

G045626

ANNEXATION OF
CERTAIN LOTS IN STERLING GREEN
SECTION SEVEN

125-91-1472

THE STATE OF TEXAS I
COUNTY OF HARRIS I

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS by that certain instrument designated as Declaration of Covenants, Conditions and Restrictions, executed by Homecraft Corporation, a Texas corporation of Houston, Harris County, Texas, hereinafter referred to as Homecraft, and General Homes, Incorporated, a Texas corporation of Houston, Harris County, Texas, on July 28, 1976, and recorded in the Office of Harris County Clerk, under File No. 8993512, Deed Records of Harris County, Texas, those certain tracts and parcels therein described and referred to as:

Lots Fifteen (15) through Twenty (20) inclusive, Block 8, described in the plat thereof of STERLING GREEN, SECTION ONE, recorded in Volume 218, Page 110, of the Map Records of Harris County, Texas; and

All those lots described in the plat of PARTIAL REPLAT OF STERLING GREEN, SECTION ONE, recorded in Volume 231, Page 101 of the Map Records of Harris County, Texas, SAVE AND EXCEPT Lots 27, 28, 29, 30, 37, 38 and 39 of Block 7.

All those lots described in the plat of STERLING GREEN, SECTION TWO, recorded in Volume 235, Page 15, of the Map Records of Harris County, Texas; and

WHEREAS, Homecraft and General Homes, Incorporated amended said restrictions by execution of that certain instrument designated as Amendment to Declaration of Covenants, Conditions and Restrictions dated November 29, 1976; and

WHEREAS, Article VI, Section 7 of said restrictions provides in pertinent part:

Future Sections. The Association shall use the proceeds of the maintenance fund for the use and benefit of all residents of STERLING GREEN subdivision, as well as all subsequent sections of STERLING GREEN subdivision; provided, however, that each future section of STERLING GREEN subdivision, to be entitled to the benefit of this maintenance fund, must be impressed with and subjected to the annual maintenance charge and assessment on a uniform, per lot basis, equivalent to the maintenance charge and assessment imposed hereby, and further made subject to the jurisdiction of the Association. Future sections of STERLING GREEN subdivision may be annexed to the Properties with the consent of two-thirds (2/3) of each class of membership. However, upon submission and approval by the Federal Housing Administration and/or the Veterans Administration of a general plan of the entire development, and approval of each stage of development, such future sections of STERLING GREEN subdivision may be

RETURN TO:
Texas American Title
8303 Southwest Freeway
Houston, Texas 77074

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125-91-1473

annexed by the Declarant without such approval by the membership; and

WHEREAS, Homecraft Land Development, Inc. is the owner of certain property within the area contiguous to the property above described as being encumbered in said Declaration of Covenants, Conditions and Restrictions, said certain property hereinafter referred to as STERLING GREEN, SECTION SEVEN, and which is more particularly described as follows:

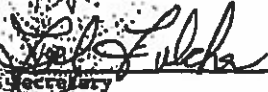
All those lots described in the plat of STERLING GREEN, SECTION SEVEN, recorded in Volume 275, Page 65, of the Map Records of Harris County, Texas

WHEREAS, detailed plans for the development of Section Seven have been heretofore submitted to and approved by the Federal Housing Administration and the Veterans Administration as required by the Sterling Green Restrictions; and Homecraft Land Development, Inc. as owner of STERLING GREEN, SECTION SEVEN, desires to ANNEX SECTION SEVEN, to the STERLING GREEN COMMUNITY IMPROVEMENT ASSOCIATION and to include and extend to SECTION SEVEN by such annexation all of the easements, rights and privileges thereto.

NOW, THEREFORE, STERLING GREEN COMMUNITY IMPROVEMENT ASSOCIATION hereby ANNEXES STERLING GREEN, SECTION SEVEN to the lots and sections already made a part of the association and declares that all of the property comprising STERLING GREEN, SECTION SEVEN shall be held, sold and conveyed subject to the Restrictions of Section Seven which are for the purpose of enhancing and protecting the value, desirability and attractiveness of the real property covered thereby. The Restrictions thereto shall be binding upon all parties having or acquiring any right, title or interest in STERLING GREEN, SECTION SEVEN, or any part thereof and shall inure to the benefit of each owner thereof.

DATED this ____ day of _____, 1979.

ATTEST:


Secretary

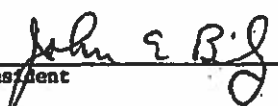
ATTEST:


Assistant Secretary

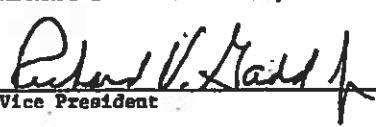
ATTEST:


Assistant Secretary

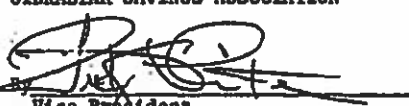
STERLING GREEN COMMUNITY IMPROVEMENT
ASSOCIATION

By 
President

HOME-CRAFT LAND DEVELOPMENT, INC.

By 
Vice President

GIBRALTAR SAVINGS ASSOCIATION

By 
Vice President

125-91-1474

THE STATE OF TEXAS I

COUNTY OF HARRIS I

BEFORE ME, the undersigned authority, on this day personally appeared John Billy, President of Sterling Green Community Improvement Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed in the capacity therein stated, and as the act and deed of said Association.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 16th day of April, 1979.

Sandra G. Shewbert
Notary Public, Harris County, Texas
SANDRA G. SHEWBERT
My Commission Expires 3/2/81

THE STATE OF TEXAS I

COUNTY OF HARRIS I

BEFORE ME, the undersigned authority, on this day personally appeared Richard V. Hadd, Jr., Vice President of Homcraft Land Development, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 6th day of April, 1979.

Carolyn H. Bailey
Notary Public, Harris County, Texas
CAROLYN H. BAILEY
Notary Public in and for Harris County, Texas
My Commission Expires November 20, 1980

THE STATE OF TEXAS I

COUNTY OF HARRIS I

BEFORE ME, the undersigned authority, on this day personally appeared FRED L. WHITE, Vice President of Gibraltar Savings Association, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said association.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 16th day of April, 1979.

Sandra L. Johnson
Notary Public, Harris County, Texas

SANDRA L. JOHNSON
Notary Public in and for Harris County, Texas
My Commission Expires 2-19-80

125-91-1474

125-91-1475

STATE OF TEXAS
COUNTY OF HARRIS

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

APR 17 1979



Quita L. Lush
COUNTY CLERK,
HARRIS COUNTY, TEXAS

FILED
APR 17 3 37 PM 1979
Quita Lush
COUNTY CLERK
HARRIS COUNTY, TEXAS