MODIFICATION OF RESTRICTIVE COVENANTS

THE STATE OF TEXAS

COUNTY OF HARRIS

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, the Plat of CHAMPION FOREST, SECTION TWO (2), an addition in Harris County, Texas, as recorded in Volume 259, Page 67, of the Map Records of Harris County, Texas, and the Restrictive Covenants referred to below establishes the front street building line of Lots 13, 14, 15, 26, 27, 28, in Block Four (4), of said subdivision;

WHEREAS, the Restrictive Covenants promulgated for said subdivision executed by GREENWOOD PROPERTIES, INC., are dated April 27, 1978, and recorded under County Clerk’s File Number F-584636 of the Official Public Records of Real Property of Harris County, Texas, and in Section B, Item 4 thereof provides in part as follows, to-wit:

"No building shall be located on any lot nearer to the front lot line or nearer to the side street lot line than the minimum building setback lines shown on the recorded plat. In any event, no building shall be located on any residential building plot near than 25 feet to the front lot line, nor nearer than 10 feet to any side street line, unless otherwise noted on the recorded plat, nor nearer than 5 feet to the near lot line, nor nearer than 3 feet to any side lot line."

and

WHEREAS, GREENWOOD PROPERTIES, INC., and the Architectural Control Committee desire to vary the front street building line of Lots 13, 14, 15, 26, 27, 28, in Block Four (4), of CHAMPION FOREST, SECTION TWO (2), to 20 (20') feet to the front lot line, rather than 25 (25') feet as stipulated in Section B, Item 4, of said Restrictive Covenants, and the map above referred to,

NOW, THEREFORE, the undersigned, being a majority of the members of the Architectural Control Committee of said CHAMPION FOREST, SECTION TWO (2), and GREENWOOD PROPERTIES, INC., do hereby reduce and vary the front street building line of the hereinabove described Lots 13, 14, 15, 26, 27, 28, in Block Four (4), to a distance of 20 feet, insofar as we have the right to do so, and not otherwise.
IN WITNESS WHEREOF, the said Architectural Control Committee and
GREENWOOD PROPERTIES, INC., have caused this instrument to be executed
on the 30th day of September, 1980.

ATTEST:
Betty Andrews
Assistant Secretary

GREENWOOD PROPERTIES, INC.

By
DON E. HAND, PRESIDENT

ARCHITECTURAL CONTROL COMMITTEE
FOR CHAMPION FOREST, SECTION TWO

DON E. HAND

WARREN W. SHAW

ERNEST W. ROE BUILDING CO., INC., joins in as the owner of said Lots 13,
14, 15, 26, 27, 28, in Block Four (4), of CHAMPION FOREST, SECTION TWO (2),
to evidence its consent to the change in the Restrictive Covenants pertaining
to said lots.

ATTEST:
Linda Melton

ERNEST W. ROE BUILDING CO., INC.

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared
DON E. HAND and WARREN W. SHAW, duly constituted members of the Architectural
Control Committee of CHAMPION FOREST, SECTION TWO (2), known to me to be
the persons whose names are subscribed to the foregoing instrument, and
acknowledged to me that they executed the same for the purposes and
consideration therein expressed, in the capacity therein stated, and as
the act and deed of said Committee.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 30th day of
September, 1980.

Ruth Rowe
Notary Public in and for
Harris County, Texas

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared
DON E. HAND, PRESIDENT of GREENWOOD PROPERTIES, INC., known to me to be
the person whose name is subscribed to the foregoing instrument, and acknowledged
himself 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
organization.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 30th day of
September, 1980.

Ruth Rowe
Notary Public in and for
Harris County, Texas
THE STATE OF TEXAS  
COUNTY OF HARRIS  

BEFORE ME, the undersigned authority, on this day personally appeared

Ernest W. Roe, President

of

ERNEST W. ROE BUILDING CO., INC., a corporation, 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, as
the act and deed of said corporation, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 1st day of

October, 1980.

Ruth Rowe
Notary Public in and for
Harris County, Texas

RUTH ROWE
Notary Public in Harris County, Texas

My Commission Expires February 26, 1981

Bounded by L. Alexander Cooper, Lawyers Surety, Corp.