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NOTICE

20060155525  
10/27/2006 RP2 \$36.00

**SUPPLEMENTAL NOTICE OF DEDICATORY INSTRUMENT**  
*for*  
**WESTBOURNE HOMEOWNERS ASSOCIATION, INC.**

X

THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS           §

The undersigned, being the President of Westbourne Homeowners Association, Inc., a property owner's association as defined in Section 202.001 of the Texas Property Code ("the Association"), hereby supplements that certain instrument entitled "Notice of Dedicatory Instruments for Westbourne Homeowners Association, Inc." ("Notice") recorded in the Official Public Records of Harris County, Texas under County Clerk's File No. V201428 which Notice was filed of record for the purpose of complying with Section 202.006 of the Texas Property Code.

1. Additional Dedicatory Instrument. In addition to the Dedicatory Instrument identified in the Notice, the following document is a Dedicatory Instrument governing the Association.
  - a. Secretary's Certificate of Resolution of the Board of Directors of Westbourne Homeowners Association, Inc. regarding the Adoption of Rules Governing Members' Use and Enjoyment of the Common Properties and the Display of Said Rules on Common Properties.

A true and correct copy of such Dedicatory Instrument is attached to this Supplemental Notice.

This Supplemental Notice is being recorded in the Official Public Records of Real Property of Harris County, Texas for the purpose of complying with Section 202.006 of the Texas Property Code. I hereby certify that the information set forth in this Supplemental Notice is true and correct and that the copy of the Dedicatory Instrument attached to this Supplemental Notice is a true and correct copy of the original.

Executed on this 23 day of October, 2006.

**WESTBOURNE HOMEOWNERS ASSOCIATION, INC.**

By: Daniela Harding  
Daniela Harding, President

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*Beverly S. Kaufman*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP 032-30-0623


THE STATE OF TEXAS

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§  
§

COUNTY OF HARRIS

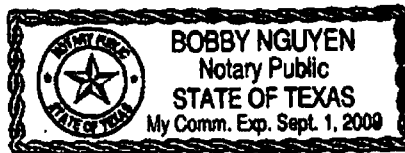
BEFORE ME, the undersigned notary public, on this day personally appeared Daniela Harding, President of Westbourne Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.

SUBSCRIBED AND SWORN TO BEFORE ME on this the 23<sup>rd</sup> day of October, 2006, to certify which witness my hand and official seal.

  
Notary Public in and for the State of Texas

Return to:

Butler & Hailey, P.C.  
1616 S. Voss, Suite 500  
Houston, Texas 77057



121803

RP 032-30-0624

**SECRETARY'S CERTIFICATE  
OF RESOLUTION OF THE BOARD OF DIRECTORS  
of  
WESTBOURNE HOMEOWNERS ASSOCIATION, INC.  
regarding  
THE ADOPTION OF RULES GOVERNING MEMBERS' USE AND ENJOYMENT OF  
THE COMMON PROPERTIES AND THE DISPLAY OF SAID RULES ON COMMON  
PROPERTIES**

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STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS       §

I, Jennifer Cave, Secretary of Westbourne Homeowners Association, Inc., a Texas non-profit corporation (the "Association"), do hereby certify at a Regular Meeting of the Board of Directors of the Association held on October 19, 2006, 2006, with at least a majority of the Directors being present thereat and remaining throughout and being duly authorized to transact business, the following resolution was duly made and approved:

WHEREAS, Article II, Section 7(d) of the Association's "Declaration of Covenants, Conditions and Restrictions for Westbourne, Section One" ("Declaration"), filed under Harris County Clerk's File Number G071434, as amended, empowers the Association to "establish reasonable rules and regulations governing the Members' use and enjoyment of the Common Properties, and to suspend the enjoyment rights of any Member for any period not to exceed sixty (60) days for any infraction of such rules and regulations";

WHEREAS, Article II, Section 2 of the Declaration states that the Owners of Lots in all lands annexed into the jurisdiction of the Association are subject to the jurisdiction of the Association; and

WHEREAS, the Board of Directors wishes to adopt certain rules governing Members' use and enjoyment of the Common Properties and wishes to display said rules on Common Properties.

NOW, THEREFORE, BE IT RESOLVED, the Board of Directors of the Association adopts "RULES GOVERNING MEMBERS' USE AND ENJOYMENT OF THE COMMON PROPERTIES AND THE DISPLAY OF SAID RULES ON COMMON PROPERTIES," attached hereto as Exhibit A, which is fully incorporated herein (hereafter the "Rules").

RR 032-30-0625

*lee*

BE IT FUTHER RESOLVED that the Board of Directors has and shall have the right, but not the obligation, to display any or all portions of the Rules on any or all of the Common Properties.

I further certify that I am the duly elected, qualified and acting Secretary of the Association and that the foregoing resolutions were approved as set forth above and now appear in the books and records of the Association.

TO CERTIFY WHICH WITNESS MY HAND on this 23 day of October, 2006

WESTBOURNE HOMEOWNERS  
ASSOCIATION, INC.

