

AMENDMENT TO DEED RESTRICTIONS AND RESERVATIONS
FOR
SERENITY ESTATES

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF VICTORIA §

THAT G & R RESIDENTIAL DEVELOPMENT, LTD., GRANT LEE, D. KEITH STACY and wife, JANET T. STACY and RUDY L. ESCOBAR, hereinafter called "Grantors", are all of the owners of the property described as SERENITY ESTATES, hereinafter called "the Subdivision", according to the plat of SERENITY ESTATES recorded in Volume 8, Pages 77 A&B, of the Map and Plat Records of Victoria County, Texas, reference to said plat and the record thereof being here made for all purposes; and

WHEREAS, the Subdivision is subject to the Restrictive Covenants recorded as Instrument No. 200109277, Official Records of Victoria County, Texas, (referred to herein as the "Prior Restrictions"); and

WHEREAS, Grantors desire to modify the Prior Restrictions as provided herein. Paragraph 19 on page 3 of the Prior Restrictions is deleted and replaced by the following:

19. The outer portion of the walls of the principal residence building, including garages and other improvements or buildings, shall be composed of rock, brick, stucco, stone masonry, or concrete board (being a material similar to the one currently manufactured and sold under the trade name of "Hardi Plank") covering not less than fifty percent (50%) of the total outside wall area, except that all of the wall on the portion of the building facing the street shall be rock, brick, stucco, stone masonry, or concrete board. Under no circumstances shall concrete blocks or hollow tile blocks, or asbestos siding be utilized as the outer portion of any outside walls of any residence or garage.

Except as expressly modified herein, all of the Prior Restrictions shall remain in full force and effect as therein written, for such period of time as provided herein.

EXECUTED on this ~~28th~~ ^{29th} day of ~~May~~ ^{May}, 2003.

G & R DEVELOPMENT, LTD.

BY: LEE DEVELOPMENT, LLC, ITS
GENERAL PARTNER

By: Ron Lee
RON LEE, Manager

Grant Lee
GRANT LEE

D. Keith Stacy
D. KEITH STACY

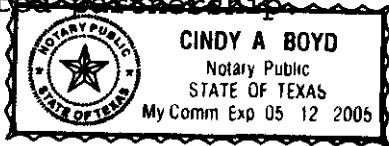
Janet T. Stacy
JANET T. STACY

Rudy L. Escobar
RUDY L. ESCOBAR

CROSSROADS ABST. & TITLE
GF # 25706

THE STATE OF TEXAS §
§
COUNTY OF VICTORIA §

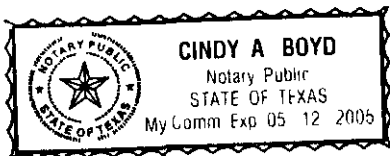
~~June~~ This instrument was acknowledged before me on this ^{12th} ~~30th~~ day of ~~May~~, 2001, by RON LEE, Manager, on behalf of LEE DEVELOPMENT, LLC, general partner, on behalf of G & R DEVELOPMENT, LTD, a Texas limited partnership.



Cindy A. Boyd
NOTARY PUBLIC, STATE OF TEXAS

THE STATE OF TEXAS §
§
COUNTY OF VICTORIA §

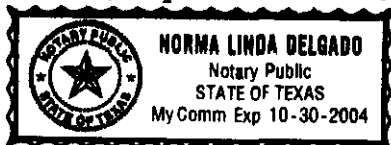
~~June~~ This instrument was acknowledged before me on the ^{12th} day of ~~May~~, 2003, by GRANT LEE.



Cindy A. Boyd
NOTARY PUBLIC, STATE OF TEXAS

THE STATE OF TEXAS §
§
COUNTY OF VICTORIA §

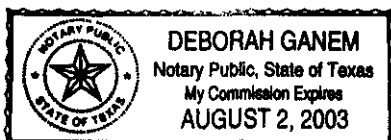
~~June~~ This instrument was acknowledged before me on the ^{9th} day of ~~May~~, 2003, by D. KEITH STACY and wife, JANET T. STACY.



Norma Linda Delgado
NOTARY PUBLIC, STATE OF TEXAS

THE STATE OF TEXAS §
§
COUNTY OF VICTORIA §

This instrument was acknowledged before me on the ^{28th} day of May, 2003, by RUDY L. ESCOBAR.



Deborah Ganem
NOTARY PUBLIC, STATE OF TEXAS

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Val D. Huvar
2003 JUN 17 03:41 PM 200308721
BETTYT \$11.00
VAL D. HUVAR, COUNTY CLERK
VICTORIA COUNTY, TEXAS

RETURN TO:

HOWARD R. MAREK
HOUSTON, MAREK & GRIFFIN, L.L.P.
P.O. Box 2329
Victoria, Texas 77902
cathy\lee, ron\serenity estates\amended restrictions

THIS DOCUMENT WAS FILED BY
& RETURNED TO.

CROSSROADS ABSTRACT & TITLE CO