

# NOTICE TO PURCHASER OF SPECIAL TAXING OR ASSESSMENT DISTRICT

THE STATE OF TEXAS           §  
                                          §  
COUNTY OF MONTGOMERY   §

"The real property, described below, which you are about to purchase is located in the MONTGOMERY COUNTY MUNICIPAL UTILITY DISTRICT NO. 18. The District 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 tax rate in payment of such bonds. The current rate of the District property tax is \$0.232 on each \$100.00 of assessed valuation. The total amounts of bonds payable wholly or partly from property taxes (excluding refunding bonds that are separately approved by the voters) approved by the voters are:

\$60,000,000 for water, sewer, and drainage facilities

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

\$38,690,000 for water, sewer, and drainage facilities

"The District sought and obtained approval of the Texas Commission on Environmental Quality to adopt and impose a standby fee. The amount of the standby fee is \$5.00. An unpaid standby fee is a personal obligation of the person that owned the property at the time of imposition and is secured by a lien on the property. Any person may request a certificate from the District stating the amount, if any, of unpaid standby fees on a tract of property in the district."

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

"The purpose of this District is to provide water, sewer, drainage, flood control, and parks and recreational facilities and services. The cost of district facilities is not included in the purchase price of your property."

"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."

\_\_\_\_\_  
Date

 *Tracie D. Deroulac* 07/24/24  
\_\_\_\_\_

\_\_\_\_\_  
Signature of Seller

"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."

\_\_\_\_\_  
Date

\_\_\_\_\_  
Signature of Purchaser

This notice form is issued by: Montgomery County Municipal Utility District No. 18  
Telephone Number: (713) 951-0800  
Date of Issuance: September 22, 2022