

U867419

**FIRST AMENDMENT OF  
DECLARATION OF COVENANTS,  
CONDITIONS, RESTRICTIONS AND EASEMENTS**

FOR

02/08/01 101504233 U867419

\$13.00

**OAK PLACE COURT**

A RESIDENTIAL SUBDIVISION IN HARRIS COUNTY, TEXAS

STATE OF TEXAS

§

KNOW ALL BY THESE PRESENTS THAT:

§

COUNTY OF HARRIS

§

Pursuant to that certain instrument entitled "Declaration of Covenants, Conditions, Restrictions and Easements for Oak Place Court" (the "Declaration") filed on December 28, 2000 under Clerk's File No. U8024431, Official Public Records of Real Property of Harris County, Texas, including Section 11.10 of the Declaration, **5177 BUILDERS, LTD.**, a Texas limited partnership (hereinafter referred to as "Declarant") hereby amends the Declaration as follows:

I.

Definitions

In addition to the definitions contained herein, all definitions set forth in the Declaration (including Article II of the Declaration) are incorporated by reference herein.

II.

Amendments

A. The second sentence of Section 7.02.1 is hereby amended to read as follows:

"Not more than two (2) Permitted Pets are allowed per Building Site unless authorized in writing by the Board or applicable Rules and Regulations, and no Permitted Pets may be raised, bred, kept or maintained for commercial purposes."

B. Section 8.04.11 of the Declaration is hereby deleted in its entirety and the following substituted in place thereof:

8.04.11 Roof Materials. Roofs of all residences must be constructed so that the exposed material is slate, tile, or architectural type composition shingles, or such other material which is compatible in quality and appearance to the foregoing as may be approved by the ACC. Wood shingles of any type are prohibited on any residence, building or structure.

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K

Handwritten: [Signature]

537-25-2583

III.  
Integration and Ratification

The foregoing amendments to the Declaration are deemed to be a part of and are to be interpreted in accordance with the Declaration. All provisions of the Declaration not so amended are hereby ratified and confirmed in each and every particular, and will continue in full force and effect pursuant to the terms of the Declaration.

IN WITNESS WHEREOF, Declarant has executed this First Amendment to Declaration of Covenants, Conditions, Restrictions and Easements for Oak Place Court on this 23 day of Jan, 2001.

5177 BUILDERS, LTD.,  
a Texas limited partnership  
"Declarant"

*[Handwritten mark]*

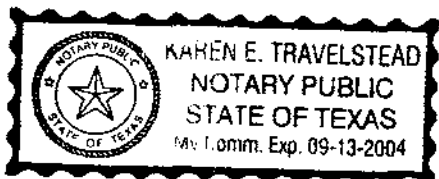
By: LOVETT INTERESTS, INC.,  
a Texas corporation, its general partner

By: *[Signature]*  
FRANK M. K. LIU, President

ACKNOWLEDGMENT

STATE OF TEXAS                   §  
  §  
COUNTY OF HARRIS           §

This instrument was acknowledged before me on the 23 day of Jan, 2001, by FRANK M. K. LIU, President of LOVETT INTERESTS, INC., a Texas corporation, on behalf of said corporation and as general partner of 5177 BUILDERS, LTD., a Texas limited partnership, on behalf of said partnership.



*[Signature]*  
Notary Public, State of Texas  
Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

537-5-2584

**AFTER RECORDING RETURN TO:**

Mr. Lou W. Burton  
Williams, Birnberg & Andersen, L.L.P.  
6671 Southwest Freeway, Suite 303  
Houston, Texas 77074-2284

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537-5-2585

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS VOID AND UNENFORCEABLE UNDER FEDERAL LAW.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me, and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas on

FEB - 8 2001



*Beverly L. Kayman*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

*Beverly L. Kayman*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS  
2001 FEB - 8 AM 9:34  
**FILED**