

STATE OF TEXAS §

COUNTY OF WILLIAMSON §

**AMENDMENT OF RULES AND REGULATIONS
OF
OAK CREEK HOMEOWNERS ASSOCIATION, INC.**
Regarding Leasing

Document reference. Reference is hereby made to that certain Declaration of Covenants, Conditions and Restrictions for Oak Creek—Revised 1995, filed as Document No. 9647369 in the Official Records of Williamson County, Texas (together with all amendments and supplemental documents thereto, the “**Declaration**”).

Reference is further made to that certain Bylaws of Oak Creek Homeowners Association, Inc. attached as Exhibit ‘D’ to the Declaration; and that certain Addition/Amendment to Bylaws for Oak Creek filed as Document No. 2001087495 of the Official Public Records of Williamson County, Texas (cumulatively and together with any amendments or supplements, the “**Bylaws**”)

Reference is further made to that certain Amendment of Rules and Regulations of Oak Creek Homeowners Association, Inc., filed as Document No. 2012013515 of the Official Public Records of Williamson County, Texas, that certain Amendment of Rules and Regulations of Oak Creek Homeowners Association, Inc., filed as Document No. 2013055951 of the Official Public Records of Williamson County, Texas, and those certain Resolutions of the Board of Directors Adopting Rules for Oak Creek Homeowners Association, Inc., filed as Document No. 2009036725 in the Official Public Records of Williamson County, Texas, (cumulatively and together with any amendments or supplements, the “**Rules**”).

WHEREAS the Declaration provides that owners of lots subject to the Declaration are automatically made members of Oak Creek Homeowners Association, Inc. (the “**Association**”);

WHEREAS the Association has the authority under state statute and its general corporate governance powers to adopt the rules set forth herein;

WHEREAS the Association, acting through its board of directors (the “**Board**”), has previously adopted the Rules and wishes to supplement the Rules; and

WHEREAS the Board, pursuant to Declaration §2.6(a) and §2.6(h), hereby adopts the following rule regarding leasing:

[see next page]

“Leasing Rules.

1. Definition of Leasing. A Lot is deemed “leased,” and its occupants deemed “tenants,” for purposes of this Section and other leasing-related provisions in the governing documents, except when: (i) the Lot is occupied by the Lot owner, (ii) the Lot is occupied by a person immediately related to the owner by blood, marriage or adoption¹, (iii) the Lot is vacant, or (iv) title to the Lot is held by a corporation, trust, partnership, or other legal entity, with the primary purpose of providing occupancy to the current occupant. This definition applies irrespective of whether there is a written agreement between the Lot owner and the occupant(s) or whether any financial consideration has been provided for the right of occupancy.
2. Tenant registration. Lot owners must register the names, telephone numbers, and emergency contacts for their tenants with the Association within 7 days of the effective date of the lease or within 7 days of tenant move-in, whichever earlier. The registration must be in writing and provided to the Association’s managing agent, or other agent of the Association designated by the Board from time to time.
3. Rules must be attached to all leases. All leases must be in writing and leases must have all Association Rules attached to the lease as an Exhibit.”

¹ A situation where an owner lives with an unrelated individual for purpose of companionship, regardless of whether the companion contributes to living expenses, will not be considered a lease under these rules.

OAK CREEK HOMEOWNERS ASSOCIATION, INC.
Acting by and through its Board of Directors

Signature: Edward F. Greene
Printed Name: Edward F. GREENE
Title: HOA-President

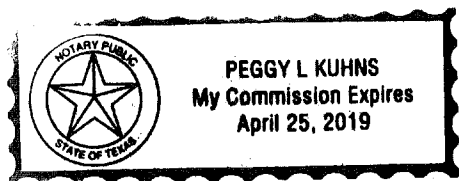
Acknowledgement

STATE OF TEXAS §

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This instrument was executed before me on the 16th day of January, 2018, by Edward F. Greene in the capacity stated above. 2019

Peggy L. Kuhns
Notary Public, State of Texas



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Nancy E. Rister

Nancy E. Rister, County Clerk
Williamson County, Texas