these Amended Bylaws, the Appointed Receiver, Edward DeV. Bunn, Jr., shall act as the Inspector of Elections through such time as his appointment is terminated and the Receiverships in Cause Nos. 2024DCV4431 and 2025DCV0016, 41<sup>st</sup> Judicial District Court, El Paso County, Texas. Thereafter, the Board of Directors shall appoint an Inspector of Elections to oversee all elections of Board members and to validate any election, and possess and control the SnapBallot website, or such other electronic voting facility so chosen by the Board of Directors through due process and voting. The Inspector of Elections shall serve in accordance with the following requirements:

- (a) Qualifications. The Inspector of Elections shall be an independent person or entity who is not:
  - (1) A member of the Board of Directors;
  - (2) A candidate for election to the Board of Directors;
  - (3) Related to any candidate or current Board member by blood or marriage within the third degree of consanguinity or affinity; or
  - (4) An employee of the Association or its management company who reports directly to the Board.
- (b) Suitable Inspectors. Suitable Inspectors of Elections include, but are not limited to: a certified public accountant not employed by the Association, a property manager, a notary public, a licensed attorney, a neutral third-party election service, or a volunteer from a neighboring homeowners association who meets the independence requirements.

(c) Duties. The Inspector of Elections shall:

- (1) Maintain the electronic voting facility, initially the SnapBallot website account, and maintain custody of all electronic ballots;
- (2) Using the SnapBallot or other directed electronic service, verify voter eligibility by confirming each ballot is from a current Member entitled to vote under Article V, Section 8 of these Bylaws and Texas Property Code § 209.0059;
- (3) Review and confirm the electronic voting and counting of all ballots;
- (4) Rule on challenges to ballots or voter eligibility;
- (5) Certify the election results in writing; and
- (6) Retain all election materials for the period specified in Section 2.4.

(d) Compensation. The Inspector of Elections may be compensated for their services at a rate determined by the Board. Such compensation shall be a common expense of the Association.

(e) Legal Basis. This section is adopted to comply with election integrity best practices and is consistent with the ballot requirements of Texas Property Code Section 209.0058(c), which permits candidates to observe the counting process.

**Section 2.3. Vote Counting Procedures** All votes for the election of Board members shall be counted in accordance with the following procedures:

(a) No disclosure of vote tallies or ballots shall be made prior to the public release, which date shall be determined by the Board.

(b) Observer Rights. Given that all vote calculations shall occur electronically by the voting facility, each candidate for election to the Board, or their designated representative, shall be permitted to observe the disclosure of ballots and be permitted to inspect the records obtained by the Inspector of Elections. Observers may not handle ballots or interfere with the counting process but may note any objections for the record. [Tex. Prop. Code § 209.0058(c)(2)] Observers may be candidates but may not be related to a candidate within the third degree of consanguinity or affinity.

(c) Tallying and Announcement. The Inspector shall tally all votes and disclose the names of the winning candidates within twenty-four (24) hours after the close of the electronic voting period by posting the results on the Association website and by electronic notice to all Members. The candidates receiving the highest number of votes (plurality) for the number of positions to be filled shall be declared elected.

(d) Written Certification. Within five (5) days of the election, the Inspector of Elections shall provide written certification of the election results to the Board, which shall include the number of votes received by each candidate and the total number of valid ballots cast.

**Section 2.4. Ballot Security and Chain of Custody** The Association shall maintain the security and integrity of all election materials in accordance with the following procedures:

(a) Receipt and Storage. All electronic ballots received by the Association shall be:

- (1) Date and time stamped upon receipt;
- (2) Logged in a ballot receipt register maintained by the Inspector of Elections;

- (3) Stored electronically on secure drive or if printed, then locked in a secure location; and
  - (4) Accessible only to the Inspector of Elections and one additional authorized person (two-person rule).
- (b) No Early Opening. Under no circumstances shall the contents of any ballot be disclosed prior to the public announcement.
- (c) Retention Period. All election materials, including electronic ballots, the ballot receipt register, and the Inspector's certification, shall be retained for a period of one (1) year following the election or until any challenge or dispute has been finally resolved, whichever is longer.
- (d) Member Inspection. Upon written request submitted within thirty (30) days of the election, any Member may inspect the election materials, excluding individual ballots, in the presence of the Inspector of Elections or a Board member.

**Section 2.5. Electronic Recount and Challenge Procedures** The following procedures shall apply to recounts and challenges of electronic election results: These procedures are supplemental to, and do not replace or limit, the statutory recount rights of any Owner under Texas Property Code § 209.0057, as amended by S.B. 2629 (89th Leg., 2025). Any Owner may exercise the statutory recount right under § 209.0057 in addition to or in lieu of the procedures set forth in this Section.

- (a) Automatic Verification (Recount). An automatic verification (recount) shall be conducted if the margin between any elected candidate and the next highest vote recipient is less than two percent (2%) of the total valid ballots cast or three (3) votes, whichever is greater.
- (b) Requested Recount. Any Owner may request a verification recount by submitting a written request to the Inspector of Elections not later than the fifteenth (15th) day after the later of the date of the meeting at which the election was held or the date of the announcement of results, consistent with Texas Property Code § 209.0057. The Association shall estimate the costs for performance of the recount and send an invoice for the estimated costs to the requesting Owner not later than the twentieth (20th) day after receipt of the demand. The requesting Owner must pay the invoice in full within thirty (30) days after the date the invoice is sent. If the recount changes the outcome, the Association shall reimburse the requesting Owner for the cost of the recount. [Tex. Prop. Code § 209.0057]
- (c) Recount Procedure. Recounts shall be conducted by the Inspector of Elections with candidate observers present. All electronic ballots are permitted to be inspected by the requestor's designated observer; provided, however, that no person who is a candidate for election or who is related to a candidate within the third degree of consanguinity or affinity shall tabulate or otherwise be given access to ballots cast in the election. [Tex. Prop. Code § 209.00594(a)]. The Inspector shall issue a revised certification if the results change.
- (d) Challenge Procedure. Any Member may challenge the election results by filing a written challenge with the Board within ten (10) days of the certification of results. The challenge must specify the grounds for the challenge and any evidence supporting the claim. The Board shall consider the challenge at a noticed meeting and issue a written decision within thirty (30) days.

