

There are no standby fees imposed by the District at this time.

VII.

A confirmation election was not required for the District.

VIII.

The functions to be performed by the District are the providing of water, sanitary sewer, and drainage facilities to the area of the District.

IX.

The form of notice to purchasers required to be furnished by a seller to a purchaser of real property located within the District, with all information required to be furnished by the District completed, is attached hereto as Exhibit "A."

X.

A complete and accurate map showing the boundaries of the District is shown on Exhibit "C" attached hereto, which map is incorporated herein and made a part hereof for all purposes.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

EFFECTIVE this 9th day of October 2025.

ROMAN FOREST PUBLIC UTILITY
DISTRICT NO. 3

R. A. R.
Ruth Ann Rawlins, President

N/A
Joanis Riebl, Vice President

Anna Jane Hornaday
Anna Jane Hornaday, Secretary

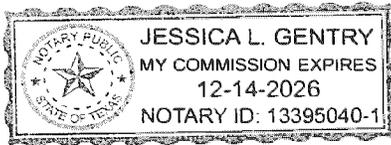
Robert Parr
Robert Parr, Director

Randy Mire
Randy Mire, Director

STATE OF TEXAS §
COUNTY OF MONTGOMERY §

This instrument was acknowledged before me on the 9th day of October 2025,
by RuthAnn Rawlins, Anna Jane Hornaday, Robert Parr, and Randy Mire of Roman Forest
Public Utility District No. 3, on behalf of said District.

(NOTARY SEAL)



Jessica L. Gentry
Notary Public in and for the State of Texas

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 before the execution of a binding contract for the purchase of the real property or at closing of purchase of the real property.

_____, Purchaser

Date

By: _____

Name: _____

Title: _____

THE STATE OF TEXAS
COUNTY OF _____

§
§

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

(SEAL)

Notary Public for the State of Texas

EXHIBIT "B"

METES AND BOUNDS DESCRIPTION

FIELD NOTE DESCRIPTION
412.260 ACRES
IN THE PRYOR BRYAN SURVEY, ABSTRACT NUMBER 76
MONTGOMERY COUNTY, TEXAS

BEING a 412.260 acre tract of land situated in the Pryor Bryan Survey, Abstract Number 76, Montgomery County, Texas, being comprised of all of that same Roman Forest Public Utility District No. 3, called 381.98 acre tract to Roman Forest Public Utility District No. 3 (Roman Forest tract), recorded in Volume 1, Page 331, in the Montgomery County Clerk's Office, and all of Reserve 18 of Roman Forest, Section IV, according to the plat thereof, recorded in Volume 9, Page 95 of the Map Records of Montgomery County, Texas (M.R.M.C.T.), said 412.260 acre tract being more particularly described by metes and bounds as follows:

COMMENCING at a 3/4 inch iron pipe in a fence corner, from which a fence corner for the northeasterly corner of that certain called 1000 acre tract recorded in Volume 130, Page 279, of the Deed Records of Montgomery County, Texas (D.R.M.C.T.) bears, North 00°51'08" East, 55.55 feet;

THENCE North 89°04'42" East, 4590.00 feet, with the north line of a 3208 acre tract recorded in Volume 721, Page 792, D.R.M.C.T., to a calculated point for the northwesterly corner of said Roman Forest tract and the herein described 412.260 acre tract, **FOR THE POINT OF BEGINNING**;