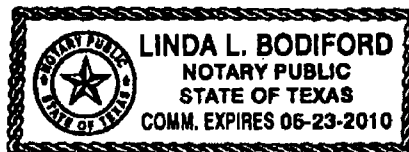
By: Jennifer Cave  
Jennifer Cave, Secretary

STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS     §

Before me, a notary public, on this day personally appeared Jennifer Cave, Secretary of Westbourne Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument and, being by me first duly sworn and declared that she executed same in the capacity and consideration therein expressed. Given under my hand and seal of office this the 23 day of October, 2006.

Linda L. Bodiford  
NOTARY PUBLIC - STATE OF TEXAS

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RP 032-30-0626

Exhibit "A"

**RULES GOVERNING MEMBERS' USE AND ENJOYMENT OF THE COMMON PROPERTIES AND THE DISPLAY OF SAID RULES ON COMMON PROPERTIES**

The Common Properties include but are not limited to the park areas commonly known as Westbourne Park, Beaverdell Park, and Lunda Park. The Rules herein apply to all "Common Properties" as that term is defined in the Declaration.

1. Each Member's Guest is permitted to use the Common Properties, subject to these Rules, but may only use the Common Properties when accompanied by the Member authorizing the Guest's use. A Member who authorizes a Guest's use of any portion of the Common Properties without the Member's accompaniment is in violation of this Rule.
2. The Common Properties are available for the daily use of Members and their Guests, but only from dawn until dusk of each day.
3. Each Member and Guest uses any and all portions of the Common Properties at his or her own risk. Westbourne Homeowners Association, Inc. is not responsible for any accident or injury occurring on any portion of the Common Properties.
4. No alcoholic beverage is permitted on the Common Properties.
5. No glass container is permitted on the Common Properties.
6. If a Member or Guest takes a permitted item onto any portion of the Common Properties, he or she must remove that item when he or she departs that portion of the Common Properties. Any failure to place one's garbage in a proper receptacle before departing the Common Properties is a violation of this Rule.
7. No Member or Guest may alter the Common Properties, including the land or any improvement thereon. When the term "alter" or "alteration" is used in these rules, the term is to be construed broadly, and always includes, but is not limited to, causing a change of appearance (for instance, by the use of paint) or causing a possible health hazard (for instance, by the introduction of any form of garbage or waste) or causing any other disturbance of the form, character, color, shape, or integrity of any portion of the Common Properties' land or any improvement thereon. Any alteration will be considered an act of vandalism which the Association, acting through its Board of Directors, has the right but not the obligation to prosecute to the fullest extent of applicable criminal and civil law.

8. No portion of any motorized vehicle of any kind is permitted on the Common Properties. Any Member or Guest who parks one or more tires of a motorized vehicle on any portion of the Common Properties for any length of time is in violation of this Rule. When the term "motorized vehicle" is used in these rules, the term is to be construed broadly, and always includes, but is not limited to, automobiles, pickup trucks, scooters, motorcycles, and dirt bikes, whether or not designed for use on public roads, and whether or not subject to state licensing or registration.
9. No motorized vehicle is permitted in a parking lot adjacent to any portion of the Common Properties after 10:00 PM. The Association, acting through its Board of Directors, has the right but not the obligation to cause the towing, at the motorized vehicle owner's expense, of any motorized vehicle in violation of this Rule.
10. Bicycles are permitted on the Common Properties. However, the use of a bicycle on the Common Properties may not cause any alteration to the land or any improvement thereon. Each Member or Guest using a bicycle on Common Properties is subject to Rule 7 above.
11. No gun of any type is permitted on any portion of the Common Properties. The presence of any firearm is a violation of this Rule. The presence of any instrument designed to propel items—including but not limited to BB guns, pellet guns, and paint ball guns—is a violation of this Rule.
12. The Association, acting through its Board of Directors, has the right but not the obligation to suspend the enjoyment rights of any Member for any period not to exceed sixty (60) days for any infraction of any of these Rules. "Infraction" means a Member's own infraction and the infraction of any Guest of that Member.
13. Each of these Rules is effective upon all Common Properties, whether or not any Rule is displayed. Any sign displaying a Rule governing the use and enjoyment of the Common Properties is merely an exercise of the Board of Director's right to display any or all of the above Rules. If the wording of a Rule herein varies from the wording of a Rule displayed on the Common Properties, such variation may not be construed as a limitation upon or a waiver of any Rule contained herein.

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**RECORDER'S MEMORANDUM:**  
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blockouts, additions and changes were present at the time the instrument was filed and recorded.

RP 032-30-0629

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL  
PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.  
THE STATE OF TEXAS  
COUNTY OF HARRIS  
I hereby certify that this instrument was FILED in the number Sequence on the date and at the  
stamped herein by me, and was duly RECORDED in the Official Public Records of Real Property of Harris  
County Texas on

OCT 27 2006



*Dorothy B. Kaufman*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS