

Amended

Spec. PS
HOLD FOR
AMERICAN TITLE - D.P.
529-87-2473

U148453

12/29/99 201144612 U148453 \$11.00

AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
SEABROOK ISLAND, SECTION ONE

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This Amendment to the Declaration of Covenants, Conditions and Restrictions for Seabrook Island, Section One is made this 21 day of June, 1999 by Taylor Lake Holdings, Inc., a Texas corporation, as attorney in fact for the owners of lots in Seabrook Island.

WHEREAS, on the 21st day of June, 1999, Taylor Lake Holdings, Inc. (hereinafter "Declarant") executed that certain Declaration of Covenants, Conditions and Restrictions (hereinafter "Declaration") applicable to Seabrook Island, Section One, a subdivision in the City of Seabrook, Harris County, Texas, according to the plat thereof recorded under Clerk's File No. T428191 in the Map Records of Harris County, Texas, which Declaration is recorded under Clerk's File No. T810119 in the Real Property Records of Harris County Texas;

WHEREAS, Article XI, Section 3(a) of said Declaration provides that the terms of the Declaration may be unilaterally amended by the Declarant using the power of attorney status granted in Article XI, Section 1 to modify provisions of the Declaration to adequately cover circumstances that have not been adequately covered and would not have a material and adverse affect on the marketability of Lots;

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WHEREAS, it has come to Declarant's attention that the process of plan approval would be expedited if the Architectural Review Committee consisted of only one member; and

WHEREAS, such a modification would not have a material and adverse affect on the marketability of Lots;

NOW THEREFORE, Article VIII, Section 1 is hereby amended to read as follows:

Section 1. Architectural Review Committee. The Architectural Review Committee ("Architectural Review Committee") shall be composed of one or more individuals selected and appointed by the Declarant, each generally familiar with residential and community development design matters and knowledgeable about the Declarant's concern for a consistent first class approach to and construction of Improvements within Seabrook Island. In the event of the death, incapacity or resignation of any member of the Architectural Review Committee during the Development Period, the Declarant shall have exclusive authority to designate and appoint the successor member. After the Development Period, the Architectural Review Committee shall be a committee of the Association, and its members shall be appointed, and replaced in the event of death, incapacity or resignation, by the Association, acting through the Board of Directors.

The Architectural Review Committee may, at any time and from time to time, associate

or employ a staff and to seek and obtain professional advice and counsel (including but not limited to architects, attorneys, designers, engineers, and landscape technicians) in connection with the performance of its duties with all reasonable costs and expenses related thereto paid for or reimbursed by the Association. The Association may, in turn, reasonably recoup some or all of these expenses from the applicants seeking review and approval of plans and specifications.

Nothing herein contained is intended or shall be construed to amend the Declaration other than as set out herein.

The above amendment shall run with the land and shall be binding upon all parties having or acquiring any right, title, or interest therein, or any part thereof, and shall inure to the benefit of each owner thereof.

IN WITNESS WHEREOF, the undersigned, being the President of Taylor Lake Holdings the Declarant herein set forth, has set his hand and seal this 21 day of June, 1999.

DECLARANT: TAYLOR LAKE HOLDINGS, INC., Attorney in Fact for all Owners of Lots in Seabrook Island.

ATTEST:

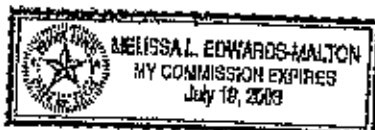
By: _____, Secretary

By: Wade Miller
Wade Miller, President

THE STATE OF TEXAS §
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COUNTY OF HARRIS §

This instrument was acknowledged before me by Wade Miller, President of Taylor Lake Holdings, Inc., a Texas corporation, on this 21 day of June, 1999, on behalf of said corporation. *for*

Melissa L. Edwards-Malton
Notary Public - State of Texas



1999 DEC 29 AM 10:40
George R. Hoffman
COUNTY CLERK
HARRIS COUNTY, TEXAS
FILED