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Amend
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SUPPLEMENTAL AMENDMENT THE TO DECLARATION OF
COVENANTS, CONDITIONS, AND RESTRICTIONS FOR
RIATA RANCH, SECTION EIGHT

RP-2016-466744
10/17/2016 RP1 \$20.00

(REGARDING SHRUBBERY)

This Supplemental Amendment to the Declaration of Covenants, Conditions and Restrictions for Riata Ranch, Section Eight ("Supplemental Amendment") is made by the undersigned, being the current Lot Owners and Members of the Riata Ranch Homeowners Association, a Texas Non-Profit Corporation ("Association").

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WITNESSETH:

WHEREAS, the Declaration of Covenants, Conditions and Restrictions for Riata Ranch, Section Eight filed of record on December 2, 1999 under Clerk's File No. U106167 in the Official Property Records of Harris County, Texas for that certain property known as Riata Ranch, Section Eight, a subdivision in Harris County, Texas, according to the map or plat thereof filed of record in Film Code 430144 of the Map Records of Harris County, Texas ("Declaration"); and

WHEREAS, Article XI, Section 11.1 of the Declaration states that the Declaration may be amended at any time by an instrument signed those Owners owning at least two-thirds (2/3rds) of the Lots within the Subdivision.

WHEREAS, the Association and Owners desire to amend the following Declaration provisions with regard to Grass, Shrubbery and Landscaping to allow removal of certain oak trees causing damage to sidewalks, driveways and lots.

NOW THEREFORE, Article V, Section 5.8 of the Declaration shall be amended to state:

SECTION 5.8.GRASS, SHRUBBERY AND LANDSCAPING - Prior to sale thereof, each Lot with a residence thereon shall be sodded with grass and all areas visible from any street shall be landscaped with Shrubbery of the types and quantities approved by the Architectural Control Committee. All grass and shrubbery shall be maintained by the Owner of the Lot. Failure by the Owner to maintain a Lot in a reasonable manner shall give a right to the Association to enter the property for purposes of yard maintenance including mowing of grass and trimming of trees and charge the Owner all costs attributable thereto. Each Lot may have live container grown oak trees every twenty five (25') feet of street frontage of a minimum one and one half (1½") inch caliper when planted, and which may be removed, but only with Architectural Control Committee Approval. These trees shall be located an equal distance from the street curb. Additionally, a minimum of two (2) container grown or machine transplanted trees with a minimum caliper of three (3) inches are required in the front yard of each residence.

With the exception of the above paragraphs, in all other aspects the Declaration referenced herein shall remain in full force and affect as originally written. This instrument shall become effective upon the Owners written consent and recordation of this instrument in the Official Property records of Harris County.

Executed this the 28 day of Sept., 2016.

Jean Goedecke

By: Jean Goedecke, President:
Riata Ranch Homeowners Association

CERTIFICATE OF SECRETARY

I, Kelly Doyle, Secretary of the Riata Ranch Homeowners Association do hereby certify that this Supplemental Amendment to the Declaration has been approved by the proper written consent of the Owners.

Kelly Doyle

By: Kelly Doyle, Secretary

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Kelly Doyle, the Secretary of the Riata Ranch Homeowners Association known by me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she/he executed the same for the purposes and consideration therein expressed and in the capacity therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 28 day of Sept., 2016.

Sharon Griffith
Notary Public – State of Texas

AFTER RECORDING RETURN TO:
c/o SCS Management Services, Inc.
7170 Cherry Park Drive
Houston, TX 77095



FILED FOR RECORD

8:00:00 AM

Monday, October 17, 2016

Stan Stewart

COUNTY CLERK, HARRIS COUNTY, TEXAS

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 File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED, in the Official Public Records of Real Property of Harris County Texas

Monday, October 17, 2016



Stan Stewart
COUNTY CLERK
HARRIS COUNTY, TEXAS