

**NOTICE OF LIS PENDENS**

**STATE OF TEXAS           §**  
**§**  
**COUNTY OF DALLAS       §**

Notice is hereby given that on June 21, 2024 the City of Dallas filed DC-24-09077, styled *City of Dallas v. KCAP Meadows at Ferguson, LLC, and 11760 Ferguson Road, Dallas, Texas 75228, in rem*, which is now pending in the 193<sup>rd</sup> Judicial District Court, Dallas County, Texas.

The City of Dallas is the Plaintiff, and KCAP Meadows at Ferguson, LLC and 11760 Ferguson Road, Dallas, Texas 75228, *in rem*, are Defendants in said proceeding. Said proceeding affects the hereinafter described apartment complex and real property located at 11760 Ferguson Road, Dallas, Texas 75228, the real property more particularly described as:

Being all of Lot 2C, in Block F/8579, of Eastover Apartments, an addition to the City of Dallas, Dallas County, Texas, according to the Plat thereof recorded in Volume 84055, Page 4689, Map Records of Dallas County, Texas and containing 483,601 square feet or 11.10 acres of land.

Said lawsuit seeks to establish that the property is a nuisance and conditions existing on the property violate the Dallas City Code and Dallas Fire Code, wherein the City requests temporary and permanent injunctive relief ordering repair of the structures and compliance with the Dallas City Code and Dallas Fire Code thereon and to assess civil penalties against Defendants pursuant to Texas Civil Practice and Remedies Code Chapter 125, and Texas Local Government Code Chapter 54 and Chapter 211.

Pursuant to Texas Civil Practice and Remedies Code Section 125.002 and Texas Local Government Code Section 54.018, this notice shall seek to place a subsequent purchaser or mortgagee who acquires an interest in this property on notice that any subsequent purchaser or mortgagee who acquires an interest in this property takes the property subject to the enforcement proceeding and subsequent orders of the court.

[SIGNATURE PAGE TO FOLLOW]