

Townhouse Tracts No. Four  
Section 1 and 2

26777

SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS & RESTRICTIONS

RIVERHILL TOWNHOUSE TRACTS NO. FOUR

To  
H. B. Bland

FILED FOR RECORD  
at 11:00 o'clock A.M.

DEC 11 1980

EDWIN M. BLENKER  
Notary Public for Kerr County, Texas  
My Commission Expires 11-13-83

EDWIN M. BLENKER  
Notary Public  
WALLACE AND JACKSON  
A PROFESSIONAL CORPORATION  
1111 WEST 10TH  
MCKENZIE, TEXAS 76804

Filed for record  
Recorded December 10, 1980  
EDWIN M. BLENKER, Clerk  
BY \_\_\_\_\_ Deputy  
1980 at \_\_\_\_\_ o'clock P.M.

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IN WITNESS WHEREOF, Declarant has caused this Supplemental Declaration to be executed in its name and on its behalf on this 9 day of December, 1980.

DECLARANT:  
RIVERHILL CLUB & ESTATES, LTD.  
BY: Silco, Inc., Its General Partner  
BY: *[Signature]*  
Herbert C. Bench, Vice President

FILED FOR RECORD  
at 11:00 o'clock A.M.  
DEC 11 1980  
EDWIN M. BLENKER  
Notary Public for Kerr County, Texas  
My Commission Expires 11-13-83

THE STATE OF TEXAS  
COUNTY OF KERR

BEFORE ME, the undersigned authority, a Notary Public in and for Kerr County and State, on this day personally appeared Herbert C. Bench, Vice President of Silco, Inc., the General Partner of RIVERHILL CLUB & ESTATES, LTD., a partnership, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of Silco, Inc., as General Partner of said RIVERHILL CLUB & ESTATES, LTD., a partnership, and that he executed the same as the act of said Silco, Inc., as General Partner for such partnership for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 9 day of December, 1980.



*[Signature]*  
Notary Public, Kerr County, Texas  
My Commission Expires 11-13-83  
EDWIN M. BLENKER  
(Notary Print or Type Name)

THIS SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (this "Supplemental Declaration") made this 9th day of December, 1980, by RIVERHILL CLUB & ESTATES, LTD., a Texas limited partnership ("Declarant");

W I T N E S S E T H:

1. Declarant has heretofore executed and acknowledged that certain Declaration of Covenants, Conditions and Restrictions (the "Declarations"), dated May 27, 1975, covering certain real estate and premises situated in Kerr County, Texas, which is more particularly referred to and described therein, and has caused the Declaration to be filed in the office of the County Clerk of Kerr County, Texas, in Volume 179, Page 622, et seq., of the Dead Records of Kerr County, Texas.

2. Declarant is the owner of certain additional real property (the "Additional Property") being more particularly described as Riverhill Townhouse Tracts No. Four, Section One and Section Two, a subdivision out of RIVERHILL TOWNHOUSE TRACTS Abstract No. 178, in Kerr County, Texas, according to the Plat thereof recorded in Volume 4, Page 213 and in Volume 4, Page 240, of the Plat Records of Kerr County, Texas, and desires to subject the same to the terms and provisions of the Declaration.

3. Article XII of the Declaration provides that additional property may be included as a part of the Property (as defined in the Declaration) and may be made subject to the Declaration by Declarant's filing of record a Supplemental Declaration of Covenants, Conditions and Restrictions providing for the extension of the covenants, conditions and restrictions of the Declaration to such additional property.

4. Declarant desires to subject the Additional Property to the Declaration, and to reaffirm the terms, covenants, conditions, provisions and restrictions of the Declaration, as supplemented.

NOW, THEREFORE, the Declarant (i) reaffirms the Declaration and the recitals and declaration contained in the Declaration, and (ii) declares that the Additional Property and any permanent improvements thereon are expressly subjected to, and shall be held, transferred, sold, conveyed and occupied subject to, the covenants, conditions, restrictions, easements, charges and liens set forth in the Declaration, as reaffirmed in and as supplemented and added to by this Supplemental Declaration. (iii) declares and adds to the Declaration as herein provided, and (iv) declares that the Additional Property shall be included as a part of the Property, as defined and specified in the Declaration.

Pursuant to Article XII of the Declaration each of the numbered lots described in the respective plats of the Additional Property shall be designated and deemed to be "Lots" under the Declaration. The well site designated on said plat shall not be a Lot.

Each owner (as defined in the Declaration) of a Lot within the Additional Property for and on behalf of his heirs, executors, administrators, trustees, personal representatives, successors and assigns, agrees to be personally liable for all Maintenance Cost (as defined in the Declaration) imposed under the Declaration and shall be personally bound by all covenants set forth in the Declaration.