THENCE South, 1290.00 feet, to a calculated point for corner;
THENCE West, 300.00 feet, to a calculated point for corner;
THENCE South 27°00'12" West, 814.49 feet, to a calculated point for corner;
THENCE South 19°25'00" East, 1310.00 feet, to a calculated point for corner;
THENCE South 01°55'41" East, 720.00 feet, to a calculated point for corner;
THENCE North 88°50'00" East, 1885.00 feet, to a calculated point for corner;
THENCE South 76°10'00" East, 1520.00 feet, to a calculated point for corner;
THENCE North 13°15'00" East, 1520.00 feet, to a calculated point for corner;
THENCE North 46°50'00" East, 103.91 feet, to a calculated point for corner;
THENCE South 15°15'00" East, 639.37 feet, to a calculated point for corner;
THENCE North 89°13'49" East, 346.62 feet, to a calculated point for corner;
THENCE North 00°46'11" West, 379.59 feet, to a calculated point for corner;
THENCE North 13°30'00" West, 256.33 feet, to a calculated point for corner;
THENCE South 76°30'00" West, 250.00 feet, to a calculated point for corner;
THENCE North 13°30'00" West, 197.81 feet, to a calculated point for corner;
THENCE North 46°50'00" East, 135.96 feet, to a calculated point for corner;
THENCE North 08°25'56" East, 91.52 feet, to a calculated point for corner;
THENCE North 76°30'00" East, 97.68 feet, to a calculated point for corner;
THENCE South 13°30'00" East, 107.95 feet, to a calculated point for corner;
THENCE North 17°37'00" East, 570.30 feet, to a calculated point for corner;
THENCE North 78°03'00" East, 166.36 feet, to a calculated point for corner;
THENCE South 70°55'00" East, 240.00 feet, to a calculated point for corner;
THENCE South 15°44'00" East, 240.00 feet, to a calculated point for corner;
THENCE South 30°34'00" West, 305.68 feet, to a calculated point for corner;
THENCE South 13°30'00" East, 444.73 feet, to a calculated point for corner;
THENCE South 00°48'12" East, 95.91 feet, to a calculated point for corner;
THENCE North 89°13'48" East, 382.85 feet, to a calculated point for corner;
THENCE North 00°18'03" West, 398.30 feet, to a calculated point for corner;
THENCE North 12°56'11" East, 284.36 feet, to a calculated point for corner;
THENCE North 42°30'00" East, 480.00 feet, to a calculated point for corner;
THENCE North 16°47'57" East, 123.35 feet, to a calculated point for corner;
THENCE North 89°41'57" East, 50.00 feet, to a calculated point for corner;
THENCE North 00°18'03" West, 200.00 feet, to a calculated point for corner;

THENCE South 89°41'57" West, 192.79 feet, to a calculated point for the beginning of a curve to the right;
THENCE Westerly, 690.44 feet, with said curve to the right having a radius of 3600.14 feet, a central angle of 10°59'17", and a chord that bears North 84°48'24" West, 689.38 feet, to a calculated point for the end of said curve;
THENCE South 13°33'12" West, 204.50 feet, to a calculated point for corner;
THENCE North 76°26'48" West, 300.00 feet, to a calculated point for corner;
THENCE North 13°33'12" East, 200.00 feet, to a calculated point for corner;
THENCE North 76°26'48" West, 246.96 feet, to a calculated point for corner;
THENCE North 08°25'56" East, 601.84 feet, to a calculated point for corner;
THENCE North 62°00'00" East, 465.00 feet, to a calculated point for corner;
THENCE North 26°15'00" West, 815.00 feet, to a calculated point for corner;
THENCE South 89°04'42" West, 4124.91 feet, to the **POINT OF BEGINNING** and containing a computed area of 412.260 acres of land within this Field Note Description.

SAVE AND EXCEPT the following 1.103 acre tract:

FIELD NOTE DESCRIPTION
1.103 ACRES
IN THE PRYOR BRYAN SURVEY, ABSTRACT NUMBER 76
MONTGOMERY COUNTY, TEXAS

BEING a 1.103 acre tract of land situated in the Pryor Bryan Survey, Abstract Number 76, Montgomery County, Texas, being comprised of Lots 31 and 32, Block 8, of Roman Forest, Section 1V, as shown on the map or plat thereof, recorded in Volume 9, Page 95, of the Map Records of Montgomery County, Texas (M.R.M.C.T.), said 1.103 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a calculated point for the northerly corner of said Lot 31 and the herein described 1.103 acre tract, from which a calculated point for the northwesterly corner of said 381.98 acre tract bears, North 04°38'39" West, 2722.23 feet;

THENCE South 27°40'15" East, 146.62 feet, to a calculated point for corner in the arc of a non-tangent curve to the left;

