

L853735

MODIFICATION OF RESTRICTIVE COVENANTS

128-62-1746

09/20/88 00106742 L853735 \$ 5.00

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

THAT, WHEREAS, the plat of CHAMPION FOREST, SECTION Seven (7) _____, an addition in Harris County, Texas, as recorded in Volume 299 _____, Page 20 _____ of the Map Records of Harris County, Texas, and the Restrictive Covenants referred to below establishes the front street building line along the Northerly line of East 41.50 feet of Lot Twenty (20) and the West 50.50 feet of Lot Nineteen (19), Block Seven (7), of CHAMPION FOREST, Section Seven (7) _____, of said subdivision;

WHEREAS, the Restrictive Covenants promulgates for said subdivision executed by GREENWOOD PROPERTIES, INC., are dated February 19, 1981 _____ and recorded under County Clerk's File Number G-869770 _____ of the Official Public Records of Real Property of Harris County, Texas, and in Section B, Item 2 thereof provides in part as follows, to-wit:

"The Architectural Control Committee, at its sole discretion, is hereby permitted to approve deviations in building area and location in instances where, in their judgments, such deviation will result in a more commonly beneficial use. Such approval must be granted in writing and when given will become a part of these restrictions."

and

WHEREAS, GREENWOOD PROPERTIES, INC., and the Architectural Control Committee desire to vary the front street building line along the Northerly line of East 41.50 feet of Lot Twenty (20) and the West 50.50 feet of Lot Nineteen (19), Block Seven (7), of CHAMPION FOREST, Section Seven (7), to be a distance of Twenty (20) feet, rather than Twenty-Five (25) feet, due to a twenty (20) foot Eastman Kodak easement and a sixteen (16) foot Utility easement on rear of lot.

NOW, THEREFORE, the undersigned, being a majority of the members of the Architectural Control Committee of said CHAMPION FOREST, SECTION Seven (7) _____, and GREENWOOD PROPERTIES, INC., do hereby reduce and vary the approximate front street building line along the Northerly line of East 41.50 feet of Lot Twenty (20) and the West 50.50 feet of Lot Nineteen (19), Block Seven (7), CHAMPION FOREST, Section Seven (7), to a distance of Twenty (20) feet.

IN WITNESS WHEREOF, the said Architectural Control Committee and GREENWOOD PROPERTIES, INC., have caused this instrument to be executed on the 4th day of April, 19 88.

[Signature]
Initialed for Identification

FILED

SEP 20 2 14 PM '88

[Signature]
CLERK OF COURTS
HARRIS COUNTY, TEXAS

128-62-1747

ATTEST:

GREENWOOD PROPERTIES, INC.

Ed Mullins
Asst Secretary Ed Mullins

BY: Don E. Hand
Don E. Hand, President

ARCHITECTURAL CONTROL COMMITTEE
FOR CHAMPION FOREST, SECTION 7 :

Don E. Hand
DON E. HAND

Gerald R. Shockley
Gerald R. Shockley

GREENWOOD INVESTMENTS, INC., joins in as the owner of said Lot Pt. 19 & Pt. 20, in Block Seven (7), of CHAMPION FOREST, SECTION Seven (7), to evidence its consent to the change in the Restrictive Covenants pertaining to said lot.

ATTEST:

GREENWOOD INVESTMENTS, INC.

Ed Mullins
Asst Secretary Ed Mullins

BY: Gerald R. Shockley
President, Gerald R. Shockley

THE STATE OF TEXAS :
COUNTY OF HARRIS :

BEFORE ME, the undersigned authority, on this day personally appeared DON E. HAND and GERALD R. SHOCKLEY, duly constituted members of the Architectural Control Committee of CHAMPION FOREST, SECTION 7, 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 4th day of April, 19 88.

Ruth Rowe
Notary Public in and for Harris County, Texas

My commission expires 9/25/89.



RETURN TO:
REGENCY TITLE COMPANY
20405 F.M. 149 • Suite 165
Houston, Texas 77070

Convey GWP-4

128-62-1748

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, MORTGAGE, OR USE OF THE DESCRIBED REAL
PROPERTY BECAUSE OF RACE OR SEX IS VOID 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 herein by me, and was
duely RECORDED, in the Official Public Records of Real Property of Harris
County, Texas on

SEP 20 1988



Pat Holloman
COUNTY CLERK
HARRIS COUNTY, TEXAS