

**FIRST AMENDMENT TO
RESTATED AND AMENDED
DECLARATION OF COVENANTS,
CONDITIONS, RESTRICTIONS AND EASEMENTS
FOR
WESTGROVE COURT**

A RESIDENTIAL SUBDIVISION IN HARRIS COUNTY, TEXAS

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

WHEREAS, on March 4, 2019, the Restated and Amended Declaration of Covenants, Conditions, Restrictions and Easements for Westgrove Court was recorded under Harris County Clerk's File No. **RP-2019-86181** (the "**Declaration**");

WHEREAS, the Declaration, as a result of an inadvertent error, mistakenly included and/or failed to exclude certain real property described herein from the "Property Subject to Declaration" described in Article I, Section 1.01 of the Declaration;

WHEREAS, Article VIII, Section 8.04.2 of the Declaration provides that the Board of Directors of Westgrove Court Community Association, Inc. (the "**Association**") has the right to amend the Declaration without joinder of any Owner or any other Person in order to correct any inadvertent misstatements, errors or omissions in the Declaration;

WHEREAS, the Board of Directors of the Association desires to amend the Declaration in order to rectify the inadvertent error described herein above; and

WHEREAS, the Board of Directors of the Association, with a quorum of Directors present at a duly-noticed and called meeting of the Board of Directors, did vote to adopt, consent to and approve the terms of this First Amendment to Restated and Amended Declaration of Covenants, Conditions, Restrictions and Easements for Westgrove Court on the 24th day of June, 2019;

NOW, THEREFORE, Article I, Section 1.01 of the Declaration is hereby deleted in its entirety and replaced with the following:

SECTION 1.01 Property Subject to Declaration. The real property which, by the recording of the Declaration, will be held, transferred, sold, conveyed, used, occupied, and mortgaged or otherwise encumbered subject to the Declaration is that certain real property located in Harris County, Texas, more particularly described as follows, to wit:

WESTGROVE COURT, an addition in Harris County, Texas according to the map or plat thereof recorded in Volume 27, Page 75, Map Records of Harris County, Texas, SAVE, EXCEPT AND EXCLUDING, Lots One (1), Two (2), Seventeen (17) and Eighteen (18), in Block One (1), and Lots One (1), Two (2) and Twenty-Four (24), in Block Two (2).

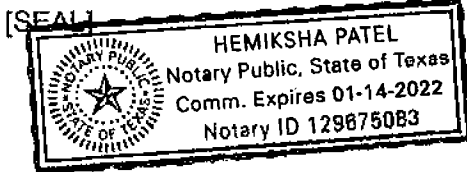
IN WITNESS WHEREOF, the undersigned President of Westgrove Court Community Association, Inc. has executed this First Amendment to Restated and Amended Declaration of Covenants, Conditions, Restrictions and Easements for Westgrove Court for the purposes of acknowledging the adoption, consent and approval of the same by the Board of Directors of the Association.

WESTGROVE COURT COMMUNITY
ASSOCIATION, INC.

By: *Arthur W. Epley III*
Arthur W. Epley III, President

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 24 day of June, 2019, by Arthur W. Epley, III, as President of Westgrove Court Community Association, Inc., a Texas nonprofit corporation, on behalf of the corporation.



H Patel
Notary Public, State of Texas
HEMIKSHA. PATEL
Print Name

AFTER RECORDING RETURN TO:
WILSON, CRIBBS & GOREN, P.C.
Attn: Lou W. Burton
2500 Fannin Street
Houston, Texas 77002

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RP-2019-270077
Pages 3
06/25/2019 01:36 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
DIANE TRAUTMAN
COUNTY CLERK
Fees \$20.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically
and any blackouts, additions or changes were present
at the time the instrument was filed and recorded.

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.
THE STATE OF TEXAS
COUNTY OF HARRIS

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 Harris County, Texas.



Diane Trautman

COUNTY CLERK
HARRIS COUNTY, TEXAS