Southeasterly, 133.07 feet, with the arc of said non-tangent curve to the left having a radius of 75.00 feet, a central angle of 101°39'26", and a chord that bears South 13°21'34" East, 116.29 feet, to a calculated point for corner;

THENCE South 02°22'39" West, 32.47 feet, to a calculated point for corner;
THENCE South 89°17'29" West, 215.00 feet, to a calculated point for corner;
THENCE North 05°05'40" West, 230.10 feet, to a calculated point for corner;
THENCE North 70°58'21" East, 150.00 feet, to the **POINT OF BEGINNING** and containing a computed area of 1.103 acres of land within this Field Note Description.

LEAVING a calculated area of 411.157 acres (net) within this Field Note Description.

This document was prepared under 22 TAC 663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

May 7, 2024
Date



Thomas A. McIntyre
R.P.L.S. No. 6921

EXHIBIT "C"

DISTRICT BOUNDARY MAP



SYMBOL LEGEND
 ○ CALCULATED CORNER
 ● SURVEY MONUMENT

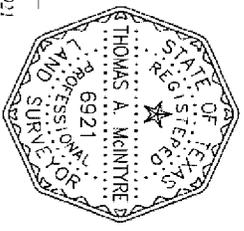


**BOUNDARY MAP OF ROMAN FOREST
 UTILITY DISTRICT NO. 3**

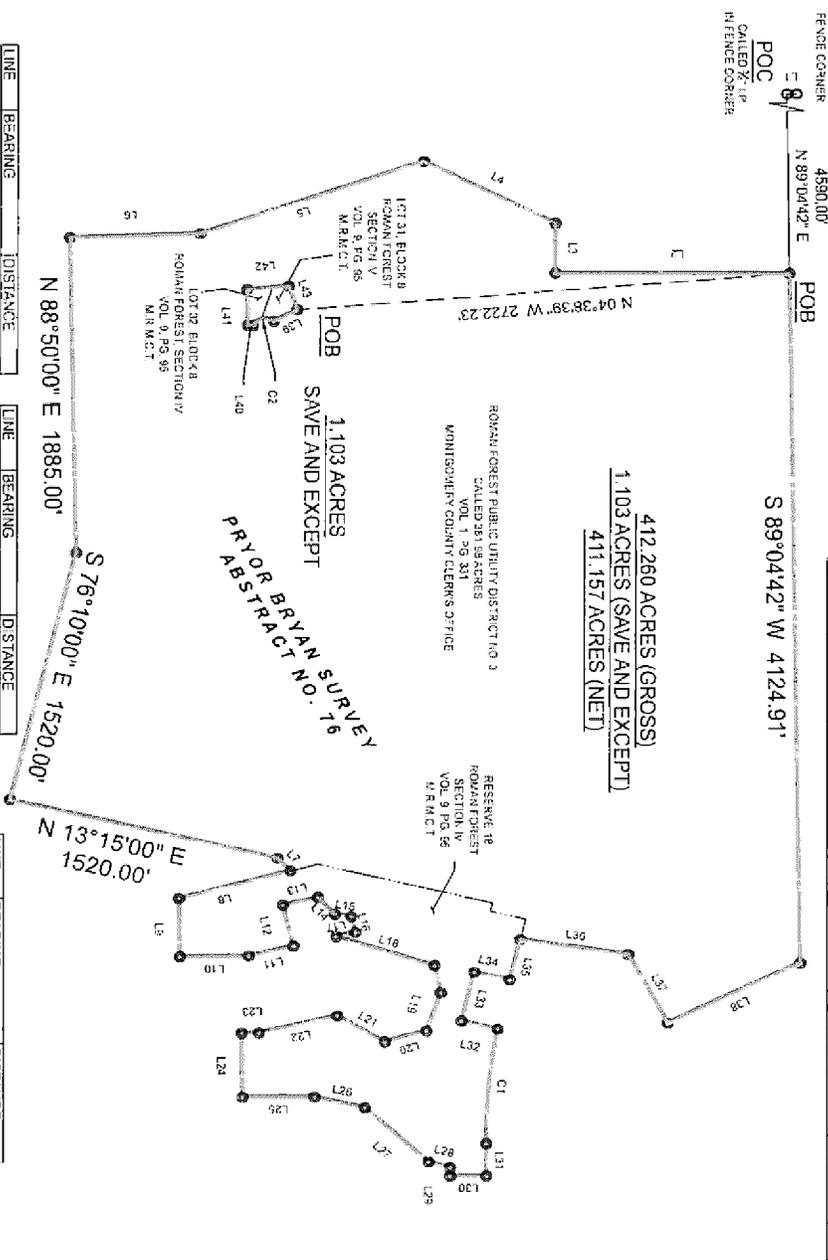
BENGA 411.157 (NET) ACRES TRACT OF LAND SITUATED IN THE FRYOR BRYAN SURVEY, ABSTRACT NUMBER 76, MONTGOMERY COUNTY, TEXAS, BEING COMPRISED OF THE REMAINDER OF THAT CERTAIN ROMAN FOREST PUBLIC UTILITY DISTRICT NO. 3, CALLED 391.98 ACRES TRACT TO ROMAN FOREST PUBLIC UTILITY DISTRICT NO. 3, RECORDED IN VOLUME 1, PAGE 331, IN THE MONTGOMERY COUNTY CLERK'S OFFICE AND ALL OF RESERVE 18 OF ROMAN FOREST, SECTION IV, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 9, PAGE 95 OF THE MAP RECORDS OF MONTGOMERY COUNTY, TEXAS.

