

EXHIBIT A

FOURTH AMENDMENT TO THE BY-LAWS OF THE VILLAGE AT FRISCO LAKES COMMUNITY ASSOCIATION, INC.

STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS
COUNTY OF DENTON §

This Fourth Amendment (herein so-called) to the By-Laws of The Villages at Frisco Lakes Community Association, Inc. is effective as of the date this Fourth Amendment is filed with the Office of the Denton County Clerk:

WITNESSETH:

WHEREAS, Article V, Section 5.7 (b) of the By-Laws of The Villages at Frisco Lakes Community Association, Inc. (the “*By-Laws*”) provides that the By-Laws may be amended by resolution duly adopted by the Board of Directors and with the consent of Declarant, so long as the Declarant owns any portion of the Properties; and

WHEREAS, the Board of Directors has determined that it is in the best interest of The Villages at Frisco Lakes Community Association, Inc. to amend the By-Laws as set forth hereinafter with specificity; and

WHEREAS, the Declarant has consented to this Fourth Amendment; and

WHEREAS, a duly convened meeting of the Board was conducted on May 6, 2020, and at such meeting the following amendments to the Bylaws were approved by a majority of the Directors present; and

WHEREAS, this Fourth Amendment shall constitute a resolution of the Board of Directors.

NOW, THEREFORE, the By-Laws of The Villages at Frisco Lakes Community Association, Inc. are hereby amended as follows:

(a) Article IV, Section 4.3 of the Bylaws is hereby deleted in its entirety and shall hereinafter read as follows:

Section 4.3 Nomination of Committee Members. Nominations for committees shall be made by a Nominating Committee. During the year 2020, the Board shall appoint seven (7) individuals to serve on the Nominating Committee. Four (4) such appointees shall serve a term of two (2) years and three (3) such appointees shall serve a term of one (1) years, as determined by the Board. Thereafter, once the initial terms have expired, all individuals subsequently appointed by the Board to the Nominating Committee shall each serve a term of two (2) years. Any term limit restriction which would otherwise prevent an individual from being appointed in 2020 to the serve on the Nominating Committee is waived. Appointments to the Nominating Committee shall be made by the Board to fill vacancies created by an expiring term, death, resignation, or removal. The Nominating Committee may nominate its slate of candidates for committees no later than 7 days before the meeting at which the Board is scheduled to make appointments. The Nominating Committee may make as many nominations as vacancies on committees. To the extent this Section 4.3 conflicts with the Charter for the Nominating Committee, this Section 4.3 shall govern and control. The Board shall modify the Charter for the Nominating Committee to the extent necessary to be consistent with this Section 4.3.

(b) Article IV, Section 4.4 of the Bylaws is hereby deleted in its entirety and shall hereinafter read as follows:

Section 4.4 Appointments and Term of Office. This Section 4.4 shall govern except as otherwise provided in these By-Laws. Committee Members shall be appointed for a term as determined by the Board of Directors or, if no determination is made by the Board of Directors, for a term of two years. In either case, terms will expire on either June 30 or December 31. The Committee Members shall hold office until their respective successors have been appointed. Committee Members may serve no more than two full or partial consecutive terms on the same committee. Committee members who serve two full or partial consecutive terms on a committee may not serve on that same committee again until twelve months has lapsed since the expiration of their most recent term on the committee.

[SIGNATURE PAGE TO FOLLOW]

SIGNED this 8th day of June, 2020.

