



**AFTER RECORDING RETURN TO:**  
MARK GROBMYER, ESQ.  
WINSTEAD, PC  
600 W. 5<sup>TH</sup> STREET, SUITE 900  
AUSTIN, TEXAS 78701  
EMAIL: [MGROBMYER@WINSTEAD.COM](mailto:MGROBMYER@WINSTEAD.COM)

**MIRABELLA**

**ADOPTION OF WORKING CAPITAL ASSESSMENT**

**Declarant:** CENTURY LAND HOLDINGS OF TEXAS, LLC, a Colorado limited liability company

Cross-reference to that certain Declaration of Covenants, Conditions and Restrictions for Mirabella, recorded under Document No. 2025-2512745 Official Public Records of Waller County, Texas.

**MIRABELLA**  
**ADOPTION OF WORKING CAPITAL ASSESSMENT**

Pursuant to *Section 6.08* of that certain Declaration of Covenants, Conditions and Restrictions for Mirabella, recorded under Document No. 2025-2512745, Official Public Records of Waller County, Texas, as amended (collectively, the "**Declaration**"), **CENTURY LAND HOLDINGS OF TEXAS, LLC**, a Colorado limited liability company (the "**Declarant**") files this Adoption of Working Capital Assessment as follows:

1. **Working Capital Assessment.** In accordance with *Section 6.08* of the Declaration, the Declarant adopts a working capital assessment in an amount equal to fifty percent (50%) of the annual Regular Assessment for the year in which the Lot is conveyed (the "**Working Capital Assessment**"). The Working Capital Assessment applies to all Lots subject to the Declaration unless otherwise exempt pursuant to *Section 6.08* of the Declaration.
  
2. **Subject to Change.** The amount of the Working Capital Assessment designated hereunder is subject to change from time to time by Declarant, until the expiration or termination of the Development Period, and the Board thereafter.
  
3. **Capitalized Terms.** Capitalized terms used but not defined herein shall have the meanings ascribed to such terms in the Declaration.

EXECUTED to be effective on the date this instrument is Recorded.

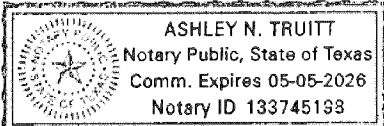
**DECLARANT:**

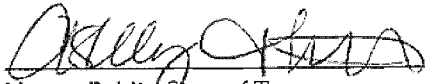
**CENTURY LAND HOLDINGS OF TEXAS, LLC**, a Colorado limited liability company

By: \_\_\_\_\_  
Printed Name: Carlos Vieira  
Title: VP of Land Development

STATE OF TEXAS           §  
  §  
COUNTY OF Harris       §

This instrument was acknowledged before me this 24<sup>th</sup> day of September, 2025 by Carlos Vieira, VP of Land Dev for Century Land Holdings of Texas, LLC, a Colorado limited liability company on behalf of said limited liability company.

(seal)  ASHLEY N. TRUITT  
Notary Public, State of Texas  
Comm. Expires 05-05-2026  
Notary ID 133745193

  
\_\_\_\_\_  
Notary Public, State of Texas

## FILED AND RECORDED

**Instrument Number: 2512818**

Filing and Recording Date: 10/10/2025 09:26:51 AM Pages: 3 Recording Fee: \$19.00

I hereby certify that this instrument was FILED on the date and time stamped hereon by me and was duly RECORDED in the OFFICIAL PUBLIC RECORDS of Waller County,



A handwritten signature in black ink that reads "Debbie Hollan". The signature is written in a cursive style.

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Debbie Hollan, County Clerk  
Waller County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

simplifile, Deputy

Returned To:  
WINSTEAD PC - AUSTIN  
401 CONGRESS AVENUE, SUITE 210  
AUSTIN, TX 78701