

SECOND AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS
FOR
THE MAGNOLIA BEND SUBDIVISION

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

WHEREAS, the Declaration of Restrictive Covenants for the Magnolia Bend Subdivision (the "Subdivision"), a subdivision in Brazoria County, Texas, according to the map or plat thereof recorded in the Map Records of Brazoria County, Texas, under Clerk's File No. 2008044618, is filed in the Real Property Records of Brazoria County, Texas, under Clerk's File No. 2008044635 (hereinafter referred to as the "Declaration"); and

WHEREAS, Article VII of the Declaration provides that the Declaration may be amended at any time by a written instrument executed by the owners of record of three-fifths (3/5) of all of the Lots in Magnolia Bend; and

WHEREAS, IC-Gromax, L.P., the Declarant, is the record owner of at least three-fifths (3/5) of all of the Lots in Magnolia Bend;

NOW THEREFORE, pursuant to the attached Certification of the Declarant, the record owner of three-fifths (3/5) of all of the Lots in Magnolia Bend have hereby adopted, established and imposed upon the Subdivision, the following amendment to the Declaration:

Article II, Section M. (3), which had previously read:

(3) Notwithstanding the above restrictions, the owners of all lots facing on County Road 63 shall install four foot (4') white rail fences along the front boundary of the Lot. The Board of Directors may prescribe specifications to be included in the Rules and Regulations of the Association providing for the character and quality of such fencing. ✓

Is hereby deleted in it's entirety.

CERTIFICATION

"I, Paul Grohman, the undersigned, hereby certify that IC-Gromax, L.P., Declarant herein, is currently the record owner of at least three-fifths (3/5) of the Lots within the Subdivision, and that I am authorized in all respects to execute this Declaration Amendment, on behalf of said Declarant and as the act and deed of said Declarant."

EXECUTED, THIS 18 DAY OF May, 2009.

VP2

Signature

[Handwritten Signature]

Print Name Paul Grohman

Title Authorized Agent of IC-Gromax, L.P.

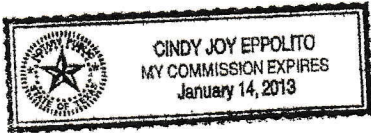
THE STATE OF TEXAS

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COUNTY OF BRAZORIA

BEFORE ME, the undersigned authority, on this day personally appeared Paul Grohman, Authorized Agent, of IC-Gromax, L.P., known to me to be the persons whose names are 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 the 18th day of May, 2009.



Cindy Joy Eppolito
Notary Public, State of Texas

Upon Recording Return to:
Holt & Young, P.C.
11200 Richmond Ave., Ste. 450
Houston, Texas 77082

Doc# 2009021595
Pages 2
05/19/2009 1:43PM
Official Public Records of
BRAZORIA COUNTY
JOYCE HUDMAN
COUNTY CLERK
Fees \$20.00

[Handwritten Signature]

✓ Gromax Development
4201 Broadway St.
Pearland, TX 77581-4188