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DEEDS

STATE OF TEXAS

COUNTY OF MONTGOMERY

WHEREAS, FIRST REALTY INVESTMENT CORPORATION, a Texas corporation, as owner, executed on the 7th day of August, 1972, certain use restrictions (hereinafter referred to as the or said "Restrictions"), recorded in Volume 782, Page 346 of the Deed Records of Montgomery County, Texas, and covering the following described tract or parcel of land situated in Montgomery County, Texas, to-wit:

> 60.0678 acres of land, more or less, known as Seven Coves, Section Two, out of the E. Collard Survey, Abstract No. 7, Montgomery County, Texas, according to the map or plat thereof recorded in Volume 10, Page 37 of the Map Records of Montgomery County, Texas.

WHEREAS, it is the desire of FIRST REALTY INVESTMENT CORPORATION, joined herein by HOUSTON FIRST SAVINGS ASSOCIATION, as lienholder, and the owners and purchasers under contract for deed from FIRST REALTY INVESTMENT CORPORATION of certain lots in Seven Coves, Section Two, to amend, pursuant to the provisions of paragraph 26 thereof, said Restrictions removing the hereinbelow described property from the terms of said Restrictions and correcting paragraph 26 thereof;

NOW, THEREFORE, the undersigned, being not less than ninety (90%) per cent of the lot owners of Seven Coves, Section Two, in consideration of the premises and the sum of ONE AND NO/100 ($1.00) DOLLAR each to the other in hand paid, the receipt and sufficiency of which is hereby acknowledged, do hereby amend said Restrictions pursuant to the provisions of paragraph 26 thereof, in the following manner:

> (a) All reservations, restrictions, covenants, conditions, charges, liens, encumbrances, building lines referred to in said Restrictions and/or reflected on said map or plat recorded in Volume 10, Page 37 of the Map Records of Montgomery County, Texas, and easements contained or referred to in said Restrictions are hereby released, cancelled and removed, INSOFAR, BUT ONLY INSOFAR as same relate to or affect

the following described tracts or parcels of land situated in Montgomery County, Texas, to-wit:

> Lots 1 through 10 (inclusive), Block 8; Lots 9 through 22 (inclusive),Block 4; Lot 105, Block 5; and Unrestricted Reserve B of Seven Coves, Section Two, a subdivision in the E. Collard Survey, Abstract No. 7, Montgomery County, Texas, according to the map or plat thereof recorded in Volume 10, Page 37 of the Map Records of Montgomery County, Texas.

(b) Paragraph 26 of said Restrictions is hereby amended and corrected as of August 7, 1972 to read as follows:

> The covenants and restrictions of this Declaration shall run with and bind the land for a term of forty (40) years from the date this Declaration is recorded after which time they shall be automatically extended for successive periods of ten (10) years. This Declaration may be amended during the first twenty (20) year period by an instrument recorded in the appropriate records of the County Clerk of Montgomery County, Texas and executed by the owners of not less than ninety (90%) per cent of the lots contained therein and thereafter by an instrument recorded in the appropriate records of the County Clerk of Montgomery County, Texas and executed by the owners of not less than seventy-five (75%) per cent of the lots contained therein.

EXECUTED IN MULTIPLE ORIGINAL COUNTERPARTS, each of which shall be an original but which together shall constitute but one and the same agreement, effective as of the 10th day of October, 1973.

FIRST REALTY INVESTMENT CORPORATION

By _____
Its Vice President

ATTEST:

_____
Its Secretary

HOUSTON FIRST SAVINGS ASSOCIATION

By _____
Its Exec. V. President

ATTEST:

_____
Its Asst. Secretary

KATHLEEN D. SMITH, Purchaser under Contract for Deed of Lot 129, Block 5, Seven Coves, Section Two

KATHLEEN D. SMITH, TRUSTEE, Purchaser under Contract for Deed of Lot 75, Block 3, Seven Coves, Section Two

KATHLEEN D. SMITH, TRUSTEE, Purchaser under Contract for Deed of Lot 74, Block 3, Seven Coves, Section Two

KATHLEEN D. SMITH, TRUSTEE, Purchaser under Contract for Deed of Lot 76, Block 3, Seven Coves, Section Two

KATHLEEN D. SMITH, TRUSTEE, Purchaser under Contract for Deed of Lot 73, Block 3, Seven Coves, Section Two

HOWARD W. HORNE, Purchaser under Contract for Deed of Lot 133, Block 5, Seven Coves, Section Two

J. W. LANDER, JR., Purchaser under Contract for Deed of Lot 132, Block 5, Seven Coves, Section Two

GEORGE A. DeMONTROND, JR., Purchaser under Contract for Deed of Lot 118, Block 5, Seven Coves, Section Two

BETTY H. DeMONTROND, Purchaser under Contract for Deed of Lot 70, Block 4, Seven Coves, Section Two

DENNIS J. McMAHON, Purchaser under Contract for Deed of Lots 127 and 128, Block 5, Seven Coves, Section Two

Harbour Town Development Company

By: _____
Its President

ATTEST

By: _____
Its Secretary

Owner of Lots 7, 8, 9 and 10, Block 8, Part of Lot 105, Block 5, and Part of Unrestricted Reserve "B", Seven Coves, Section Two

TRI-SOUTH MORTGAGE INVESTORS

By _____
Its Vice President

Lienholder against Lots 7, 8, 9 and 10, Block 8, Part of Lot 105, Block 5, and part of Unrestricted Reserve "B", Seven Coves, Section Two

ATTEST

BY: _____
Its Secretary

S. I. Morris Associates, Inc.

BY: _____
Its President

Purchaser under Contract for Deed of Lot 10, Block 4, Seven Coves, Section Two

SIDNEY V. SMITH, Purchaser under Contract for Deed of Lot 57, Block 4, Seven Coves, Section Two

ROBERT A. HORNE, Purchaser under Contract for Deed of Lot 23, Block 4, Seven Coves, Section Two

GLENN O. DAVIS, Purchaser under Contract for Deed of Lots 11 and 12, Block 4, Seven Coves, Section Two

A. RIDDICK SEMPLE, Purchaser under Contract for Deed of Lot 13, Block 4, Seven Coves, Section Two

FRED PRUTER, JR., Purchaser under Contract for Deed of Lot 71, Block 4, Seven Coves, Section Two

TEXAS COMMERCE BANK N. A. TRUSTEE TRUST # 5625

By _____
Its Trust Officer

Purchaser under Contract for Deed of Lots 26, 31 and 32, Block 4, Seven Coves, Section Two

FRANK W. HEAD, Purchaser under Contract for Deed of Lots 58, 59 and 60, Block 4 and Lots 119 and 120, Block 5, Seven Coves, Section Two

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this dav personally appeared R. H. Basden, Vice President of FIRST REALTY INVESTMENT CORPORATION, a Texas corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 9th day of November, 1973.

NOTARY PUBLIC COUNTY OF HARRIS TEXAS

Notary Public in and for
Harris County, Texas

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared JACK B DURKEE, JR, Vice President of HOUSTON FIRST SAVINGS ASSOCIATION, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 9 day of November, 1973.

NOTARY PUBLIC HARRIS COUNTY TEXAS

Mary L. Reynaud
Notary Public in and for
Harris County, Texas

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared KATHLEEN D. SMITH, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11 day of October, 1973.

NOTARY PUBLIC COUNTY OF HARRIS TEXAS

John T. Armstrong, Jr.
Notary Public in and for
Harris County, Texas.

JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

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BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared KATHLEEN D. SMITH, TRUSTEE, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed and in the capacities therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11 day of October, 1973.

NOTARY PUBLIC COUNTY OF HARRIS

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared HOWARD W. HORNE, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 12 day of October, 1973.

NOTARY PUBLIC COUNTY OF HARRIS

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared J. W. LANDER, JR., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 15 day of October, 1973.

NOTARY PUBLIC COUNTY OF HARRIS

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared GEORGE A. DeMONTROND, JR., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 12 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared BETTY H. DeMONTROND, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 12 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared DENNIS J. McMAHON, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 15 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS

COUNTY OF HARRIS

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BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared CHARLES R. SWAIN, ____ President of HARBOUR TOWN DEVELOPMENT COMPANY, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 19 75

THE STATE OF TEXAS

COUNTY OF HARRIS

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared S. I. MORRIS, President of S. I. MORRIS ASSOCIATES, INC., a Texas corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 16 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 19 75

THE STATE OF

COUNTY OF

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared Merrill A. Gerrish, Vice President of TRI-SOUTH MORTGAGE INVESTORS, a Massachusetts business trust, known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said trust, and in the capacity therein stated, and that he was authorized to do so.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 6th day of November, 1973.

Notary Public in and for
County,
Notary Public, Georgia, State at Large
My Commission Expires Oct. 19, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

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BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared SIDNEY V. SMITH, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared ROBERT A. HORNE, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared GLENN O. DAVIS, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 16 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared A. RIDDICK SEMPLE, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 16 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared FRED PRUTER, JR., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 12 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared W. L. WOELLERT, Trust Officer of TEXAS COMMERCE BANK N. A., known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed, as the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 17 day of October, 1973.

Notary Public in and for
Harris County, Texas
JOHN T. ARMSTRONG, JR.
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1975

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

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BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, on this day personally appeared FRANK W. HEAD, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 9 day of November, 1973.

Notary Public in and for
Harris County, Texas

FILED FOR RECORD
AT 12 O'CLOCK A M.

NOV 12 1973

ROY HARRIS, Clerk
County Court, Montgomery Co., Tx.
By Phelia Waterhouse Deputy