(e) Preservation of Rights. Nothing in this section shall be construed to limit any Owner's rights under Texas Property Code § 209.0057 to demand a statutory recount, or to seek judicial review of election procedures or results.

**Section 3. Vacancies** Vacancies in the Board of Directors caused by any reason other than the removal of a Director by a vote of the Association, shall be filled by vote of the majority of the remaining Directors, even though they may constitute less than a quorum; and each person so elected shall be a Director until the successor is elected at the next annual meeting of the Association.

**Section 4. Directors Fees** Directors fees, if any, shall be determined by the Members of the Association.

**Section 5. Emergency Action Taken without a Meeting** The Directors may take emergency action in the absence of a meeting by obtaining a written approval of all the Directors. Any action so approved shall have the same effect as though taken at a meeting of the Board of Directors. An emergency is something that cannot wait for the Board to convene and is life-threatening or impacts the daily activities of the community.

**Section 6. Organization Meeting** After an election, the first meeting of the new Board of Directors shall be held no earlier than January 1 and no later than January 31, at such place as shall be fixed by the Directors at the meeting at which such Directors were elected, and no notice shall be necessary to the newly elected Directors in order legally to constitute such meeting, providing a majority of the whole Board of Directors shall be present.

**Section 7. Regular Board Meetings** Regular meetings of the Board of Directors may be held at such time and place as shall be determined, from time to time, by a majority of the Directors. Notice of regular meetings of the Board of Directors shall be posted on the Association website and given to each Director and the Membership, by mail, telephone, or electronic messaging at least ten (10) days prior to the time named for such meeting.

**Section 8. Quorum** A majority of the number of Directors shall constitute a quorum for the transaction of business. Every act or decision done or made by a majority of the Directors present at a duly held meeting at which a quorum is present shall be regarded as the act of the Board of Directors.

**Section 9. Waiver of Notice** Before any meeting of the Board of Directors any Director may, in writing, waive notice of such meeting and such waiver shall be deemed equivalent to the giving of such notice. Attendance by a Director at any meeting of the Board of Directors shall be a waiver of notice by him/her of the time and place thereof. If all the Directors are present at any meeting of the Board of Directors, no notice shall be required, and any business may be transacted at such meeting.

**Section 10. Powers and Duties** The Board of Directors shall have the powers and duties necessary for the administration of the affairs of the Association and may do all such acts and things as are not by law or by these By-Laws, directed to be exercised and done by the Members of the Association. These powers shall include, but not be limited to, the power to adopt and

publish rules and regulations governing the use of Common Areas and the personal conduct of the Members and their guests thereon.

**Section 11. Other Duties** In addition to duties imposed by these By-Laws or by resolutions of the Association, the Board of Directors shall be responsible for the following:

- (a) Care, upkeep and surveillance of the Project and the Common Areas.
- (b) Collection of assessments from the Owners, as provided in the Declaration.
- (c) Designation and dismissal of the personnel necessary for the maintenance and operation of the Project and the Common Areas.
- (d) Supervise all officers, agents and employees of the Association and see to it that their duties are properly performed.

**Section 12. Committees** The Board of Directors, by resolution adopted by a majority of the Directors in office, may designate one or more committees of Directors, each of which committee shall consist of two or more Directors, which committees, to the extent provided in such Resolution, shall have and exercise the authority of the Board of Directors in the management of the corporation. The appointment of such committees and the delegation thereof of authority, however, shall not operate to relieve the Board of Directors, or any individual Director, of any responsibility imposed upon it or him by law. Notwithstanding the foregoing, the Architectural Control Committee shall be governed by the Declaration (CC&Rs Part D) and shall be composed of at least three Members of the Association, excluding members of the Board of Directors or their immediate family, as required by the Declaration.

**Section 13. Management Agent** The Board of Directors shall employ for the Association, a Professional Manager or management agent at a compensation established by the Board of Directors to perform such duties and services as the Board of Directors shall authorize.

**Section 14. Removal of Directors** At any annual or special meeting of the Association duly called, any one or more of the Directors may be removed with or without cause by a majority of the Members of the Association voting, whether by electronic ballot or at the meeting. Any vacancy created by such removal shall be filled in accordance with Section 3 of this Article. Any Director whose removal is proposed shall be given an opportunity to be heard at the meeting or to submit a written statement to be distributed to the Members prior to the vote.

**Section 15. Liability of the Board of Directors** The members of the Board of Directors shall not be liable to the owners for any non-willful tort, mistake of judgment, negligence or otherwise, except for their own individual willful misconduct or bad faith. The Association shall indemnify and hold harmless each member of the Board of Directors against all loss, costs and expenses (including attorney fees reasonably incurred by him) in connection with any action, suit or proceeding to which he may be made a party by reason of his being or having been a Director or Officer of the Association, except as to matters as to which he may be finally adjudged in such action, suit or proceeding, to be liable for willful misconduct or bad faith.

## Article VII. Officers

**Section 1. Designation** The Officers of the Association shall be a President, Vice President, Secretary and a Treasurer, who shall be members of and chosen by, the Board of Directors at its annual meetings, and shall serve for and during the period until the next annual meeting of the Board, or until their successors have been chosen and qualified. Any two or more Offices may be held by the same person, except the offices of President and Secretary. Such other Officers and assistant officers and agents as may be deemed necessary, may be elected or appointed by the Board of Directors.

**Section 2. Removal of Officers** Any Officer may be removed by the Board of Directors whenever, in its judgment, the best interest of the Association will be served thereby. Removal of an Officer shall be without prejudice to the contract rights, if any, of the Officer so removed. Election or appointment of an Officer or agent shall, not of itself, create contract rights.

**Section 3. Resignation of Officers** Any Officer may resign at any time by giving written notice to the Board of Directors, the President or the Secretary. Such resignation shall take effect on the date of receipt of such notice or at any later times specified therein, and unless otherwise specified therein, the acceptance of such resignation shall not be necessary to make it effective.

