

AFFIDAVIT

THE STATE OF TEXAS  
COUNTY OF DALLAS

KNOW ALL MEN BY THESE PRESENTS:

THAT:

7458

7.000E29  
10/17/03

The undersigned, the duly qualified and acting secretary of The Woods on Park Lane Homeowners Association, being over the age of eighteen (18) years, and after being duly sworn by the undersigned authority, does hereby depose and say under oath, as follows:

Pursuant to the provisions of the Declarations of Covenants, Conditions and Restrictions, recorded in Volume 82073, at Page 1140, of the Condominium Records of Dallas County, Texas and all amendments thereto (the "Declaration"), the owner or owners of units or spaces in the hereinafter described real estate situated in Dallas, Dallas County, Texas, (the "Property") are subject to compulsory membership in the condominium association for the Property, known as The Woods on Park Lane Homeowners Association (the "Association"). Membership in the Association requires, among other things, the payment of assessments, dues and transfer fees and the satisfaction of certain requirements prior to a transfer of membership in the Association.

The Property to which the Declaration applies is described as per Exhibit A-1.

As of the date of this Affidavit, the Association is being managed by Capital Consultants Management Corporation (the "Manager"). The Manager's address is 7557 Rambler Road, Suite 1014, Dallas, Texas 75231, and its phone number at this address is (214) 696-8883. In order to ascertain the current status of the compliance requirements for transfer of membership in the Association, inquiries should be made to the Manager, or its successors.

In compliance with the Declaration, no transfer of title to any portion of the Property shall be made until the requirements for transfer of membership in the Association have been received by the Manager and provisions made for the payment of any unpaid or delinquent dues, assessments or transfer fees.

EXECUTED this the 22<sup>nd</sup> day of September, 1983.

Harry B Corder  
Affiant

STATE OF TEXAS  
COUNTY OF DALLAS

SUBSCRIBED AND SWORN TO BEFORE ME, the undersigned authority, by the said HARRY B. CORDER, to certify which witness my hand and seal of office this 22<sup>nd</sup> day of September, 1983.

David W. Johnson  
Notary Public and for Dallas  
County, Texas  
83203 0526

EXHIBIT A-1

FIELD NOTE DESCRIPTION

BEING a tract of land located in the W.P. Hyche Survey, Abstract No. 1522, and being situated in Block H/5217 of the Woods on Park Lane, an addition to the City of Dallas as recorded in Volume 81125, Page 1076, Dallas Records, Dallas County, Texas and being more particularly described as follows:

BEGINNING at a point, said point being the most Southeasterly point of Wildflower No. 3 Apartments, an addition to the City of Dallas, Dallas County as recorded in Volume 79252, Page 0218, Deed Records, Dallas County, Texas, said point also being in the North line of Park Lane, a variable width R.O.W.;

THENCE N 11°39'12" E along said East line of Wildflower No. 3 Apartments, a distance of 401.33 feet to a point for corner;

THENCE S 78°20'48" E a distance of 58.00 feet to a point for corner;

THENCE S 11°39'12" W a distance of 33.55 feet to a point for corner;

THENCE S 78°20'48" E a distance of 179.11 feet to a point for corner;

THENCE S 20°46'08" E a distance of 219.10 feet to a point for corner;

THENCE N 82°50'48" W a distance of 70.03 feet to a point for corner;

THENCE S 7°09'12" W a distance of 16.00 feet to a point for corner;

THENCE S 82°50'48" E a distance of 94.00 feet to the beginning of a curve to the left;

THENCE in a East and Northeasterly direction along said curve to the left having a radius of 88.00 feet, a central angle of 27°55'20", and an arc length of 42.89 feet to the end of said curve to the left;

THENCE N 69°13'52" E a distance of 69.21 feet to a point for corner;

THENCE N 20°46'08" W a distance of 16.00 feet to a point for corner;

THENCE N 69°13'52" E a distance of 72.00 feet to a point for corner;

THENCE S 20°46'08" E a distance of 16.00 feet to a point for corner;

THENCE N 69°13'52" E a distance of 27.00 feet to the beginning of a curve to the left;

THENCE in a North and Northwesterly direction along said curve to the right having a radius of 30.00 feet, a central angle of 45°24'09", and an arc length of 23.77 feet to the end of said curve to the left and the beginning of a curve to the right;

THENCE in a North and Northeasterly direction along said curve to the right having a radius of 50.00 feet, a central angle of 36°48'21", and an arc length of 32.12 feet to the end of said curve to the right, said point also being on the Westerly line of Pineland Drive (a 64' R.O.W.);

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THENCE in a South and Southwesterly direction along said Pineland Drive right-of-way on a curve to the right having a radius of 479.04 feet, a central angle of  $30^{\circ} 03'42''$ , and an arc length of 251.34 feet to the end of said curve to the right and the beginning of a curve to the left;

THENCE in a South and Southeasterly direction continuing along said Pineland Drive right-of-way on a curve to the left having a radius of 482.00 feet, a central angle of  $3^{\circ}43'39''$ , and an arc length of 31.36 feet to the end of said curve to the left;

THENCE S  $54^{\circ}20'37''$  W a distance of 20.34 feet to an angle point;

THENCE S  $11^{\circ}39'12''$  W a distance of 32.31 feet to a point for corner, said point also being on the North line of Park Lane (a variable width R.O.W.);

THENCE N  $78^{\circ}20'48''$  W along said North line of Park Lane a distance of 642.97 feet to the POINT OF BEGINNING and containing 188,700 square feet or 4.332 acres of land, more or less.

.. YUL. PAGE  
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J.

STATE OF TEXAS COUNTY OF DALLAS  
I hereby certify that this instrument was filed on the  
date and time stamped hereon by me and was duly re-  
corded in the volume and page of the named records  
of Dallas County, Texas as stamped hereon by me.

OCT 17 1983



*Earl Buller*  
COUNTY CLERK, Dallas County, Texas

RETURN TO:  
Mike Gibbs  
Elliott Churchill  
3527 Southland Center  
Dallas, Texas 75201

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REC'D  
OCT 17 1983  
CLERK