

**EXCERPTS FROM THE SECOND AMENDMENT TO  
DECLARATION OF COVENANTS, CONDITIONS AND  
RESTRICTIONS FOR COSTA BELLA**

In pertinent part the second amendment, October 5, 2000, recorded in the Travis County land records, #2000171253, is as follows:

“The following provision is added to Article VIII of the Declaration

**“Addition of Land: Other** In addition to the Added Land, Declarant may, at any time and from time to time, add land to the Property, and upon the filing of a notice of addition of land as hereinafter described, this Declaration and the covenants, conditions, restrictions, and obligations set forth herein (as modified or amended by the covenants, conditions, restrictions and obligations, if any, set forth in the Notice) shall apply to the added land, and the rights, privileges, duties, and liabilities of the persons subject to this Declaration shall be the same with respect to the added land as with respect to the lands originally covered by this Declaration. In order to add lands to the Property hereunder, Declarant shall be required only to record in the Official Public Records of Travis County, Texas, a notice of addition of land containing the following provisions

“A) A reference to this Declaration, which reference shall state the book and page numbers of the Travis County Real Property Records wherein this Declaration is recorded.

“B) A statement that the provisions of this Declaration shall apply to the added land; and

“C) A legal description of the added land.”

16 RECORDED BY  
TEXAS PROFESSIONAL TITLE, INC

SECOND AMENDMENT TO  
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR COSTA BELLA

THE STATE OF TEXAS §  
§  
COUNTY OF TRAVIS §

This Second Amendment to Declaration of Covenants, Conditions and Restrictions for Costa Bella (the "Amendment") is made by **THE COSTA BELLA WATERFRONT COMMUNITY, INC.**, a Texas non-profit corporation (the "Association") and **FALCON OF LAKE TRAVIS, INC.**, a Texas corporation ("Falcon"), and is as follows

RECITALS:

A. Falcon is the original Declarant pursuant to that certain Declaration of Covenants, Conditions and Restrictions for Costa Bella, recorded in Volume 13141, Page 3594, et seq, and re-recorded in Volume 13143, Page 832, et seq, Real Property Records of Travis County, Texas, as amended by that certain Amendment to Declaration of Covenants, Conditions and Restrictions for Costa Bella, recorded as Document No. 2000068454, Official Public Records of Travis County, Texas (collectively referred to herein as the "Declaration"), which encumbers certain real property located in Travis County, Texas, as more particularly described in the Declaration (the "Property")

B Section 9.02 of the Declaration provides that the Declaration may be amended by the recording in the Real Property Records of Travis County, Texas, of an instrument of setting forth the amendment executed and acknowledged by the Declarant and the President and Secretary of the Association certifying that such amendment has been approved by the Members of the Association, excluding Declarant, entitled to cast at least fifty-one percent (51 00%) of the number of votes of the Association

NOW THEREFORE, the undersigned President and Secretary of the Association hereby declare and certify that the following amendments to the Declaration have been duly approved by Members entitled to cast at least fifty-one percent (51 00%) of the number of votes entitled to be cast by the Members of the Association

1 Amendment to Article VIII ADDITION OF LAND The following provision is added to Article VIII of the Declaration

Addition of Land: Other In addition to the Added Land, Declarant may, at any time and from time to time, add land to the Property, and upon the filing of a notice of addition of land as hereinafter described, this Declaration and the covenants, conditions, restrictions, and obligations set forth herein (as modified or amended by the covenants, conditions, restrictions and obligations, if any, set forth in the Notice) shall apply to the added land, and the rights, privileges, duties, and liabilities of the persons subject to this Declaration shall be the same with respect to the added land as with respect to the lands originally covered by this Declaration In order to add lands to the Property hereunder, Declarant shall be required only to record in the Official Public Records of Travis County, Texas, a notice of addition of land containing the following provisions

*Added Land*  
*Hakeway*

- (A) A reference to this Declaration, which reference shall state the book and page numbers of the Travis County Real Property Records wherein this Declaration is recorded,
- (B) A statement that the provisions of this Declaration shall apply to the added land, and
- (C) A legal description of the added land

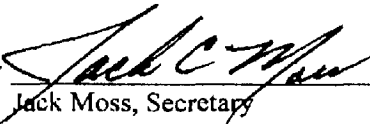
2 Miscellaneous Any capitalized terms used and not otherwise defined herein shall have the meanings set forth in the Declaration. Unless expressly amended by this Amendment, all other terms and provisions of the Declaration remain in full force and effect as written, and are hereby ratified and confirmed

EXECUTED to be effective as of the 5<sup>th</sup> day of October, 2000

**ASSOCIATION:**

**THE COSTA BELLA WATERFRONT  
COMMUNITY, INC.,** a Texas non-profit corporation

By   
Arnold Tauch, President

By   
Jack Moss, Secretary

**DECLARANT:**

**FALCON OF LAKE TRAVIS, INC.,** a Texas corporation

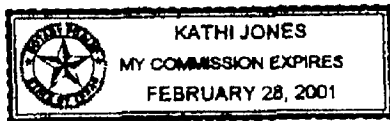
By   
Arnold Tauch, President

THE STATE OF TEXAS                   §  
   §  
COUNTY OF HARRIS                   §

BEFORE ME, the undersigned Notary Public, on this 5<sup>th</sup> day of October, 2000, by Arnold Tauch, President of The Costa Bella Waterfront Community, Inc , a Texas non-profit corporation, 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, on behalf of said corporation

Given under my hand and seal of this office this 5<sup>th</sup> day of October, 2000

(SEAL)



Kathi Jones  
Notary Public Signature

THE STATE OF TEXAS                   §  
   §  
COUNTY OF Harris                   §

BEFORE ME, the undersigned Notary Public, on this 5<sup>th</sup> day of October, 2000, by Jack Moss, Secretary of The Costa Bella Waterfront Community, Inc , a Texas non-profit corporation, 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, on behalf of said corporation

Given under my hand and seal of this office this 5<sup>th</sup> day of October, 2000

(SEAL)



Kathi Jones  
Notary Public Signature

THE STATE OF TEXAS

§

COUNTY OF

Harris

§

§

BEFORE ME, the undersigned Notary Public, on this 5th day of October, 2000, by Arnold Tauch, President of Falcon of Lake Travis, Inc., a Texas corporation, 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, on behalf of said corporation

Given under my hand and seal of this office this 5th day of October, 2000

(SEAL)

Kathi Jones

Notary Public Signature

AFTER RECORDING, RETURN TO:

~~Robert D. Burton~~

~~Armbrust Brown & Davis, L.L.P.~~

~~100 Congress Avenue, Suite 1300~~

~~Austin, Texas 78701~~

BROWN & SCHAEFER, P.C.

Attorneys at Law

1310 RR 620 So., Suite 204

Austin, TX 78734-6342

Return to:

TEXAS PROFESSIONAL TITLE, INC

2300 Lohman's Crossing Rd

Suite 106

Austin, Texas 78734

**FILED AND RECORDED**

OFFICIAL PUBLIC RECORDS

Dana Debeauvoir

10-25-2000 02 51 PM 2000171253

CORTEZR \$15.00

DANA DEBEAUVOIR, COUNTY CLERK

TRAVIS COUNTY, TEXAS