

**TWENTY-EIGHTH AMENDMENT TO
NOTICE TO SELLERS AND PURCHASERS OF REAL ESTATE
SITUATED IN
LANCASTER MUNICIPAL UTILITY DISTRICT NO. 1**

THE STATE OF TEXAS	§
	§
COUNTY OF DALLAS	§
	§
LANCASTER MUNICIPAL UTILITY DISTRICT NO. 1	§ §

Pursuant to V.T.C.A., Texas Water Code, Section 49.452, et. seq., as amended, the Board of Directors of the above-named municipal utility district (the "District") now gives the following notice to all sellers and purchasers of real estate situated within the boundaries of said District and requests that you refer to its original Notice to Sellers and Purchasers of Real Estate Situated in Lancaster Municipal Utility District No. 1 dated March 25, 2002, and recorded in File Record 3170152 of the Real Property Records of Dallas County, Texas.

The only modifications and updates to the Notice are in regard to Item 9, which now should read as follows:

3. The most recent rate of District taxes on property located in the District is \$0.9494 per \$100 valuation equalized at 100% of fair market value.

9. The form of the Notice to Purchasers is as follows:

**NOTICE TO PURCHASER OF SPECIAL
TAXING OR ASSESSMENT DISTRICT**

The real property, described below, that you are about to purchase is located in Lancaster Municipal Utility District No. 1 (the "District") and may be subject to District taxes or assessments. The District may, subject to voter approval, impose taxes and issue bonds. The District may impose an unlimited rate of tax in payment of such bonds.

The current rate of the District property tax is \$0.9494 on each \$100.00 of assessed valuation.

The total amount of bonds payable wholly or partly from property taxes, excluding refunding that are separately approved by the voters and excluding any bonds or any portions of bonds issued that are payable solely from revenues received or expected to be received under a contract with a governmental entity, approved by the voters are:

- (i) \$34,975,000 for water, sewer, and drainage purposes; and
- (ii) \$133,420,000 for road facilities;

The aggregate initial principal amount of all such bonds issued are:

- (i) \$20,020,000 for water, sewer, and drainage facilities; and
- (ii) \$0 for road facilities.

The District is located in whole or in part in the extraterritorial jurisdiction of the City of Lancaster. Texas law governs the ability of a municipality to annex property in the municipality's extraterritorial jurisdiction and whether a district that is annexed by the municipality is dissolved.

The purpose of the District is to provide water, sewer, drainage or flood control and road facilities and services. The cost of District facilities is not included in the purchase price of your property.

_____	_____
Date	Signature of Seller

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ROUTINELY ESTABLISHES TAX RATES DURING THE MONTHS OF SEPTEMBER THROUGH DECEMBER OF EACH YEAR, EFFECTIVE FOR THE YEAR IN WHICH THE TAX RATES ARE APPROVED BY THE DISTRICT. PURCHASER IS ADVISED TO CONTACT THE DISTRICT TO DETERMINE THE STATUS OF ANY CURRENT OR PROPOSED CHANGES TO THE INFORMATION SHOWN ON THIS FORM.

The undersigned purchaser hereby acknowledges receipt of the foregoing at or prior to execution of a binding contract for the purchase of the real property described in such notice or at closing of purchase of the real property.

_____	_____
Date	Signature of Purchaser

Note: Correct District name, tax rate, bond amount, standby fee amount and legal description are to be placed in the appropriate spaces. Except for notices included as an addendum or paragraph of a purchase contract, the notice shall be executed by the seller and purchaser, as indicated. If the District does not propose to provide one or more of the specified facilities and services, the appropriate purpose may be eliminated. If the District has not yet levied taxes, a statement of the District's most recent projected rate of debt service tax, if any, is to be placed in the appropriate space. If the District does not have approval from the commission to adopt and impose a standby fee, the second paragraph of the notice may be deleted. For the purposes of the notice form required to be given to the prospective purchaser prior to execution of a binding contract of sale and purchase, a seller and any agent, representative or person acting on his or her behalf may modify the notice by substitution of the words "January 1, 20__" for the words "this date" and place the correct calendar year in the appropriate space.)

Issued by: Lancaster Municipal Utility District No. 1
Sanford Kuhl Hagan Kugle Parker Kahn, LLP
(713) 850-9000

Date Issued: October 14, 2025

[SIGNATURE PAGE FOLLOWS]

We, the undersigned, being duly chosen members of Lancaster Municipal Utility District No. 1, each for himself or herself, affirm and declare that the above is true and correct to the best of our knowledge and belief.

October 14, 2025
Date

Pat O'Hanlon
Pat O'Hanlon

October 14, 2025
Date

Bruce Prine
Bruce Prine

October 14, 2025
Date

Erik Norgello
Erik Norgello

October 14, 2025
Date

Steve Maglisceau
Steve Maglisceau

October 14, 2025
Date

Felicia Erwin
Felicia Erwin

(DISTRICT SEAL)



THE STATE OF TEXAS

§
§
§

COUNTY OF DALLAS

This instrument was affirmed and acknowledged before me on October 14, 2025, by Pat O'Hanlon, Bruce Prine, Erik Norgello, ~~Steve Maglisceau~~ and Felicia Erwin, members of the Board of Directors of Lancaster Municipal Utility District No. 1, in the capacity herein stated.

(SEAL)

Judy Marcantel
Notary Public, State of Texas

