MODIFICATION OF DECLARATION AND AMENDED DECLARATION OF COVENANTS CONDITIONS AND RESTRICTIONS OF

2-89-8972

MEADOW MOUNTAIN PROPERTY SAMERS ASSOCIATION NO. I, INC

THIS MODIFICATION is made on the date hereinafter set forth by the undersigned, who, taken together, comprise in excess of ninety percent (90%) of the owners of lots of MEADOW MOUNTAIN, a subdivision in the City of Austin, Travis County, Texas, hereinafter collectively referred to as "Lot Owners." This Modification is made pursuant to Article XIV, Section 4 of that Declaration executed January 23, 1979 and recorded in Volume 6455, Page 1885 of the Deed Records of Travis County, Texas, and that Amended Declaration executed June 25, 1979 and recorded in Volume 6624, Page 1487 of the Deed Records of Travis County, Texas.

WITNESSETH

WHEREAS, the Lot Owners executing this Modification desire to modify portions of Declaration and Amended Declaration abovereferenced.

NOW THEREFORE, it is hereby AGREED that the above-referenced Declaration and Amended Declaration concerning the property known as MEADOW MOUNTAIN, a subdivision in the City of Austin, Travis County, Texas, according to the map or plat of record in Volume 77, Page 256, Plat Records of Travis County, Texas, are modified as follows:

 Article IV., Section 2 of the aforesaid Declaration and Amended Declaration is hereby revoked and the following is substituted in its place:

Section 2. The Association shall have one class of voting membership with each Owner being entitled to one vote for each Lot owned. When more than one person holds an interest in any lot, all such persons shall be members. The vote for such Lot shall be exercised as they among themselves determine, but in no event shall more than one vote be cast with respect to any Lot.

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DEED RECORDS
Travis County, Texas

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2. Article V, Section 8, of the aforesaid Declaration and Amended Declaration is hereby revoked and the following is substituted in its place:

Section 8. Effect of Nonpayment of Assessments: Remedies of the Association. Any assessment not paid on the date when due, shall be immediately delinquent and shall, together with such interest and cost of collection as hereinafter provided, immediately become a continuing lien on the property which shall, to the full extent permitted by law, bind such property in the hands of the Owner, his heirs, devisees, personal representative, successors and assigns. If the assessment is not paid within thirty (30) days after the due (delinquent) date, the assessment shall bear interest from the due (delinquent) date at the highest non-usurious rate allowed by law, and the Association may accelerate and declare immediately due and payable the next eleven (11) ensuing monthly assessments and may either (1) bring an action at law against the Owner personally obligated to pay the same or (2) foreclose the lien against the property, or (3) both, and, in either event, there shall be added to the amount of such assessment interest as provided and all costs of collection, including reasonable attorney's fees. No Owner may waive or otherwise escape liability for the assessments provided for herein by non-use of the Common Area or abandonment of his Lot.

3. In every other respect, we hereby ratify and confirm the above-referenced Declaration and Amended Declaration of Covenants, Conditions and Restrictions.

EXECUTED this 27 day of May, 1982.