**THE VILLAGE AT FRISCO LAKES
COMMUNITY ASSOCIATION, INC.,**
a Texas non-profit corporation

By: *Eileen Hale*
Its: President

By: *Steve Trent*
Its: Vice President

EXHIBIT B

Those lots, blocks, tracts and parcels of real property located in the City of Frisco, Denton County, Texas more particularly described as follows:

- (i) **Frisco Lakes Drive**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2007-107073 in the Map Records of Denton County, Texas;
- (ii) **Frisco Lakes by Del Webb, Village 1**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2014-380 in the Map Records of Denton County, Texas;
- (iii) **Frisco Lakes by Del Webb, Phase 1A**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet W, Page 911 of the Map Records of Denton County, Texas;
- (iv) **Frisco Lakes by Del Webb, Village 2**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2015-234 in the Map Records of Denton County, Texas;
- (v) **Frisco Lakes by Del Webb, Village 3**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2016-2215 in the Map Records of Denton County, Texas;
- (vi) **Frisco Lakes by Del Webb, Village 4**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2014-189 in the Map Records of Denton County, Texas;
- (vii) **Frisco Lakes by Del Webb, Village 5, Phase 1A**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2016-69 in the Map Records of Denton County, Texas;
- (viii) **Frisco Lakes by Del Webb, Village 5, Phase 2**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2016-69 in the Map Records of Denton County, Texas, as amended by Amending Plat recorded as Document No. 2016-2030;
- (ix) **Frisco Lakes by Del Webb Village 6**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2013-246 in the Map or Plat Records of Denton County, Texas;

- (x) **Frisco Lakes by Del Webb, Village 7**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded as Document No. 2014-305 in the Map Records of Denton County, Texas;
- (xi) **Frisco Lakes by Del Webb Village 8**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2012-274 in the Map or Plat Records of Denton County; Texas, as amended by Amending Plat recorded as Document No. 2013-43;
- (xii) **Frisco Lakes by Del Webb Village 9**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2012-114 in the Map or Plat Records of Denton County, Texas;
- (xiii) **Frisco Lakes by Del Webb Village 10**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2017-26 in the Map or Plat Records of Denton County, Texas
- (xiv) **Frisco Lakes by Del Webb Village 11**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2011-47 in the Map or Plat Records of Denton County, Texas;
- (xv) **Frisco Lakes by Del Webb Village 12**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2011-145 in the Map or Plat Records of Denton County, Texas;
- (xvi) **Frisco Lakes by Del Webb Village 13**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2011-192 in the Map or Plat Records of Denton County, Texas;
- (xvii) **Frisco Lakes by Del Webb Village 14**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2010-161 in the Map or Plat Records of Denton County, Texas;
- (xviii) **Frisco Lakes Del by Webb Village 15**, Phase 1, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet Y, Page 128 of the Map Records of Denton County, Texas;
- (xix) **Frisco Lakes by Del Webb, Village 15 Phase 2**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2010-58 in the Map or Plat Records of Denton County, Texas;

- (xx) **Frisco Lakes by Del Webb Village 16**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 555 of the Map Records of Denton County, Texas;
- (xxi) **Frisco Lakes by Del Webb Village 17**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 557 of the Map Records of Denton County, Texas;
- (xxii) **Frisco Lakes by Del Webb Village 18**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2010-202 in the Map or Plat Records of Denton County, Texas;
- (xxiii) **Frisco Lakes by Del Webb Village 19**, an Addition to the City of Frisco, Denton County, Texas, according to the plat thereof recorded in Cabinet Y, Page 753 of the Map Records of Denton County, Texas;
- (xxiv) **Frisco Lakes by Del Webb Village 20 Phase 1**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2010-25 in the Map or Plat Records of Denton County, Texas;
- (xxv) **Frisco Lakes by Del Webb Village 20 Phase 2**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2010-184 in the Map or Plat Records of Denton County, Texas;
- (xxvi) **Frisco Lakes by Del Webb Village 21**, an Addition to the City of Frisco, Denton County, Texas, according to the plat thereof recorded in Cabinet X, Page 559 of the Map Records of Denton County, Texas;
- (xxvii) **Frisco Lakes by Del Webb, Phase 1B, Village 22**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 44 of the Map Records of Denton County, Texas;
- (xxviii) **Frisco Lakes by Del Webb, Phase 1B, Village 23**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 64 of the Map Records of Denton County, Texas;
- (xxix) **Frisco Lakes by Del Webb Village 24, Phase 2A**, an Addition to the City of Frisco, Denton County, Texas, according to the plat thereof recorded as Document No. 2012-213 in of the Map Records of Denton County, Texas;

