

CLARIFICATION TO CHURCHILL ESTATES
HOMES ASSOCIATION DECLARATION

The CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION was created on the 6th day of January, 1975, by J. H. UPTMORE & ASSOCIATES, INC., of San Antonio, Bexar County, Texas.

WHEREAS, J. H. UPTMORE is the author of the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION and executed said DECLARATION as the President of J. H. UPTMORE & ASSOCIATES, INC.

WHEREAS, the intent in developing the CHURCHILL ESTATES SUBDIVISION and the intent in creating the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION was, is, and forever shall be to develop a high class residential neighborhood.

WHEREAS, Article V of the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION subjects property to annual improvement assessments upon conversion of property from "unimproved vacant property" to "improved property."

WHEREAS, Article I, Section 2, of the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION, defines "improved property" as follows:

(2) The term "improved property" shall be deemed to mean a single tract under a single ownership and use, and on which tract a residence has been erected or on which any other building not in violation of the restrictions then of record thereon is erected. Any such tract may consist of one or more contiguous lots or parts thereof.

BE IT KNOWN THAT the intent of Article V, of the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION, was, is and forever shall be to impose an annual improvement assessment only upon property that has a residence or a building erected upon it.

BE IT KNOWN THAT the lien referred to in Article VIII, of the CHURCHILL ESTATES HOMES ASSOCIATION DECLARATION, was, is, and forever shall be subordinate to any first lien purchase mortgage.

IN WITNESS WHEREOF, J. H. UPTMORE, has executed this instrument on this the 9th day of December, 1992.

J. H. Uptmore

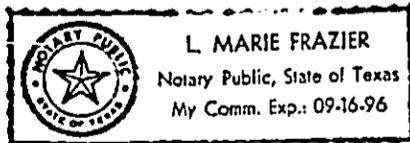
J. H. UPTMORE

STATE OF TEXAS *
 *
COUNTY OF BEXAR *

SUBSCRIBED AND SWORN TO BEFORE ME on this the 10th day of December, 1992, to certify which witness my hand and official seal.

L. Marie Frazier

NOTARY PUBLIC, STATE OF TEXAS



Return to: Jane Schaefer
10127 Morocco, Stelzo

12-10-92 0777096 2830267 \$3.00 Y 001 12185
12-10-92 0777096 2830268 \$2.00 Y 005 12185

VOIS 5 | 9 PAGE 0 7 | 3

FILED IN MY OFFICE
ROBERT D. GREEN
COUNTY CLERK BEXAR CO.

1992 DEC 10 P 12:53

Robert D. Green
COUNTY CLERK BEXAR COUNTY, TEXAS



DEC 11 1992

BY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE
OF THE DESCRIBED REAL PROPERTY BECAUSE OF RACE IS INVALID AND
UNENFORCEABLE UNDER FEDERAL LAW.
STATE OF TEXAS, COUNTY OF BEXAR
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 BEXAR COUNTY, TEXAS ON:

VOIS 519 PAGE 0714