EXHIBIT "A"

NOTICE TO PURCHASER OF SPECIAL TAXING OR ASSESSMENT DISTRICT

The real property that you are about to purchase is located in Wood Trace Municipal Utility District No. 1, of Montgomery County, Texas (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 $1.00 on each $100 of assessed valuation.

The total amounts of bonds payable wholly or partly from property taxes approved by the voters, excluding refunding bonds that are separately approved by the voters, are:

(i) $102,850,000 for water, sewer, and drainage facilities; and
(ii) $38,850,000 for parks and recreational facilities.

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

(i) $42,025,000 for water, sewer, and drainage facilities; and
(ii) $9,290,000 for parks and recreational facilities.

The District is located wholly or partly in the extraterritorial jurisdiction of the City of Stagecoach. 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 this District is to provide water, sewer, and drainage facilities and services. Subject to certain limitations, the District may also provide road, parks and recreational, and firefighting facilities and services. The cost of District facilities is not included in the purchase price of your property. The legal description of the property which you are acquiring is described in Exhibit "A" attached hereto and made a part hereof.

_____, Seller

By: _____
Name: _____
Title: _____

_____
Date

THE STATE OF TEXAS §
§
COUNTY OF _____ §

This instrument was acknowledged before me on this _____ day of _____, 20____, by _____.

_____
Notary Public in and for
the State of T E X A S

(SEAL)

PURCHASER IS ADVISED THAT THE INFORMATION SHOWN ON THIS FORM IS SUBJECT TO CHANGE BY THE DISTRICT AT ANY TIME. THE DISTRICT ANNUALLY ESTABLISHES TAX RATES. 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 notice at or prior to execution of a binding contract for the purchase of the real property or at closing of purchase of the real property.

_____, Purchaser

By: _____
Name: _____
Title: _____

_____
Date

THE STATE OF TEXAS §
§
COUNTY OF _____ §

This instrument was acknowledged before me on this _____ day of _____, 20____, by _____.

_____
Notary Public in and for
the State of T E X A S

(SEAL)

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E-FILED FOR RECORD
10/15/2026 10:40AM



L. Brandon Steinmann
County Clerk,
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY
I hereby certify that this instrument was e-filed in the file number sequence on the date and time stamped herein by me and was duly e-RECORDED in the Official Public Records of Montgomery County, Texas.

10/15/2026



L. Brandon Steinmann
County Clerk,
Montgomery County, Texas