THIS DOCUMENT WAS PREPARED UNDER 22 FAC 693.2. DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.

Thomas A. McIntyre
 Registered Professional Land Surveyor, No. 6921



CL. NAME	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	1360.12	680.44	689.38	N 82°48'24" W	105°55'32"
C2	173.90	133.07	110.25	S 12°21'34" E	101°33'25"



LINE	BEARING	DISTANCE
L1	N 00°41'09" W	56.55'
L2	S 00°00'00" E	1290.00'
L3	N 50°00'00" W	300.00'
L4	S 27°00'12" W	814.49'
L5	S 19°25'00" E	1310.00'
L6	S 07°55'41" E	720.00'
L7	N 46°50'00" E	103.91'
L8	S 15°15'00" E	639.37'
L9	N 89°13'49" E	346.62'
L10	N 00°46'11" W	379.59'
L11	N 13°30'00" W	256.33'
L12	S 76°30'00" W	250.00'
L13	N 13°30'00" W	197.81'
L14	N 48°50'00" E	136.96'
L15	N 08°23'30" E	191.32'

LINE	BEARING	DISTANCE
L16	N 75°30'00" E	97.66'
L17	S 13°30'00" E	107.95'
L18	N 17°37'00" E	101.53'
L19	S 70°55'00" E	240.55'
L20	S 15°42'00" E	240.50'
L21	S 30°32'00" W	305.69'
L22	S 13°30'00" W	444.73'
L23	S 00°48'12" E	95.91'
L24	N 59°15'48" E	382.95'
L25	N 00°18'03" W	398.33'
L26	N 12°56'11" E	284.35'
L27	N 42°36'00" E	480.00'
L28	N 15°42'57" E	173.95'
L29	N 69°44'37" E	50.00'
L30	N 00°18'03" W	280.00'

LINE	BEARING	DISTANCE
L31	S 63°41'57" W	192.79'
L32	S 73°33'13" W	204.50'
L33	N 76°26'48" W	300.00'
L34	N 15°33'12" E	200.00'
L35	N 76°26'48" W	246.95'
L36	N 62°29'56" E	601.84'
L37	N 62°00'00" E	493.00'
L38	N 26°5'00" W	815.00'
L39	S 27°40'15" E	146.62'
L40	S 02°22'33" W	32.47'
L41	S 69°17'28" W	215.00'
L42	N 05°03'40" W	230.10'
L43	N 70°58'21" E	150.50'

E-FILED FOR RECORD

10/14/2025 01:58PM



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.

10/14/2025



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas