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ANNEXATION TO DECLARATION

021-99-1350

STATE OF TEXAS           §  
                                  § KNOW ALL MEN BY THESE PRESENTS: THAT  
COUNTY OF HARRIS       §

WHEREAS, FRIENDSWOOD DEVELOPMENT COMPANY (hereinafter called "Friendswood") executed that certain Declaration of Covenants, Conditions and Restrictions for Northmead Village Community Association, Inc. dated June 11, 1979, (hereinafter called the "Declaration") applicable to Copperfield Northmead Village, Section One, a subdivision in Harris County, Texas, which Declaration is filed for record under Harris County Clerk's File No. G140051 and recorded under Film Code No. 132-83-2532, refiled under County Clerk's File No. G181204 and re-recorded under Film Code No. 135-82-1336 in the Official Public Records of Real Property of Harris County, Texas; and

WHEREAS, Friendswood executed that certain First Amendment to the Declaration dated September 26, 1979, which Amendment is filed for record under County Clerk's File No. G302044 and recorded under Film Code No. 142-97-1491 in the Official Public Records of Real Property of Harris County, Texas; and

WHEREAS, under the terms of the Declaration, Friendswood reserved the right to add or annex additional land into said Association and make such land added or annexed thereto subject to the terms and conditions of the Declaration; and

WHEREAS, Article V, Section 3 of the Declaration provides certain separate minimum square footage building requirements for dwelling units and separate minimum building line setbacks for front, side and rear property lines for Section One of Copperfield Northmead Village, and Friendswood reserved the right to modify these minimum size requirements for any additional lands made subject to the Declaration.

NOW, THEREFORE, pursuant to the power reserved in the Declaration, Friendswood does hereby declare that:

1. The following described land (hereinafter called "Said Land") is hereby added and annexed into the boundaries of the land covered by the Declaration and is hereby subjected to the authority of the Northmead Village Community Association, Inc., in accordance with the terms and conditions of the Declaration, to wit:

*fel*

Copperfield Northmead Village, Section Two, a subdivision in Harris County, Texas, according to the plat thereof recorded in Volume 204, page 84 of the Map Records of Harris County, Texas.

- 2. The Declaration is modified to provide that, within Said Land, a one-story main structure shall have a minimum of one thousand (1,000) square feet of area, and a main structure of more than one story shall have a minimum of one thousand two hundred (1,200) square feet of area.
- 3. The minimum building line setbacks set forth in the Declaration for Copperfield Northmead Village, Section One shall apply to Said Land.

Except as specifically set forth herein, the Declaration is not modified or amended in any way and shall remain in full force and effect in accordance with its terms.

EXECUTED this 1st day of December, 1981.



*Don R. Breeland*  
Don R. Breeland, Assistant Secretary

FRIENDSWOOD DEVELOPMENT COMPANY

By *J. J. Thompson*  
J. J. Thompson, Vice President

FORM APPROVED PR  
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STATE OF TEXAS §  
COUNTY OF HARRIS §

This instrument was acknowledged before me on DEC 1st, 1981, by J. J. THOMPSON, Vice President of FRIENDSWOOD DEVELOPMENT COMPANY, an Arizona corporation, on behalf of said corporation.

*Veronica O. Lored*  
 Notary Public, State of Texas  
 VERONICA O. LOREDO  
 My commission expires JAN 14 1985

A61-6

-2-

PLEASE RETURN TO:  
 Friendswood Development Company  
 C. G. Kilson  
 4550 Dacoma Building  
 P. O. Box 2567  
 Houston, Texas 77001

FILED  
 DEC 4 11 42 AM '81  
 CLERK  
 HARRIS COUNTY TEXAS

STATE OF TEXAS |  
COUNTY OF HARRIS |

BEFORE ME, the undersigned authority, on this day personally appeared R. D. Breeland, known to me to be the person whose name is subscribed to the foregoing instrument as Vice President of FRIENDSWOOD DEVELOPMENT COMPANY, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and as the act and deed of said FRIENDSWOOD DEVELOPMENT COMPANY, which company acted therein in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 14th day of June, 1979.



Carolyn Stichenson  
Notary Public in and for  
Harris County, Texas  
Carolyn Stichenson  
My Commission Expires:  
March 31, 1981

132-83-2544

STATE OF ~~TEXAS~~ Texas  
COUNTY OF ~~HARRIS~~ Harris

BEFORE ME, the undersigned authority, on this day personally appeared THOMAS J. BRENNAN, known to me to be the person whose name is subscribed to the foregoing instrument as Assistant Vice President of Friendswood Development Co., and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of said Friendswood Development Co.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 20th day of June, 1979.



Joyce Anderson  
Notary Public in and for  
Harris County, Texas  
Joyce Anderson  
JOYCE ANDERSON, Notary Public  
Pittsburg, Kelsey County, PA  
My Commission Expires March 15, 1982

RECORDED'S MEMORANDUM  
ALL BLANKETS, ADDITIONS AND CHANGES  
WERE PRESENT AT THE TIME THE INSTRUMENT  
WAS FILED AND RECORDED.

PLEASE RETURN TO:  
Friendswood Development Company  
D. Breeland  
4550 Dacoma Building  
P. O. Box 2567  
Houston, Texas 77001