**Section 4. Vacancies** Any vacancies occurring in any office shall be filled by the remaining Board of Directors, even though they may constitute less than a quorum. The Officer elected to such vacancy shall serve for the remainder of the term of the Officer he replaces.

**Section 5. President** The President shall be the chief executive officer of the Association. He shall preside at all meetings of the Association and of the Board of Directors. He shall have all of the general powers and duties which are usually vested in the Office of President of an Association, including, but not limited to, the power to appoint committees from among the owners from time to time as he may in his discretion decide is appropriate to assist in the conduct of the affairs of the Association.

**Section 6. Vice President** The Vice President shall take the place of the President and perform his duties whenever the President shall be absent or unable to act. If neither the President nor the Vice President is able to act, the Board of Directors shall appoint some other member of the Board of Directors to do so on an interim basis. The Vice President shall also perform such other duties as shall from time to time be imposed upon him by the Board of Directors.

**Section 7. Secretary** The Secretary shall keep the Minutes of all meetings of the Board of Directors and the Minutes of all meetings of the Association; have charge of such books and papers as the Board of Directors may direct, and shall, in general, perform all of the duties incident to the Office of Secretary or as required by the Board of Directors.

**Section 8. Treasurer** The Treasurer shall have responsibility for Association funds and securities and shall be responsible for keeping full and accurate accounts of all receipts and disbursements in books belonging to the Association. He shall be responsible for the deposit of all monies and other valuable affects in the name, and to the credit, of the Association in such depositories as may from time to time be designated by the Board of Directors. The Treasurer shall

also prepare an Annual Financial Report prior to each annual meeting in such form and containing such information as may be from time to time directed by the Board of Directors, and such other financial records and reports as may be requested by the Board of Directors.

**Article VIII.**  
**Financial Matters**

**Section 1. Balanced Budget** A balanced budget is essential for the financial health of the Association. The Association will endeavor to abide by a balanced budget each year. When the Association runs a deficit for more than three (3) consecutive months exceeding ten percent (10%) of its projected revenues, the Board of Directors shall convene a Special Members' meeting to restore the budget to balance. [Per Declaration, CC&Rs Part E-10(a)]

**Section 2. Board Adherence to Approved Budget** The Board may only spend money specifically allocated and approved by the Members at the Annual Members' Meeting on the line items identified in the budget. The Board shall not spend money on categories or in amounts not approved without the express consent of the Members, except as follows:

(a) Unforeseen Expenses. The annual budget shall include a Miscellaneous line item for unforeseen expenses not to exceed \$5,000 or two percent (2%) of the budget per year, whichever is greater. If additional funds are required, the Board must obtain Member approval at the next Annual Meeting or a Special Members' Meeting.

(b) Emergency Expenses. In an emergency that cannot wait, the President (or another Officer if the President is absent) may incur expenses to mitigate the situation. The nature of the expense, rationale, and decision-making process must be documented and sent to all Members within seventy-two (72) hours. [Per Declaration, CC&Rs Part E-10(c)]

**Section 3. Capital Expenditures** One-time or special-purpose capital expenditures of \$10,000 or more, or expenditures that affect the nature or character of the Association, shall require approval of sixty-seven percent (67%) of the Members voting at a special meeting. The Board shall present justification for such expenditures to the Owners at the special meeting. [Per Declaration, CC&Rs Part E-10(d)]

**Article IX.**  
**Amendment**

**Section 1. By-Laws** These By-Laws may be amended by the Association in a duly constituted annual or special meeting for such purpose and no amendment shall take effect unless approved by Owners representing a majority of the total votes of the Members voting, whether by electronic ballot or at such membership meeting. No amendment shall conflict with any provision of the Declaration.

**Article X.**  
**Conflict**

**Section 1. Conflict** In case of any conflict between the Articles of Incorporation and these By-Laws, the Articles of Incorporation shall control; and in case of any conflict between the Declaration and these By-Laws or the Articles of Incorporation, the Declaration shall control.

Notwithstanding the foregoing, to the extent that any provision of these By-Laws, the Declaration, or the Articles of Incorporation conflicts with the mandatory provisions of Texas Property Code Chapter 209, the Texas Property Code shall control. [Tex. Prop. Code § 209.00592(e)]

**TEXAS PROPERTY CODE CITATIONS**

- § 209.0056 - Notice of Election or Association Vote (Notice requirements)
- § 209.0057 - Recount of Votes (Recount procedures)
- § 209.0058 - Ballots (Written/signed ballots; electronic voting; secret ballot procedures; candidate observer rights)
- § 209.0059 - Right to Vote (Protection of voting rights; cannot disqualify owners from voting)
- § 209.00591 - Board Membership (Right to run for board positions)
- § 209.00592 and (a-1) - Voting; Quorum (Electronic ballots; mandatory disclosure language)
- § 209.00593 - Election of Board Members (Candidate solicitation requirements for associations with more than 100 lots)

Texas Property Code Chapter 209 (Texas Residential Property Owners Protection Act) sets mandatory requirements that supersede any conflicting provisions in an association’s dedicatory instruments, including bylaws. The amendments proposed herein are intended to bring these By-Laws into full compliance with Chapter 209 and to adopt election integrity best practices.

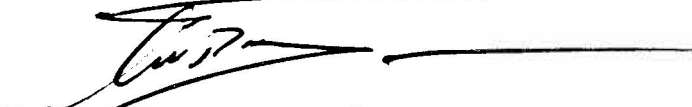
**TEXAS STATUTORY CITATION**

89th Leg., R.S., Ch. 79 (S.B. 2629)

---

**CERTIFICATION OF AMENDMENTS**

With the authority vested in Edward DeV. Bunn, Jr., by the Orders Appointing Receiver in Cause Nos. 2024DCV4431 and 2025DCV0016, styled *L. Frederick Francis v. Sierra Crest Homeowners Association, Inc.*, 41<sup>st</sup> Judicial District Court, El Paso County, Texas, appointing Edward DeV. Bunn, Jr., as Receiver over Sierra Crest Homeowners Association, Inc., I certify that the foregoing amendments are hereby being recorded and were adopted for and on behalf of the Members of the Sierra Crest Homeowners Association, Inc., by the 41<sup>st</sup> District Court in Cause Nos. 2024DCV4431 and 2025DCV0016.

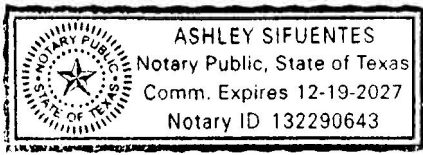


**Sierra Crest Homeowners Association, Inc.**  
By: Edward DeV. Bunn, Jr., Appointed Receiver  
41<sup>st</sup> District Court, El Paso County, Texas  
Cause Nos. 2024DCV4431 and 2025DCV0016

3-19-26  
Date

STATE OF TEXAS            )  
  )  
COUNTY OF EL PASO        )

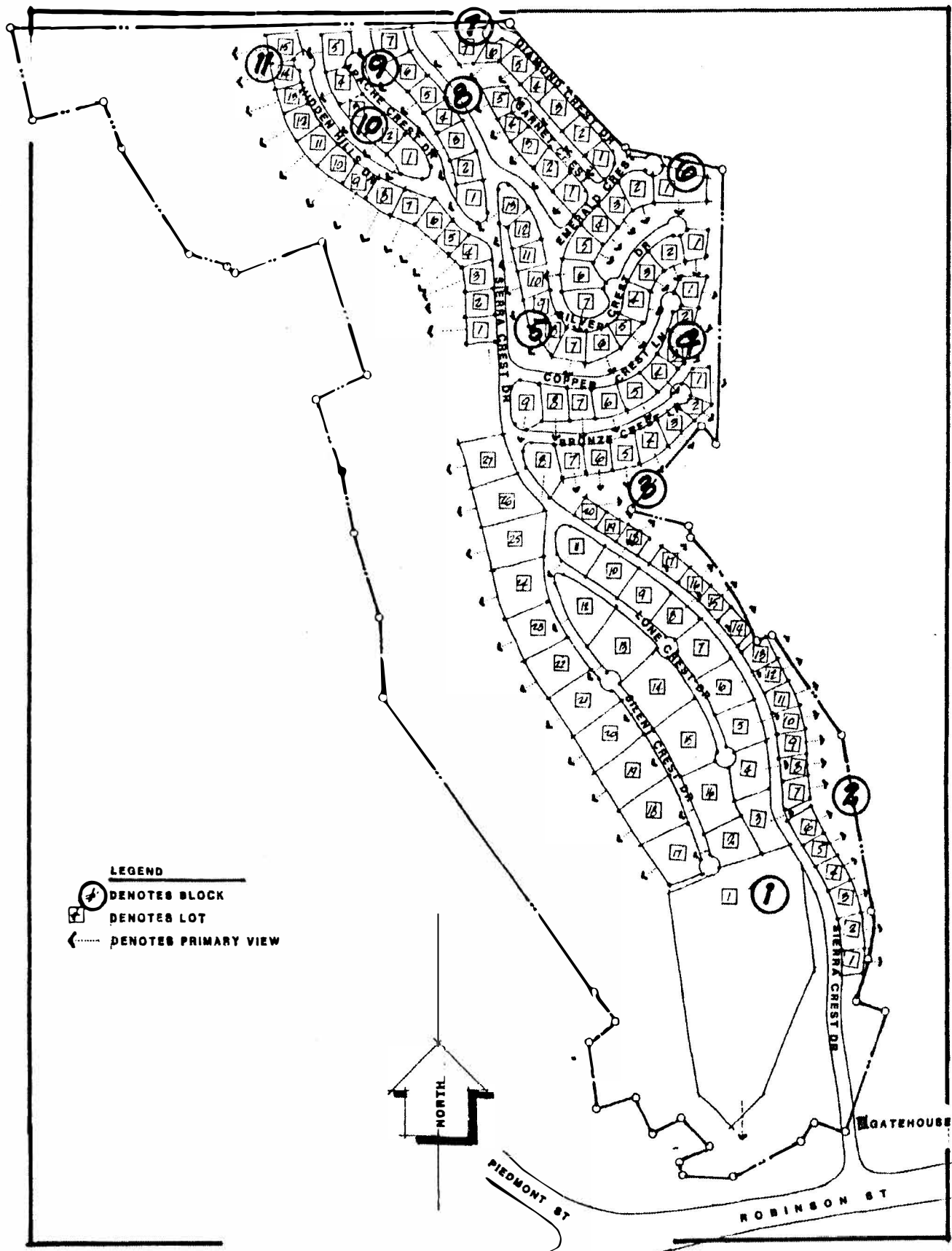
Subscribed and sworn to before me on this the 19 day of March, 2026,  
by Edward DeV. Bunn, Jr., Appointed Receiver, Cause Nos. 2024DCV4431 and 2025DCV0016,  
styled *L. Frederick Francis v. Sierra Crest Homeowners Association, Inc.*, 41<sup>st</sup> Judicial District  
Court, El Paso County, Texas, for and on behalf of the Sierra Crest Homeowners Association, Inc.



  
Notary  
[Seal]

