

AFTER RECORDING, RETURN TO:
BAIRD, CREWS, SCHILLER & WHITAKER, P.C.
15 North Main Street
Temple, Texas 76501

**SECOND SUPPLEMENTAL DECLARATION
OF COVENANTS, CONDITIONS AND RESTRICTIONS OF
AMITY ESTATES HOMEOWNERS' ASSOCIATION,
A TEXAS NONPROFIT PROPERTY OWNERS' ASSOCIATION, AND OF
AMITY ESTATES, PHASE II,
A SUBDIVISION IN BELL COUNTY, TEXAS –
ANNEXATION OF AMITY ESTATES, PHASE IV
("SECOND SUPPLEMENTAL DECLARATION")**

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

Salado Detailed Builders, L.L.C., a Texas limited liability company ("Company") is the Declarant under that certain 'Declaration of Covenants, Conditions and Restrictions of Amity Estates Homeowners' Association, a Texas nonprofit property owners' association, and of Amity Estates, Phase II, a subdivision in Bell County, Texas' (the "Declaration") duly recorded as Document Number 2016-00052209, of the Official Public Records of Real Property of Bell County, Texas, and of the Amity Estates Homeowners' Association, a Texas nonprofit property owners' association (the "Association").

The Association was formed to exercise the functions of a property owners' association and to enforce the covenants of any and all governing documents that affect the use of the subdivision known as Amity Estates (the "Subdivision") and/or the Association including but not limited to the following governing documents:

- (1) Certificate of Formation of Amity Estates Homeowners' Association filed as File Number 803019603, Document Number 813926440002, Office of the Secretary of State of Texas, and recorded as Document Number 2016-00052208, Official Public Records of Real Property of Bell County, Texas.
- (2) Bylaws recorded as Document Number 2016-00052210, Official Public Records of Real Property of Bell County, Texas.
- (3) The Declaration recorded as Document Number 2016-00052209, Official Public Records of Real Property of Bell County, Texas.
- (4) First Supplemental Declaration of Covenants, Conditions and Restrictions of Amity Estates Homeowners' Association, a Texas nonprofit property owners' association, and of Amity Estates, Phase II, a subdivision in Bell County, Texas – Annexation of Amity Estates, Phase III, recorded as Document Number 2018-36998, Official Public Records of Real Property of Bell County, Texas.

The Company is the owner and developer of land neighboring and adjacent to properties governed by the Association, which land is described as:

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A 42.560 acre tract of land in Bell County, Texas, being part of the E. Brewer Survey, Abstract No. 61, and the Young Williams Survey, Abstract No. 861, Bell County, Texas, which tract of land will be developed as:

Lot Twenty-four (24), Block One (1); Lots One (1) through Twelve (12), Block Eight (8); Lots One (1) through Thirteen (13), Block Ten (10); Lots One (1) through Nine (9), Block Eleven (11); Lots One (1) through Six (6), Block Thirteen (13); Lot Nineteen (19), Block Fourteen (14); and Lots One (1) through Twelve (12), Block Fifteen (15), Amity Estates, Phase IV, an addition to the Village of Salado ETJ, Bell County, Texas, according to the map or plat recorded in Plat Year 2019, Plat Number 137 A&B, Plat Records of Bell County, Texas (the "Property" or the "Phase IV Subdivision").

The Declaration provides that Declarant may, without the consent of any other Owner, annex additional lands within the scheme of the Association and make such additional lands subject to the terms and provisions of the Governing Documents (as that term is defined in the Texas Property Code) of the Association, including but not limited to the governing documents set out in this Second Supplemental Declaration.

This Second Supplemental Declaration is executed by the Company (1) as Declarant, to annex the Phase IV Subdivision into the Association and bring such Property within the scheme of the Governing Documents, and (2) as Owner, to acknowledge that the Phase IV Subdivision will be annexed into the Association and will be subject to the Governing Documents.

All words that are undefined in this Second Supplemental Declaration but which are defined under Article 1 of the Declaration and used in this Second Supplemental Declaration will have the same meaning as the words defined in the Declaration.

WITNESS THE EXECUTION HEREOF, on September 19, 2019.

Declarant:

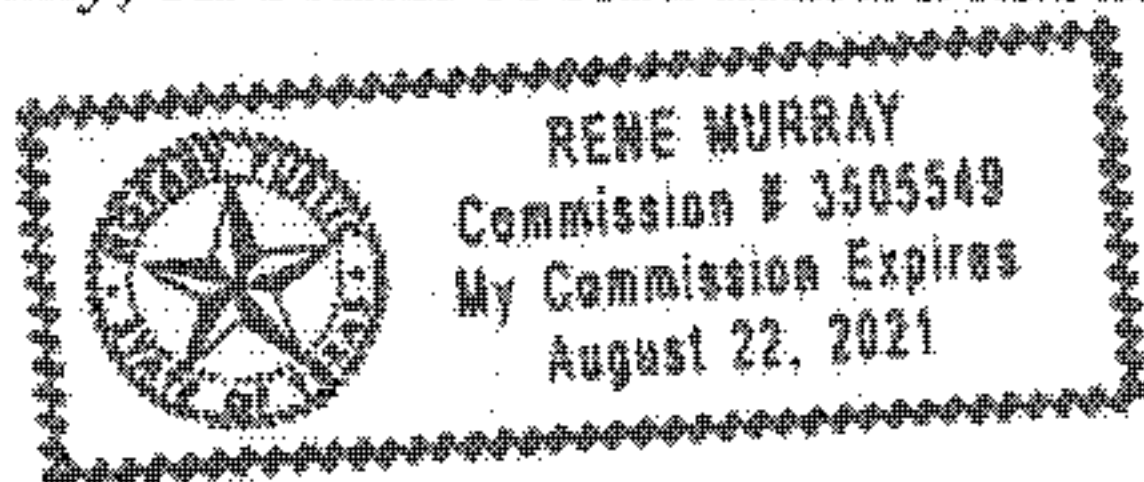
Salado Detailed Builders, L.L.C.,
A Texas Limited Liability Company

By: [Signature]
James L. Herring, Member

ACKNOWLEDGMENT

STATE OF TEXAS §
COUNTY OF BELL §

This instrument was acknowledged before me on September 19, 2019, by James L. Herring, in his capacity as a Member of Salado Detailed Builders, L.L.C., a Texas limited liability company, on behalf of said limited liability company.



[Signature]
NOTARY PUBLIC

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PREPARED IN THE LAW OFFICE OF:
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ANNEXATION OF AMITY ESTATES, PHASE IV

**** Electronically Filed Document ****

Bell County, Tx
Shelley Coston
County Clerk

Document Number: 2019-58019

Recorded As : ERX-RECORDINGS

Recorded On: December 19, 2019

Recorded At: 01:07:32 pm

Number of Pages: 4

Book-VI/Pg: Bk-OR VI-11124 Pg-15

Recording Fee: \$19.00

Parties:

Direct- AMITY ESTATES HOA

Indirect-

Receipt Number: 395106

Processed By: Jackie McLean

(Parties listed above are for Clerks reference only)

***** 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.



I hereby certify that this instrument was filed on the date and time stamped hereon and was duly recorded in the Real Property Records in Bell County, Texas

Shelley Coston
Bell County Clerk

A handwritten signature in cursive script that reads "Shelley Coston".