

**THIRD AMENDMENT TO DECLARATION OF COVENANTS
CONDITIONS AND RESTRICTIONS FOR
THE SUMMIT AT WEST RIM ON MOUNT LARSON BLOCK A**

**THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §**

RECITALS

WHEREAS, by instrument entitled "Declaration of Covenants, Conditions and Restrictions for The Summit at West Rim on Mount Larson Block "A" dated April 26, 1999 and recorded in Document No. 1999019724, Official Public Records of Travis County, Texas (the "Declaration"), Penta Development Corporation, a Texas corporation, imposed certain covenants and restrictions upon the real property covered by the Declaration; and

WHEREAS, the SAWR Owners Association, Inc. desires, as prescribed by Article 6.2(b) of the aforementioned document, to amend the Declaration as described below;

NOW, THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS, THAT:

1. Section 2.12 of the Declaration is hereby amended to read in its entirety as follows:

2.12 Subdividing. No Lot shall be further divided or subdivided, nor may any boundaries or lot lines be changed, nor may any easements or other interests therein less than the whole be conveyed by the Owner thereof without the prior written approval or affirmative vote of Owners entitled to cast votes representing at least 32 lots.

Any request pursuant to this section must first be submitted to and approved by the Board.

If approved by the Board, a meeting will be called by the Board within a reasonable time after the request is approved and the matter will be submitted for a vote. If the request is approved, the requesting party will bear any and all costs necessary to effect and record the change in the Real Property Records of Travis County.

The Architectural Committee will promptly communicate the approval or lack thereof to the requesting Owner. If approved, the requesting Owner must complete the recording process within ninety (90) days of notice of approval or such approval shall lapse. Upon written request of an Owner, the Architectural Committee shall grant up to two (2) thirty (30) day extensions of such approval. Any additional extension requests will require Board approval, and will be up to the sole discretion of the Board.

2. By their execution below, the President and Secretary of The SAWR Owners Association, Inc., a Texas non-profit corporation, hereby certify that this amendment has been approved by owners entitled to cast at least eight percent (80%) of the number of votes entitled to be cast pursuant to Section 4.3 as required under Section 6.2 of the Declaration.

3. Except as expressly amended and modified hereby, the covenants, restrictions, agreements, easements, terms and provisions of the Declaration shall continue in full force and effect.

4. All capitalized terms not defined herein shall have the same meaning as set forth in the Declaration. All other terms and conditions of the Declaration remain unchanged.

EXECUTED to be effective as of the 1st day of February, 2016.

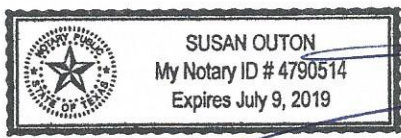
The SAWR Owners Association, Inc.,
a Texas non-profit corporation


By: 
Michael Misikoff, President

By: 
Frank Trabold, Secretary

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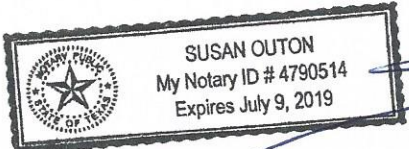
This instrument was acknowledged before me this 1st day of February, 2016, by Michael Misikoff, President of The SAWR Owners Association, Inc., a Texas non-profit corporation, on behalf of said corporation.




Notary Public, State of Texas

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me this 1st day of February, 2016, by Frank Trabold, Secretary of The SAWR Owners Association, Inc., a Texas non-profit corporation, on behalf of said corporation.




Notary Public, State of Texas