- (xxx) **Frisco Lakes by Del Webb Village 24, Phase 2B**, an Addition to the City of Frisco, Denton County, Texas, according to the plat thereof recorded as Document No. 2015-206 in of the Map Records of Denton County, Texas;
- (xxxii) **Frisco Lakes by Del Webb, Phase 1B, Village 25**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 45 of the Map Records of Denton County, Texas;
- (xxxiii) **Frisco Lakes by Del Webb Village 26**, an Addition to the City of Frisco according to the Plat thereof recorded as Document No. 2013-245 in the Map or Plat Records of Denton County, Texas;
- (xxxiiii) **Frisco Lakes by Del Webb Village 27**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 179 of the Map Records of Denton County, Texas;
- (xxxv) **Frisco Lakes by Del Webb, Phase 1B, Village 28**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 68 of the Map Records of Denton County, Texas;
- (xxxvi) **Frisco Lakes by Del Webb, Phase 1B, Village 29**, an Addition to the City of Frisco, Denton County, Texas, according to the Plat thereof recorded in Cabinet X, Page 66 of the Map Records of Denton County, Texas; and
- (xxxvii) **Frisco Lakes by Del Webb, Village 30**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2015-191 in the Map Records of Denton County, Texas;
- (xxxviii) **Frisco Lakes by Del Webb, Village 31**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2016-215 in the Map Records of Denton County, Texas, as amended by Amending Plat recorded as document No. 2016-2200;
- (xxxix) **Frisco Lakes by Del Webb, Village 32**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2018-440 in the Map Records of Denton County, Texas;
- (xl) **Frisco Lakes by Del Webb, Village 33**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2017-330 in the Map Records of Denton County, Texas; and

- (xl) **Frisco Lakes by Del Webb, Village 34**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2018-110 in the Map Records of Denton County, Texas;
- (xli) **Frisco Lakes by Del Webb, Village 35**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2017-355 in the Map Records of Denton County, Texas; and
- (xlii) **Frisco Lakes by Del Webb, Village 36**, an Addition to the City of Frisco, Denton County, Texas, according to the Map thereof recorded as Document No. 2018-194 in the Map Records of Denton County, Texas; and
- (xlii) All common area or open space owned by the Village at Frisco Lakes Community Association, Inc. as set forth in the Official Public Records of Denton County, Texas.

Denton County
Juli Luke
County Clerk

Instrument Number: 78394

ERecordings-RP

MEMORANDUM

Recorded On: June 09, 2020 12:40 PM

Number of Pages: 12

" Examined and Charged as Follows: "

Total Recording: \$70.00

***** 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: 78394
Receipt Number: 20200609000184
Recorded Date/Time: June 09, 2020 12:40 PM
User: TJ D
Station: Station 29

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF DENTON

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 Records of Denton County, Texas.

Juli Luke
County Clerk
Denton County, TX

AFTER RECORDING, PLEASE RETURN TO:

Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1700 Pacific Avenue
Suite 2700
Dallas, Texas 75201

**FORTY-SEVENTH SUPPLEMENTAL
CERTIFICATE AND MEMORANDUM OF RECORDING
OF DEDICATORY INSTRUMENTS FOR THE
VILLAGE AT FRISCO LAKES COMMUNITY ASSOCIATION, INC.**

STATE OF TEXAS §
 §
COUNTY OF DENTON §

The undersigned, as attorney for The Village at Frisco Lakes Community Association, Inc., for the purpose of complying with Section 202.006 of the Texas Property Code and to provide public notice of the following dedicatory instrument affecting the owners of property described on Exhibit B attached hereto, hereby states that the dedicatory instrument attached hereto is a true and correct copy of the following:

- ***Fourth Amendment to the By-Laws of The Village at Frisco Lakes Community Association, Inc.*** (Exhibit "A").

