



AFTER RECORDING RETURN TO:

ROBERT D. BURTON
WINSTEAD, PC
401 CONGRESS AVE., SUITE 2100
AUSTIN, TEXAS 78701
EMAIL: RBURTON@WINSTEAD.COM

BALCONES CREEK

NOTICE OF ADDITION OF LAND TO MASTER COVENANT

Declarant: LHM BALCONES CREEK DEVELOPMENT, INC., a Texas corporation

Cross Reference to Balcones Creek Master Covenant, recorded in Document No. 20130055903, in the Official Public Records of Bexar County, Texas, as amended.

**NOTICE OF ADDITION OF LAND TO
BALCONES CREEK MASTER COVENANT**

This Notice of Addition of Land to Balcones Creek Master Covenant (the "**Notice of Addition of Land**") is made and executed by **LHM BALCONES CREEK DEVELOPMENT, INC.**, a Texas corporation ("**Declarant**"), and is as follows:

1. **Purpose.** This Notice of Addition of Land is filed with respect to that certain 33.087 acre tract located in Bexar County, Texas, and more particularly described on Exhibit "A" attached hereto and incorporated herein by reference (the "**Added Land**"). HMBRU10, LP, a Texas limited partnership, is the owner of the Added Land and consents to the recordation of this Notice of Addition of Land by its execution of same in the space provided herein.

2. **Authority.** *Section 9.03* of that certain Balcones Creek Master Covenant, recorded in Document No. 20130055903, Official Public Records of Bexar County, Texas, as amended (the "**Covenant**") permits the Declarant to add or annex additional land into Property, as such term is defined in the Covenant.

3. **Annexation and Addition.** The Added Land is hereby considered part of the Property for the purposes of the Covenant, and upon the further filing of a notice of applicability meeting the requirements of *Section 9.03* of the Covenant, all of the terms, covenants, conditions, restrictions, and obligations of the Covenant shall apply to the Added Land.

4. **Notice of Addition of Land.** This Notice of Addition of Land constitutes a notice of addition of land pursuant to *Section 9.03* of the Covenant.

5. **Interpretation.** Any capitalized terms used and not otherwise defined in this Notice of Addition of Land shall have the meaning set forth in the Covenant.

[SIGNATURE PAGE FOLLOWS]

BALCONES CREEK
NOTICE OF ADDITION OF LAND

EXECUTED to be effective as of the 9th day January of 2020.

DECLARANT:

**LHM BALCONES CREEK DEVELOPMENT,
INC,** a Texas corporation

By: Jay Hanna

Printed Name: JAY HANNA

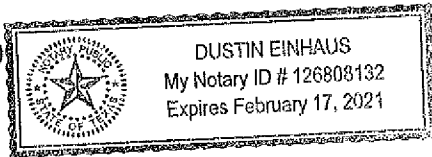
Title: PRESIDENT

THE STATE OF TEXAS §

COUNTY OF Travis §

This instrument was acknowledged before me this 9 day of January, 2020 by
Jay Hanna, President of LHM Balcones Creek Development,
Inc., a Texas corporation, on behalf of said corporation.

(SEAL)



[Signature]
Notary Public Signature

BALCONES CREEK
NOTICE OF ADDITION OF LAND

ACKNOWLEDGED AND AGREED:

HMBRU10, LP, a Texas limited partnership

By: HM Balcones Creek GP, Inc., a Texas corporation
Its General Partner

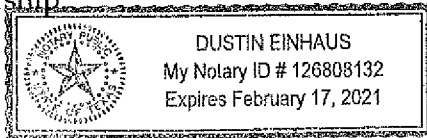
By: Jay Hanna
Jay Hanna, President

THE STATE OF TEXAS §

COUNTY OF Travis §

This instrument was acknowledged before me this 9 day of January, 2020 by Jay Hanna, President of HM Balcones Creek GP, Inc., a Texas corporation, General Partner of HMBRU10, LP, a Texas limited partnership, on behalf of said corporation and limited partnership

(SEAL)



Dustin Einhaus
Notary Public Signature

BALCONES CREEK
NOTICE OF ADDITION OF LAND

File Information

**eFILED IN THE OFFICIAL PUBLIC eRECORDS OF BEXAR COUNTY
LUCY ADAME-CLARK, BEXAR COUNTY CLERK**

Document Number: 20200017206
Recorded Date: January 27, 2020
Recorded Time: 8:19 AM
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**** THIS PAGE IS PART OF THE DOCUMENT ****

**** Do Not Remove ****

Any provision herein which restricts the sale or use of the described real property because of race is invalid and unenforceable under Federal law

STATE OF TEXAS, COUNTY OF BEXAR

I hereby Certify that this instrument was eFILED in File Number Sequence on this date and at the time stamped hereon by me and was duly eRECORDED in the Official Public Record of Bexar County, Texas on: 1/27/2020 8:19 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk