

STATE OF TEXAS §

COUNTY OF KENDALL §

**SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS,
AND RESTRICTIONS FOR THE VILLAGE OF ALTAMIRA (A PART OF ESPERANZA
PHASE 3C)
July 2024**

Document reference. Reference is hereby made to that certain Declaration of Covenants, Conditions, and Restrictions for Village of Altamira (A Part of Esperanza Phase 3C) July 2024, filed as Document No. 390782 on July 24, 2024 at 03:28 PM in the Official Records of Kendall County, Texas (together with all amendments and supplemental documents amendments thereto, the "**Declaration**").

WHEREAS Section 7.05 of the Declaration authorizes the undersigned Declarant to unilaterally amend the Declaration, without consent or joinder of any other owners or lots subject to the Declaration, until the Declarant's rights vest in the Association pursuant to Section 7.05 of the Declaration; and


WHEREAS Declarant's rights and authority have not vested in the Association pursuant to Section 7.05, and the Declarant desires to amend the Declaration as provided herein;

THEREFORE the Declaration has been, and by these presents is, amended as follows:

1. Section 3.05.A.2 on page 15 is deleted in its entirety and replaced with the following:
2. "Approved building materials" for exterior walls shall be 100% high quality masonry, including, but not limited to native stone, "three-part" stucco, and clay brick.

Subject Solely to the amendment contained herein, the Declaration remains in full force and effect.

DECLARANT:
LOOKOUT DEVELOPMENT GROUP, L.P.
A TEXAS LIMITED PARTNERSHIP
By: The Lookout Group, Inc.,
Its General Partner

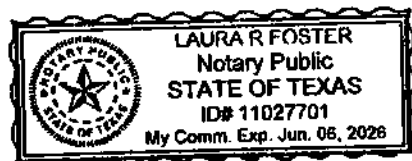
By: 
Michael D. Siefert, President

Acknowledgement

THE STATE OF TEXAS §

COUNTY OF WILLIAMSON §

This instrument was acknowledged before me on the 13 day of January 2025, by Michael D. Siefert, President of The Lookout Group, Inc., a Texas corporation, General Partner of Lookout Development Group, L.P., a Texas limited partnership, on behalf of said corporation and said partnership.



(SEAL)

Laura Foster
Notary Public Signature

This instrument prepared by and after recording return to:

Lookout Development Group, L.P.
1001 Crystal Falls Pkwy
Leander, Texas 78641

**Kendall County
Denise Maxwell
Kendall County
Clerk**

Instrument Number: 395368

eRecording - Real Property

AMENDMENT

Recorded On: January 13, 2025 10:10 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

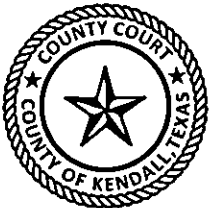
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 395368
Receipt Number: 20250113000010
Recorded Date/Time: January 13, 2025 10:10 AM
User: Christine M
Station: CCLERK02

Record and Return To:

Corporation Service Company



**STATE OF TEXAS
COUNTY OF**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Kendall County, Texas.

Denise Maxwell
Kendall County Clerk
Kendall County, TX

Denise Maxwell