

Cameron County  
Joe G Rivera  
County Clerk  
Brownsville, TX 78520



70 2013 00039328

Instrument Number: 2013-00039328

As

Recorded On: October 09, 2013

Real Property

Parties:

Billable Pages: 2

To

Number of Pages: 3

Comment:

( Parties listed above are for Clerks reference only )

**\*\* Examined and Charged as Follows: \*\***

Real Property	30.00
Total Recording:	30.00

\*\*\*\*\* DO NOT REMOVE. THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\*

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.

**File Information:**

**Record and Return To:**

Document Number: 2013-00039328

Receipt Number: 662946

Recorded Date/Time: October 09, 2013 08:23:01A

Book-Vol/Pg: BK-OR VL-19715 PG-226

User / Station: N Perez - Cash Str #9 San Benito S

BRIAN J HERNSBERGER

109 WILD OLIVE

LAGUNA VISTA TX 78578

I hereby certify that this instrument was filed on the date and time stamped hereon and was duly recorded in the Official Public Records in Cameron County, Texas



Joe G. Rivera  
Cameron County Clerk

Paradise Cove Property Owners Association

141 Oleander Drive  
Laguna Vista, TX 78578

00039328

To: Cameron County Records Clerk

This is to notify you of a change to the Paradise Cove Declaration of Covenants, Conditions & Restrictions, November 11, 2004 recorded in Volume 10751, Page 60, of the Official Records of Cameron County. Please file this change to the Paradise Cove Declaration of Covenants, Conditions & Restrictions.

Change 1: Delete paragraph 8.9(a) Assessment for Excessive Lot Holding on page 24 of 34 of the Paradise Cove Declaration of Covenants, Conditions & Restrictions,.

Discussion: Paradise Cove Property Owners Association members overwhelmingly voted to delete paragraph 8.9(a) of the Paradise Cove Declaration of Covenants, Conditions & Restrictions during the 2013 Annual Owners Meeting conducted February 8, 2013. The paragraph being deleted is show below.

8.9(a) Assessment for Excessive Lot Holding. In the event that the construction of a Unit upon an Owner's Lot is not commenced during the Standard Holding Period, the Association shall reserve the right to levy against the Owner, the Owner's successors and/or assigns an "Assessment for Excessive Lot Holding" of \$200 per month for each month beyond the Standard Holding Period. Such assessment shall increase to \$400 per month after thirty-six (36) months of the commencement of the Standard Holding Period. All such assessments shall be payable in the amount specified herein; such assessments shall not be offset for any reason, including, without limitation, a claim that the Association or Architectural Committee is not properly exercising its duties and powers as provided in this Declaration. The sale or transfer of any Lot shall not invalidate, alter, cancel or reset the Standard Holding Period nor relieve the Owner or subsequent Owner of any applicable assessments.

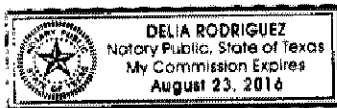
Signed this 9th day of October, 2013.

Paradise Cove Property Owners Association

By: Brian Hearn  
Brian Hearnberger, President

State of Texas, County of Cameron \*\*\*

This instrument was acknowledged before me on 09 day of October 2013 by Brian Hearnberger, duly authorized agent for Paradise Cove Property Owners Association, on behalf of said association.



Delia Rodriguez  
Notary Public, State of Texas

Doc. Bk. Vol. Pg.  
00039328 DR 19715 228

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS  
On: Oct 09, 2013 at 08:23A

Document Number: 00039328

By  
Norma Peralez  
Joe G Rivera, County Clerk  
Cameron County