EXHIBIT A

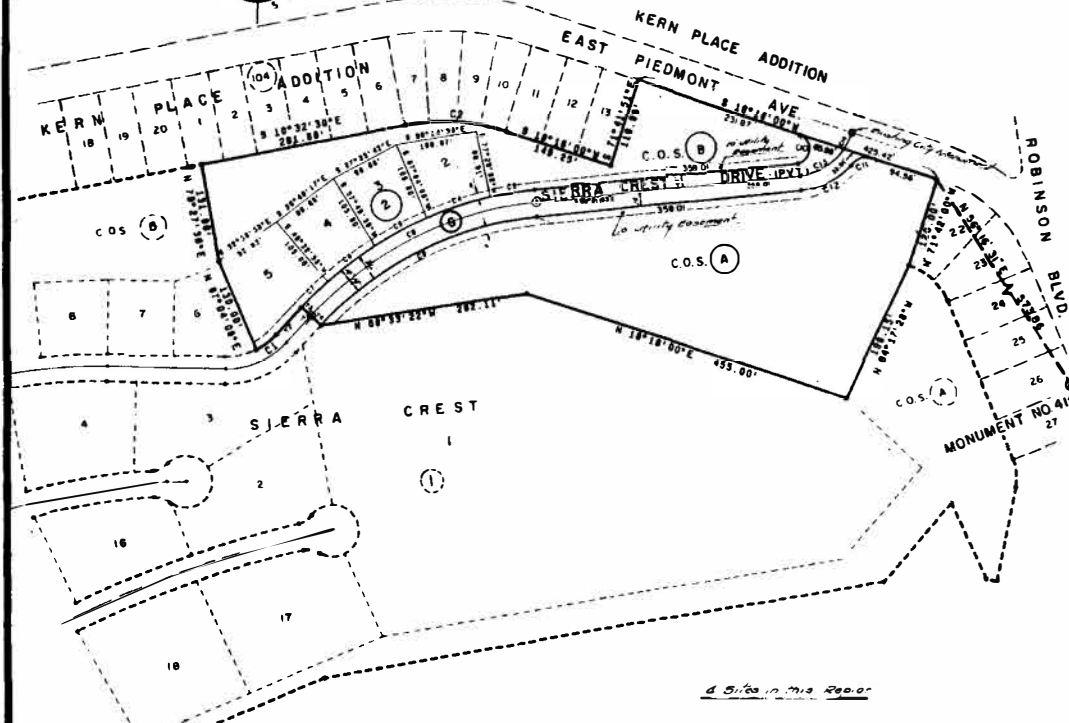




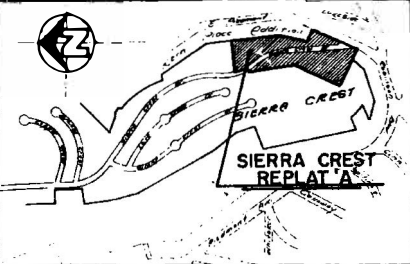
**SIERRA CREST SUBDIVISION EL PASO**  
**LOT PRIMARY VIEW INDICATOR PLAN**  
 SIERRA CREST HOME OWNERS ASSOCIATION

# SIERRA CREST REPLAT 'A'

BEING THE REPLAT OF A PORTION OF TRACTS A, B & G,  
AND ALL OF LOTS 1, 2, 3, 4 & 5 OF BLOCK 2 OF SIERRA CREST  
CITY OF EL PASO, EL PASO COUNTY, TEXAS  
CONTAINING 5.74465 AC.

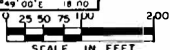


LOCATION MAP 1" = 600'



C	CH	BWG	CH	R	Δ	A	T
1	N 88°25'35"W	34.18'	89.88'	23°30'18"	34.28'	17.38'	
2	N 03°32'02"W	137.74'	218.34'	28°58'08"	338.81'	71.11'	
3	N 88°38'22"W	81.73'	483.81'	07°08'38"	81.77'	28.93'	
4	N 17°43'23"W	88.88'	485.81'	18°25'02"	88.88'	43.7'	
5	N 23°32'02"W	78.81'	485.81'	18°15'15"	88.88'	48.88'	
6	N 88°48'17"W	18.81'	485.81'	08°15'15"	88.88'	48.88'	
7	N 04°19'33"W	48.88'	485.81'	07°32'55"	48.88'	24.88'	
8	N 28°18'28"W	348.48'	477.81'	41°49'37"	348.15'	182.74'	
9	N 28°18'28"W	327.88'	432.81'	41°48'07"	327.88'	175.38'	
10	N 82°13'36"W	89.15'	20.00'	156°20'07"	54.57'	93.67'	
11	S 15°19'38"W	27.46'	20.00'	67°45'58"	23.43'	15.31'	
12	S 27°09'58"W	82.80'	111.47'	43°36'05"	84.83'	44.59'	
13	S 28°54'37"E	74.88'	93.47'	87°05'28"	74.83'	40.73'	
14	S 60°17'48"E	25.50'	93.47'	15°40'54"	25.58'	12.87'	
BEG. DIST.		END. DIST.					
1	N 88°48'08"E	34.88'					
2	N 47°11'08"W	56.88'					
3	N 42°49'00"E	18.00'					
4	N 42°49'00"E	18.00'					

**LEGEND**  
 COS = COMMON OPEN SPACE  
 PVT = PRIVATE  
 (2) = BLOCK NUMBER  
 (3) = PROPOSED CITY MONUMENT  
 (6) = TRACT



## DEDICATION

State of Texas  
County of El Paso

We, Richard G. Miller and Deane G. Miller, owners of this land, hereby present this map and dedicate the private streets for use as utility easements and also all other utility easements as hereon laid down and designated including easements for overhang of service wires for pole type utilities and the right of ingress and egress for service and construction and the right to trim interfering trees and shrubs. Certain areas of this land are designated as private drives and common open spaces intended for use by the homeowners in the addition for access, recreation and other related activities. Accordingly, said designated areas are not dedicated hereby for use by the general public but are reserved for the common use and enjoyment of homeowners in Sierra Crest to the extent provided in the Declaration of Covenants, conditions and restrictions applicable to this subdivision, which are dated the 3rd day of November, 1974 and which, by this reference, are incorporated herein and made a part of this plat.

*Richard G. Miller*  
Owner, Richard G. Miller  
*Deane G. Miller*  
Owner, Deane G. Miller

## ACKNOWLEDGEMENT

State of Texas  
County of El Paso

Before me, the undersigned authority, on this day personally appeared Richard G. Miller and Deane G. Miller, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and considerations therein stated.

Given under my hand and seal this 5th day of April, 1979, A. D.

*Richard G. Miller*  
Notary Public in and for El Paso County, Texas

My Commission expires 12/02/1980

## CITY PLAN COMMISSION

This Commission is hereby approved as to the platting and as to the conditions of the dedication in accordance with Article 20A of Vernon's Texas Civil Statutes this 17th day of April, 1979, A. D.

*James M. Kelly* Secretary  
*Johnathan* Chairman

Accepted and adopted by the City Council of El Paso this 17th day of April, 1979, A. D.

