

**ASSIGNMENT OF DECLARANT RIGHTS AND
DECLARATION OF CONTROL TRANSFER DATE**

STATE OF TEXAS §
 § KNOW ALL BY THESE PRESENTS:
COUNTY OF COLLIN §

THIS ASSIGNMENT OF DECLARANT RIGHTS AND DECLARATION OF CONTROL TRANSFER DATE (this “**Assignment**”) is made on the date hereinafter set forth by LGI HOMES - TEXAS, LLC, a Texas limited liability company (the “**Assignor**”), to PRINCETON HEIGHTS HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation (“**Association**”).

WHEREAS, Princeton Heights (the “**Subdivision**”) is a subdivision located in Collin County, Texas which is overseen by the Association, and governed by that certain Amended and Restated Declaration of Covenants, Conditions and Restrictions for Princeton Heights recorded on September 15, 2022 as Document No. 2022000139592 of the Official Public Records of Real Property of Collin County, Texas (as further amended, restated, and supplemented, “**Declaration**”); and

WHEREAS, Assignor is the current Declarant of the Subdivision under the Declaration and all corporate documents of the Association and desires to assign its rights and duties as Declarant to Assignee, and Assignee desires to assume such rights and duties.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Assignor hereby declares that the Control Transfer Date has occurred effective on the date hereof. Further, Assignor hereby assigns to the Association, and the Association hereby assumes, all of Assignor’s rights and duties as Declarant under the Declaration, the corporate documents of the Association, and in relation to the Subdivision. The Association does hereby release, indemnify, and hold harmless each former and current director of the Association and LGI Homes - Texas, LLC, a Texas limited liability company, along with all of its predecessors, successors, parents, assigns, agents, directors, officers, employees, attorneys, and shareholders (each, an “**Indemnitee**”), from and against any and all actions, causes of action, claims, suits, debts, damages, penalties, judgments, liabilities, demands, and expenses (including legal and accounting fees) which may now exist or which may accrue in the future, arising from or relating in any way to the development of the subdivision, any prior board decision or inaction, or to the Association, EVEN IF DUE TO THE NEGLIGENCE, GROSS NEGLIGENCE, OR INTENTIONAL ACTS OF ANY INDEMNITEE.

[SIGNATURE PAGE(S) TO FOLLOW]

EXECUTED TO BE EFFECTIVE for all purposes as of the 3 day of April, 2025.

ASSIGNOR:

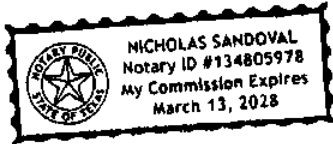
LGI HOMES - TEXAS, LLC,
a Texas limited liability company

By: [Signature]
Name: Elaine Torres
Title: Officer

STATE OF TEXAS §
 §
COUNTY OF Montgomery §

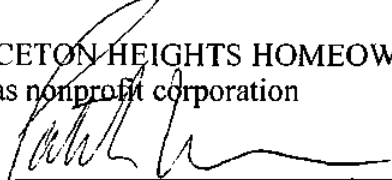
BEFORE ME, the undersigned authority on this 3 day of April, 2025, personally appeared Elaine Torres, the Officer of LGI Homes – Texas, LLC, a Delaware limited liability company, known by me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes and consideration therein expressed and in the capacity therein expressed.

[Signature]
Notary Public, in and for the State of Texas




ASSOCIATION:

PRINCETON HEIGHTS HOMEOWNERS ASSOCIATION, INC.,
a Texas nonprofit corporation

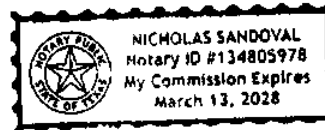
By: 
Name: PATRICK VEDRA
Title: Director

STATE OF TEXAS §
 §
COUNTY OF Montgomery §

BEFORE ME, the undersigned authority on this 3 day of April, 2025, personally appeared Patrick Vedra, the Director of PRINCETON HEIGHTS HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, known by me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes and consideration therein expressed and in the capacity therein expressed.


Notary Public, in and for the State of Texas

After recording return to:
Barton Benson Jones PLLC
Attn: Shanna R. Castro
1803 Broadway, Suite 840
San Antonio, Texas 78215



**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2025000040844

eRecording - Real Property

ASSIGNMENT

Recorded On: April 07, 2025 01:53 PM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$33.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2025000040844
Receipt Number: 20250407000416
Recorded Date/Time: April 07, 2025 01:53 PM
User: Kim D
Station: Workstation cck024

Record and Return To:

CSC



**STATE OF TEXAS
COUNTY OF COLLIN**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX