

*This document is being re-recorded to correct the Volume and Page of the Declaration of Covenants, Conditions and Restrictions.

FILM CODE

1446

~~00004901768~~
FILM CODE

DOC. NO.

91034066

00004901768

DOC. NO.
92117877

AMENDMENT TO DECLARATION
OF

9:45 AM 5673

9.00 INDX
2 3 12/01/92

COVENANTS, CONDITIONS AND RESTRICTIONS,
OF

9:45 AM 5673

5.00 RECH
2 3 12/01/92

SPICEWOOD POINT TOWNHOME

12:09 PM 0169

7.00 INDX
1 4 04/26/91
910340.66-DOC#
43.19-CHK#

STATE OF TEXAS)
)
COUNTY OF TRAVIS)

WHEREAS, Spicewood Point is a condominium project in Travis County, Texas, according to the Declaration of Covenants, Conditions and Restrictions of record in Volume 7606, Page 769, Condominium Platt Records of Travis County, Texas; and,

118.32-CHK#
921178.77-DOC#

* 8131
863 ja

WHEREAS, all of the condominium units within said condominium project are owned by members of Spicewood Point Townhomes Homeowner's Association, a Texas corporation; and,

WHEREAS, at a meeting of the members of said Spicewood Point Townhomes Homeowner's Association, duly held in accordance with the Bylaws of said Association on January 20, 1991, at which meeting a quorum of members was present, the members of the Association, by a vote in excess of 69% of the membership of said Association, voted to file an amendment to the Declaration of Covenants, Conditions and Restrictions;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

That pursuant to the Declaration of Covenants, Conditions and Restrictions of Spicewood Point Condominium and the Bylaw of Spicewood Point Homeowner's Association, the members of Spicewood Point Homeowner's Association, acting herein by and through the undersigned officer of said Association, Herein by through the undersigned officer of said Association, hereby files the following amendments to the Declaration of Covenants, Conditions and Restrictions of said Association:

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

11823 2319

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

11424 0583

Section 5.12, page 29, is amended to hereafter read as follows:

"5.12 Non Payment of Assessments. Any assessments not paid on the date when due, shall be immediately delinquent and hereinafter shall, to the full extent permitted by law, bind such property in the hands of the owner, his heirs, devisees, personal representatives, successors and assigns. If the assessment is not paid within thirty (30) days after the due (delinquent) date, water shall be turned off serving owner's condominium, and a lock shall be placed on such turnoff valve until the assessment is paid. Provided, however, the above remedy may not be exercised by the Association until 10 days after written notice of intent to exercise same is mailed to the amount of such assessment interest is provided and all cost incurred in termination of water service."

All other provisions of the Declaration of Covenants, Conditions
Restrictions shall remain in full force and effect as written
EXECUTED this the 12th day of April, 1991.

Spicewood Point Townhomes Homeowner's Association

By: Jessie Amos
Jessie Amos, President

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS


11823 2320

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

11424 0584

STATE OF TEXAS)
)
COUNTY OF TRAVIS)

This instrument was acknowledged before me on the
12th day of April by Jessie Amos, President of Spicewood
Point Townhome Homeowner's Association of Texas corporation,
for such Association.

Linda G. Price
Notary Public in and for Travis County
 LINDA G. PRICE
Notary Public, State of Texas
My Commission Expires Sept. 30, 1992
(Print Name of Notary)
My commission expires: _____

FILED
1991 APR 26 PM 12:07
DANA DE BEAUVOIR
COUNTY CLERK
TRAVIS COUNTY, TEXAS

STATE OF TEXAS COUNTY OF TRAVIS
I hereby certify that this instrument was FILED on
the date and at the time stamped hereon by me, and
was duly RECORDED, in the Volume and Page of the
named RECORDS of Travis County, Texas, on

APR 26 1991
[Signature]
COUNTY CLERK
TRAVIS COUNTY, TEXAS

Return to:
Spicewood Point Townhomes
Homeowner's Association
c/o Executive Directors & Co.
P. O. Box 50033
Austin, Texas 78763

RECORDER'S MEMORANDUM - At the time of
recording this instrument was found to be inadequate
for the best photographic reproduction, because of
illegibility, carbon or photo copy, discolored paper,
etc. All blockouts, additions and changes were present
at the time the instrument was filed and recorded.

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS
11823 2321

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS
11424 0585

FILED
92 DEC -1 PH 4:43
DANA DE BEAUVOIR
COUNTY CLERK
TRAVIS COUNTY, TEXAS

STATE OF TEXAS COUNTY OF TRAVIS
I hereby certify that this instrument was FILED on
the date and at the time stamped herein by me and
was duly RECORDED, in the Volume and Page of the
named RECORDS of Travis County, Texas, on

DEC 1 1992



Dana De Beauvoir
COUNTY CLERK
TRAVIS COUNTY, TEXAS
11823 2322

RECORDER'S MEMORANDUM - At the time of
recording this instrument was found to be inadequate
for the best photographic reproduction, because of
illegibility, carbon or photo copy, discolored paper,
etc. All blockouts, additions and changes were present
at the time the instrument was filed and recorded.

After recording, return to:
Title Agency of Austin
3736 Bee Cave
Suite 11 B
Austin, Texas 78748
GF # 92106963-3

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS
11823 2322