City Clerk \_\_\_\_\_ Mayor \_\_\_\_\_  
 Witnessed for filing this 17th day of APRIL 1979  
*Richard G. Miller*  
 Engineer

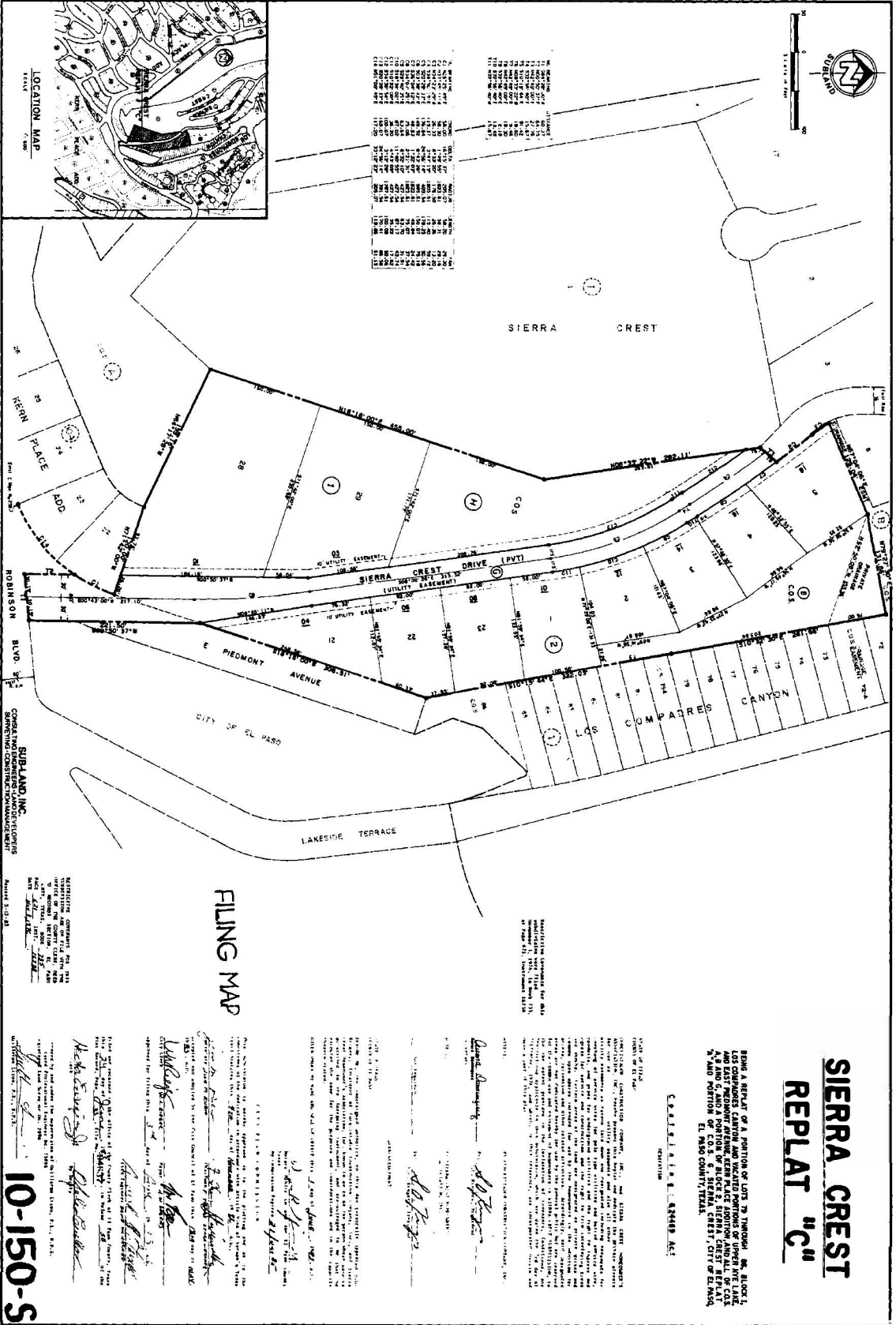
Printed and bound at the office of the County Clerk of El Paso County, Texas, on the 19th day of April, 1979. The City Records Book No. 76744.

*Hector Enriquez* County Clerk  
*Conchita Rodriguez* City Clerk

Prepared by and under the supervision of Guillermo Leon, Licensed Professional Engineer No. 26890  
*Guillermo Leon*  
 Guillermo Leon, Inc.

**10-127-S**  
SUB-LAND, INC.





# SIERRA CREST REPLAT "C"

BEING A REPLAT OF A PORTION OF LOTS 20 THROUGH 28, BLOCK 1, LOS COMPARES CANYON AND VICINITY PORTIONS OF UPPER WILSON LANE AND LOST PIEDMONT AVENUE, BEING PLACE LOTTON AND ALL OF CO. 3, AND PART OF CO. 2, SIERRA CREST, CITY OF EL PASO, AND PORTION OF CO. 5, SIERRA CREST, CITY OF EL PASO, EL PASO COUNTY, TEXAS.

CALL LETTERS: 83449 A.C.T.

RESTRICTIONS CONTAINED HEREIN SHALL APPLY TO ALL LOTS AND TRACTS HEREIN SHOWN AND TO ALL INTERESTS THEREIN.

## FLING MAP

REGISTERING CONTRACT FOR THE  
REPLAT OF THE COUNTY OF EL PASO,  
STATE OF TEXAS, BEING A REPLAT OF  
A PORTION OF LOTS 20 THROUGH 28,  
BLOCK 1, LOS COMPARES CANYON AND  
VICINITY PORTIONS OF UPPER WILSON  
LANE AND LOST PIEDMONT AVENUE,  
BEING PLACE LOTTON AND ALL OF CO. 3,  
AND PART OF CO. 2, SIERRA CREST,  
CITY OF EL PASO, AND PORTION OF  
CO. 5, SIERRA CREST, CITY OF EL PASO,  
EL PASO COUNTY, TEXAS.