Lots 2, 21, 22, 23, 24, 26, 27, CB-1, CB-1A

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LOT 4: Mulacolor	-LOT 15: Hall THe Gardish
LOT 5: Males Sol	LOT 16: Howard Pfulls
LOT 6: Mulaulau	LOT 17: Jan Debrus
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LOT 8 JOB WILL	LOT 19:
LOT 9: Canaly J. Canady	LOT 20: Here Malhing
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THE STATE OF TEXAS §	2-89-8977
COUNTY OF TRAVIS §	
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the person(s) whose name(s) are	/is subscribed to the foregoing
instrument, and acknowledged to	me that they executed the same
for the purposes and considerat	ion therein expressed.
Given under my hand and se of MAY , 1982.	eal of office on this 27 th day
NOTARY SEAL	Motary Public in and for Travis County, Texas
	My Commission Expires: 9/15/84
THE STATE OF TEXAS §	TERRY LAUCE TOMPKINS
COUNTY OF TRAVIS §	
	authority, on this day personally
	, known to me to be
the person(s) whose name(s) are	/is subscribed to the foregoing
instrument, and acknowledged to	me that they executed the same
for the purposes and considerat	ion therein expressed.
Given under my hand and se	al of office on this 27 ⁴¹ day
of <u>May</u> , 1982.	
NOTARY SEAL	Notary Public in and for Travis County, Texas
	My Commission Expires: 9/15/84
THE STATE OF TEXAS §	TERRY LAUCE TOMPKINS
COUNTY OF TRAVIS §	
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appeared HOWALD & FULLER	, known to me to be the
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THE STATE OF TEXAS §	2-89-80
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NOTARY SEAL	My Commission Expires: 9/15/84
THE STATE OF TEXAS §	TERRY LANCE TOUPKING
COUNTY OF TRAVIS §	
Before me, the undersigned	authority, on this day personally
appeared RALPH ATMAR	, known to me to be
the person(s) whose name(s) are	/is subscribed to the foregoing
instrument, and acknowledged to	me that they executed the same
for the purposes and considerat	ion therein expressed.
Given under my hand and se	al of office on this 27 day
of May , 1982.	
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	Notary Public in and for Travis
[레이 구시]	County, Texas
NOTARY SEAL	My Commission Expires: 9/15/84
THE STATE OF TEXAS §	TERRY LANCE TOMPKINS
COUNTY OF TRAVIS §	
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appeared William KLANTIEN	, known to me to be the
person(s) whose name(s) are/is	subscribed to the foregoing instru-
ment, and acknowledged to me th	at they executed the same for the
purposes and consideration ther	
Given under my hand and se	al of office on this 27 th day
of May 1982.	
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	Notary Public in and for Travis
NOTARY SEAL	County, Texas
	My Commission Expires: 9/15/84
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2-89-8979

THE STATE OF TEXAS §
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally appeared <u>Charlee KARIBER</u> , known to me to be
the person(s) whose name(s) are/is subscribed to the foregoing
instrument, and acknowledged to me that they executed the same
for the purposes and consideration therein expressed.
Given under my hand and seal of office on this Z7th day
of <u>MAY</u> , 1982.
Notary Public in and for Travis
County, Texas
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TERRY LANCE TOMPKINS
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally
appeared HARVEY L. DAVIS , known to me to be
the person(s) whose name(s) are/is subscribed to the foregoing
instrument, and acknowledged to me that they executed the same
for the purposes and consideration therein expressed.
Given under my hand and seal of office on this Z74 day
of <i>MA-/</i> , 1982.
Motary Public in and for Travis
County, Texas
NOTARY SEAL My Commission Expires: 9/15/84
THE STATE OF TEXAS & TERRY LANCE TOMPKING
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally
appeared C. LEE ALMSTRONG , known to me to be the
person(s) whose name(s) are/is subscribed to the foregoing instru-
ment, and acknowledged to me that they executed the same for the
purposes and consideration therein expressed.
Given under my hand and seal of office on this Z5 day
of bue , 1982.
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NOTARY SEAL Notary Public in and for Travis County, Texas
My Commission Expires: 9/15/84
TERRY LANCE TOMPKINS

THE STATE OF TEXAS § 2-89-8980
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally
appeared CARE(VD CANADY , known to me to be
the person(s) whose name(s) are/is subscribed to the foregoing
instrument, and acknowledged to me that they executed the same
for the purposes and consideration therein expressed.
Given under my hand and seal of office on this 25 day
of June , 1982.
Stry Lance Landins Notary Public in and for Travis
County, Texas
NOTARY SEAL My Commission Expires: 9/15/82
THE STATE OF TEXAS & TERRY LANCE TOMPKINS
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally
appeared MICHAEL SCHER, known to me to be
the person(s) whose name(s) are/is subscribed to the foregoing
instrument, and acknowledged to me that they executed the same
for the purposes and consideration therein expressed.
Given under my hand and seal of office on this 1014 day
of <u>June</u> , 1982.
Oplan Wilson
NOTARY SEAL Notary Public in and for Travis County, Texas
My Commission Expires: 5/25/86
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THE STATE OF TEXAS & LO ANN WILSON
COUNTY OF TRAVIS §
Before me, the undersigned authority, on this day personally
appeared, known to me to be the
person(s) whose name(s) are/is subscribed to the foregoing instru-
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purposes and consideration therein expressed.
Given under my hand and seal of office on thisday
of, 1982.
STATE OF TEXAS Notary Public in and for Travis County Texas
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