



AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.  
Winstead PC  
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Austin, Texas 78701  
Email: rburton@winstead.com

**PARMER RANCH**  
**NOTICE OF APPLICABILITY**

***[PHASE 7]***

*Williamson County, Texas*

**Declarant: PARMER RANCH PARTNERS, L.P., a Texas limited partnership**

**Cross-reference to: (i) that certain Parmer Ranch Master Covenant [Residential], recorded as Document No. 2020011051 in the Official Public Records of Williamson County, Texas, as amended from time to time; and (ii) that certain Parmer Ranch Development Area Declaration [Residential], recorded as Document No. 2020015342 in the Official Public Records of Williamson County, Texas, as amended from time to time.**

**PARMER RANCH**

**NOTICE OF APPLICABILITY  
[PHASE 7]**

This Notice of Applicability is made and executed by **PARMER RANCH PARTNERS, L.P.**, a Texas limited partnership ("**Declarant**"), and is as follows:

1. **Applicability of Master Covenant.** This Notice of Applicability is filed with respect to: Lots 1 through 30, Block A; Lots 2 through 6, Block B; Lots 3 through 11, Block C; Lots 8 through 26, Block D; and Lots 1 through 19, Block E, of Parmer Ranch Phase 7, a subdivision located in Williamson County, Texas, according to the map or plat recorded in Document No. 2023064901, in the Official Public Records of Williamson County, Texas (collectively, the "**Development Area**"). Pursuant to that certain Parmer Ranch Master Covenant [Residential], recorded as Document No. 2020011051 in the Official Public Records of Williamson County, Texas, as amended from time to time (the "**Covenant**"), Declarant served notice that portions of the Property described on Exhibit "A" to the Covenant, upon the Recording of appropriate Notices of Applicability from time to time, may be made a part of the Development and thereby fully subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Covenant.

2. **Applicability of Development Area Declaration.** Pursuant to the Covenant and that certain Parmer Ranch Development Area Declaration [Residential], recorded as Document No. 2020015342 in the Official Public Records of Williamson County, Texas, as amended from time to time (the "**Development Area Declaration**"), Declarant served notice that portions of the Property described on Exhibit "A" to the Covenant, upon the Recording of appropriate Notices of Applicability from time to time, may be subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Development Area Declaration. Pursuant to this Notice of Applicability, the Development Area is subject to the terms and provisions of the Development Area Declaration.

3. **Development Area.** The Development Area described and identified in *Paragraph 1* hereinabove will constitute one of the Development Areas which is permitted, contemplated and defined under the Covenant.

4. **Property Incorporated Into Development.** The provisions of the Covenant and the Development Area Declaration shall apply to the Development Area. The Development Area is hereby included within and made a part of the Development, and is hereby subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Covenant and the Development Area Declaration.

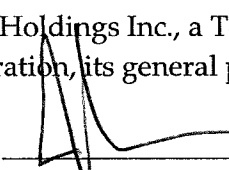
5. **Miscellaneous.** This notice constitutes a Notice of Applicability under *Section 9.5* of the Covenant. This notice, to the extent required, shall be considered an amendment to the Covenant. Any capitalized terms used and not otherwise defined in this notice shall have the meanings set forth in the Covenant.

EXECUTED to be effective as of the 22 day of August, 2023.

**DECLARANT:**

**PARMER RANCH PARTNERS, L.P.,**  
a Texas limited partnership

By: Owen Holdings Inc., a Texas corporation, its general partner

By:   
Joe R. Owen, President

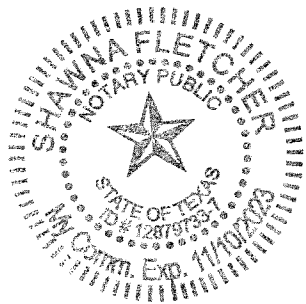
Date: August 21, 2023

THE STATE OF TEXAS §

COUNTY OF TARRANT §

This instrument was acknowledged before me on the 21 day of August 2023, by Joe R. Owen, president of Owen Holdings, Inc., a Texas corporation, the general partner of Parmer Ranch Partners, L.P., a Texas limited partnership, on behalf of said corporation and limited partnership.

(SEAL)



  
Notary Public Signature

**ELECTRONICALLY RECORDED  
OFFICIAL PUBLIC RECORDS**

**2023070794**

Pages: 4 Fee: \$34.00

08/24/2023 10:45 AM

JDISHER



*Nancy E. Rister*

Nancy E. Rister, County Clerk  
Williamson County, Texas