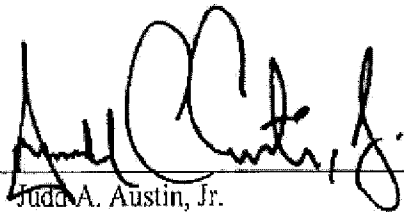
All persons or entities holding an interest in and to any portion of property described on Exhibit B attached hereto are subject to the foregoing dedicatory instrument.

IN WITNESS WHEREOF, The Village at Frisco Lakes Community Association, Inc. has caused this Forty-Seventh Supplemental Certificate and Memorandum of Recording of Dedicatory Instruments to be filed with the office of the Denton County Clerk and, except as hereinafter set forth, serves to supplement those certain dedicatory instruments recorded in the Official Public

Records of Denton County, Texas, to wit: (i) as Instrument No. 2008-59125; (ii) as Instrument No. 2008-68453; (iii) as Instrument No. 2008-98131; (iv) as Instrument No. 2009-87200; (v) as Instrument No. 2009-144207; (vi) as Instrument No. 2010-34692; (vii) as Document No. 2010-105453; (viii) as Instrument No. 2011-31824; (ix) as Instrument No. 2011-42092; (x) as Instrument No. 2011-74283; (xi) as Instrument No. 2011-80216; (xii) as Instrument No. 2011-104074; (xiii) as Instrument No. 2011-118317; (xiv) as Instrument No. 2012-629; (xv) as Instrument No. 2012-84347; (xvi) as Instrument No. 2012-90893; (xvii) as Instrument No. 2012-111734; (xviii) as Instrument No. 2012-120482; (xix) Instrument No. 2013-125383; (xx) 2013-148073; (xxi) as Instrument No. 2014-17668; (xxii) as Instrument No. 2014-69537; (xxiii) as Instrument No. 2015-3576; (xxiv) as Instrument No. 2015-59913; (xxv) as Instrument No. 2015-83752; (xxvi) as Instrument No. 2015-124371; (xxvii) as Instrument No. 2016-9965; (xxviii) as Instrument No. 2016-102941; (xxix) as Instrument No. 2016-120622; (xxx) as Instrument No. 2017-13686; (xxxi) as Instrument No. 2017-43867; (xxxii) as Instrument No. 2017-121062; (xxxiii) as Instrument No. 2017-149395; (xxxiv) as Instrument No. 2017-149786; (xxxv) as Instrument No. 2018-6307; (xxxvi) as Instrument No. 2018-6748; (xxxvii) as Instrument No. 2018-35391; (xxxviii) as Instrument No. 2018-39463; (xxxix) as Instrument No. 2019-4122; (xl) as Instrument No. 2019-14080; (xli) as Instrument No. 2019-62791; (xlii) as Instrument No. 2019-82683; (xliii) as Instrument No. 2019-105674; (xliv) as Instrument No. 2020-4742; (xlv) as Instrument No. 2020-12865; (xlvi) as Instrument No. 2020-16846; and (xlvii) as Instrument No. 2020-56845.

[SIGNATURE PAGE TO FOLLOW]

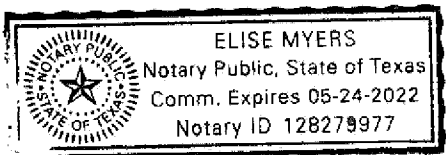
**THE VILLAGE AT FRISCO LAKES
COMMUNITY ASSOCIATION, INC.**


By 
Judd A. Austin, Jr.

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

BEFORE ME, the undersigned Notary Public, on this day personally appeared Judd A. Austin, Jr., attorney for The Village at Frisco Lakes Community Association, Inc., known to me to be the person whose name is subscribed on the foregoing instrument and acknowledged to me that he executed the same for the purposes therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND AFFIRMED SEAL OF OFFICE on this 8th day of June, 2020.




Notary Public, State of Texas