10-150-S

*[Signatures and official stamps of the Surveyor and other parties involved in the replat process.]*

# SIERRA CREST REPLAT "D"

BEING A REPLAT OF ALL OF LOTS 2 THROUGH 16 AND 18 THROUGH 25, BLOCK 1, AND ALL OF LOTS 6 THROUGH 12 AND 14 THROUGH 19, BLOCK 2 AND A PORTION OF COMMON OPEN SPACES B AND C AND A PORTION OF COMMON AREA G, SIERRA CREST, CITY OF EL PASO, EL PASO COUNTY, TEXAS

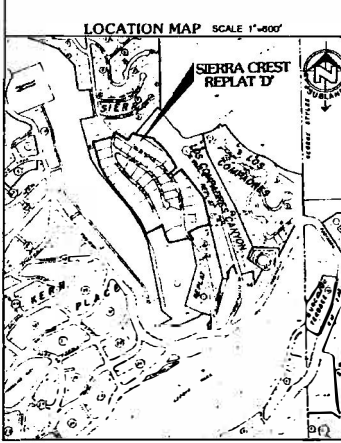
CONTAINING 19.368 ACRES

STARTING POINT	BEARING	DISTANCE	END POINT
1	S 89° 58' 12" W	146.30	2
2	S 89° 58' 12" W	146.30	3
3	S 89° 58' 12" W	146.30	4
4	S 89° 58' 12" W	146.30	5
5	S 89° 58' 12" W	146.30	6
6	S 89° 58' 12" W	146.30	7
7	S 89° 58' 12" W	146.30	8
8	S 89° 58' 12" W	146.30	9
9	S 89° 58' 12" W	146.30	10
10	S 89° 58' 12" W	146.30	11
11	S 89° 58' 12" W	146.30	12
12	S 89° 58' 12" W	146.30	13
13	S 89° 58' 12" W	146.30	14
14	S 89° 58' 12" W	146.30	15
15	S 89° 58' 12" W	146.30	16
16	S 89° 58' 12" W	146.30	17
17	S 89° 58' 12" W	146.30	18
18	S 89° 58' 12" W	146.30	19
19	S 89° 58' 12" W	146.30	20
20	S 89° 58' 12" W	146.30	21
21	S 89° 58' 12" W	146.30	22
22	S 89° 58' 12" W	146.30	23
23	S 89° 58' 12" W	146.30	24
24	S 89° 58' 12" W	146.30	25
25	S 89° 58' 12" W	146.30	26
26	S 89° 58' 12" W	146.30	27
27	S 89° 58' 12" W	146.30	28
28	S 89° 58' 12" W	146.30	29
29	S 89° 58' 12" W	146.30	30
30	S 89° 58' 12" W	146.30	31
31	S 89° 58' 12" W	146.30	32
32	S 89° 58' 12" W	146.30	33
33	S 89° 58' 12" W	146.30	34
34	S 89° 58' 12" W	146.30	35
35	S 89° 58' 12" W	146.30	36
36	S 89° 58' 12" W	146.30	37
37	S 89° 58' 12" W	146.30	38
38	S 89° 58' 12" W	146.30	39
39	S 89° 58' 12" W	146.30	40
40	S 89° 58' 12" W	146.30	41
41	S 89° 58' 12" W	146.30	42
42	S 89° 58' 12" W	146.30	43
43	S 89° 58' 12" W	146.30	44
44	S 89° 58' 12" W	146.30	45
45	S 89° 58' 12" W	146.30	46
46	S 89° 58' 12" W	146.30	47
47	S 89° 58' 12" W	146.30	48
48	S 89° 58' 12" W	146.30	49
49	S 89° 58' 12" W	146.30	50
50	S 89° 58' 12" W	146.30	51
51	S 89° 58' 12" W	146.30	52
52	S 89° 58' 12" W	146.30	53
53	S 89° 58' 12" W	146.30	54
54	S 89° 58' 12" W	146.30	55
55	S 89° 58' 12" W	146.30	56
56	S 89° 58' 12" W	146.30	57
57	S 89° 58' 12" W	146.30	58
58	S 89° 58' 12" W	146.30	59
59	S 89° 58' 12" W	146.30	60
60	S 89° 58' 12" W	146.30	61
61	S 89° 58' 12" W	146.30	62
62	S 89° 58' 12" W	146.30	63
63	S 89° 58' 12" W	146.30	64
64	S 89° 58' 12" W	146.30	65
65	S 89° 58' 12" W	146.30	66
66	S 89° 58' 12" W	146.30	67
67	S 89° 58' 12" W	146.30	68
68	S 89° 58' 12" W	146.30	69
69	S 89° 58' 12" W	146.30	70
70	S 89° 58' 12" W	146.30	71
71	S 89° 58' 12" W	146.30	72
72	S 89° 58' 12" W	146.30	73
73	S 89° 58' 12" W	146.30	74
74	S 89° 58' 12" W	146.30	75
75	S 89° 58' 12" W	146.30	76
76	S 89° 58' 12" W	146.30	77
77	S 89° 58' 12" W	146.30	78
78	S 89° 58' 12" W	146.30	79
79	S 89° 58' 12" W	146.30	80
80	S 89° 58' 12" W	146.30	81
81	S 89° 58' 12" W	146.30	82
82	S 89° 58' 12" W	146.30	83
83	S 89° 58' 12" W	146.30	84
84	S 89° 58' 12" W	146.30	85
85	S 89° 58' 12" W	146.30	86
86	S 89° 58' 12" W	146.30	87
87	S 89° 58' 12" W	146.30	88
88	S 89° 58' 12" W	146.30	89
89	S 89° 58' 12" W	146.30	90
90	S 89° 58' 12" W	146.30	91
91	S 89° 58' 12" W	146.30	92
92	S 89° 58' 12" W	146.30	93
93	S 89° 58' 12" W	146.30	94
94	S 89° 58' 12" W	146.30	95
95	S 89° 58' 12" W	146.30	96
96	S 89° 58' 12" W	146.30	97
97	S 89° 58' 12" W	146.30	98
98	S 89° 58' 12" W	146.30	99
99	S 89° 58' 12" W	146.30	100



