

ARTICLE X
LANDSCAPE MAINTENANCE ASSOCIATION

Section 1. General. Every Owner, by acceptance of the deed to a Lot within the subdivision, acknowledges that such Lot is subject to the Landscape restrictions of the Landscape Maintenance Association, Inc. (hereinafter "LMA") recorded in Fort Bend County and in Fort Bend County, Texas public records, in addition to this Declaration.

Section 2. Jurisdiction and Cooperation. The Association shall be a member of the LMA and shall have all of the rights and obligations conferred and imposed upon it pursuant to the Landscape Restrictions, LMA By-Laws and the Articles of Incorporation of the LMA, including the obligation to pay a portion of the common expenses of the LMA through the budget of the Association. The Association shall cooperate with the LMA in performing its responsibilities under this Declaration and the Landscape Restrictions.

Section 3. Easements to LMA. The officers, agents, employees, and contractors of the LMA shall have a non-exclusive easement over and upon the Common Areas for the purpose of performing and satisfying its duties and obligations as set forth in the Landscape Restrictions.

Section 4. Amendment. No amendment to this declaration which materially affects the rights or interest of the LMA shall be valid or effective unless approved in writing by the Board of Directors of the LMA.

Section 5. Superiority of Landscape Restrictions. The covenants, restrictions, and provisions of this Declaration shall be cumulative with those of the Landscape Restrictions; provided, however, in the event of conflict between or among the provisions of this Declaration, the By-Laws, Articles of Incorporation, or rules and regulations of the Association and the Landscape Restrictions, LMA By-Laws, or the Articles of Incorporation of the LMA, the latter shall control. The foregoing priorities shall not prevent enforcement by the Association of provisions or rules which are more restrictive than those contained in the Landscape Restrictions.

Section 6. Assessments. The Landscape Association shall separately assess each Lot for the pro rata costs of its operations as set forth in the Landscape Association Declarations. The Association may bill and collect such charges for the Landscape Association as a separate line item charge on the Lot Owner assessments and may collect them in the same manner as Association assessments as set forth in this Declaration.