LOT	AREA	ACRES
LOT 2	10,387.50	.237
LOT 3	10,387.50	.237
LOT 4	10,387.50	.237
LOT 5	10,387.50	.237
LOT 6	10,387.50	.237
LOT 7	10,387.50	.237
LOT 8	10,387.50	.237
LOT 9	10,387.50	.237
LOT 10	10,387.50	.237
LOT 11	10,387.50	.237
LOT 12	10,387.50	.237
LOT 13	10,387.50	.237
LOT 14	10,387.50	.237
LOT 15	10,387.50	.237
LOT 16	10,387.50	.237
LOT 18	10,387.50	.237
LOT 19	10,387.50	.237
LOT 20	10,387.50	.237
LOT 21	10,387.50	.237
LOT 22	10,387.50	.237
LOT 23	10,387.50	.237
LOT 24	10,387.50	.237
LOT 25	10,387.50	.237
COMMON OPEN SPACE B	78,980.50	1.81
COMMON OPEN SPACE C	17,490.50	.40

RESTRICTIVE COVENANTS FOR THIS SUBDIVISION WERE FILED WITH THE CLERK OF EL PASO COUNTY DEED AND RECORDS SECTION IN BOOK \_\_\_\_\_ INSTRUMENT NO. \_\_\_\_\_



CITY PLAN COMMISSION  
 THIS SUBDIVISION IS HEREBY APPROVED AS TO THE PLATTING AND AS TO THE CONDITIONS OF THE DEDICATION IN ACCORDANCE WITH CHAPTER 212 OF THE LOCAL GOVERNMENT CODE OF TEXAS THIS FIRST DAY OF JUNE 1989 A.D.

SECRETARY: *[Signature]* CITY ENGINEER: *[Signature]*

APPROVED AND ADOPTED BY THE CITY COUNCIL OF EL PASO THIS THIRTIETH DAY OF JUNE 1989 A.D.

CITY COUNCIL: *[Signatures]*

APPROVED FOR FILING THIS 28<sup>th</sup> DAY OF JULY 1989 A.D.

FILED AND RECORDED IN THE OFFICE OF THE COUNTY CLERK OF EL PASO COUNTY, TEXAS THIS 28<sup>th</sup> DAY OF JULY 1989 A.D. IN VOLUME 055068 OF THE PLAT RECORD PAGE 29

SUBDIVISION PLAN PREPARED BY AND UNDER THE SUPERVISION OF SERGIO A. AZAR, H.P.S. REGISTERED PUBLIC SURVEYOR TEXAS LICENSE NO. 3480

DEDICATION  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 CRAZY CAT JOINT VENTURE, CRAZY CAT INVESTMENTS, INC., JENNA SCOTT, GEORGE HEALMON, RANDY S. JOHNSON AND ALEXANDRA PATRICIA JOHNSON CONSTRUCTION CORPORATION, AND THE SIERRA CREST HOMEOWNER'S ASSOCIATION, OWNERS OF THIS LAND, HEREBY PRESENT STATE HAS AND DEDICATE TO USE OF THE PUBLIC, THE UTILITY EASEMENTS AS HEREON LAID DOWN AND DESIGNATED, INCLUDING ALL PRIVATE EASEMENTS AS UTILITY EASEMENTS, OVERHEAD EASEMENTS AS SHOWN ON THE PLAT AND EASEMENTS FOR BURIED SERVICE LINES, CONDUITS AND DIPS FOR UNDERGROUND UTILITIES AND THE RIGHT TO INGRESS AND EGRESS FOR SERVICE AND CONSTRUCTION AND THE RIGHT TO "TIE-IN" INTERFERING TREES AND

ATTEST:  
 BY: *[Signature]* COUNTY CLERK OF EL PASO COUNTY, TEXAS  
 BY: *[Signature]* JENNA SCOTT, MANAGING PARTNER OF CRAZY CAT INVESTMENTS, INC.  
 BY: *[Signature]* GEORGE HEALMON, MANAGING PARTNER OF CRAZY CAT JOINT VENTURE, AND AS PRESIDENT OF SIERRA CREST HOMEOWNER'S ASSOCIATION  
 BY: *[Signature]* RANDY S. JOHNSON, MANAGING PARTNER OF CRAZY CAT INVESTMENTS, INC.  
 BY: *[Signature]* ALEXANDRA PATRICIA JOHNSON, MANAGING PARTNER OF CRAZY CAT JOINT VENTURE, AND AS PRESIDENT OF SIERRA CREST HOMEOWNER'S ASSOCIATION  
 BY: *[Signature]* RONALD S. MCELLEN, AS PRESIDENT OF CONCRETE CONSTRUCTION CORPORATION

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON 19 JUNE 89 BY WILLIAM VAN MASELEN, III AS MANAGING PARTNER OF CRAZY CAT INVESTMENTS, INC. AS MANAGING PARTNER OF CRAZY CAT JOINT VENTURE, AND AS PRESIDENT OF SIERRA CREST HOMEOWNER'S ASSOCIATION  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 02/01/93

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON 6/10/89 BY JENNA SCOTT  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 12/21/92

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON 6/10/89 BY GEORGE HEALMON  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 2/2/93

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON 6/10/89 BY RANDY S. JOHNSON  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 2/2/93

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON 6/10/89 BY ALEXANDRA PATRICIA JOHNSON  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 2/2/93

ACKNOWLEDGEMENT  
 STATE OF TEXAS  
 COUNTY OF EL PASO  
 THIS STATEMENT WAS ACKNOWLEDGED BEFORE ME ON JUNE 19, 1989 BY RONALD S. MCELLEN, AS PRESIDENT OF CONCRETE CONSTRUCTION CORPORATION  
 NOTARY PUBLIC, STATE OF TEXAS  
 MY COMMISSION EXPIRES 2-2-91

FILING MAP

178-S

SUB-LAND, INC.  
 CIVIL ENGINEERS - LAND SURVEYORS  
 LAND PLANNERS - CONSTRUCTION MANAGEMENT  
 1800 WESTERN DRIVE, EL PASO, TEXAS 79915 (915) 564-6433

SIERRA CREST REPLAT "D"





Doc # 20260023374

#Pages 22 #NFPages 2

3/24/2026 10:21:32 AM

Filed & Recorded in  
Official Records of  
El Paso County  
Delia Briones  
County Clerk  
Fees 109.00

Recorded In Person

I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded by document number in the Recording Division of Real Property in El Paso County.



*Delia Briones*

EL PASO COUNTY, TEXAS