



AFTER RECORDING RETURN TO:

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**FIRST AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS**

WILLOW TRACE

TRAVIS AND WILLIAMSON COUNTIES, TEXAS

Declarant: KB HOME Lone Star Inc., a Texas corporation

Cross Reference to Declaration of Covenants, Conditions and Restrictions for Willow Trace, recorded under Document No. 2019000329, in the Official Public Records of Travis County, Texas, and recorded under Document No. 2019000753, in the Official Public Records of Williamson County, Texas.

**FIRST AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
WILLOW TRACE**

This First Amendment to Declaration of Covenants, Conditions and Restrictions for Willow Trace (the "**Amendment**") is made by KB HOME Lone Star Inc., a Texas corporation ("**Declarant**"), and is as follows:

RECITALS:

A. Declarant previously recorded that certain Declaration of Covenants, Conditions and Restrictions for Willow Trace, recorded as Document No. 2019000329, in the Official Public Records of Travis County, Texas and recorded as Document No. 2019000753, in the Official Public Records of Williamson County, Texas (the "**Declaration**").

B. Pursuant to *Section 9.3* of the Declaration, the Declaration may be amended by the Declarant acting alone.

C. Declarant now desires to amend the Declaration as set forth hereinbelow.

NOW THEREFORE, Declarant hereby amends and modifies the Declaration as follows:

1. **Recital "A"**. *Recital "A"* is hereby deleted from the Declaration and is replaced with the following:

A. This Declaration is filed with respect to Lots 1 through 11, Block A; Lots 1 through 61, Block B; Lots 1 through 55, Block C; Lots 1 through 34, Block D; and Lots 1 through 10, Block E; Timmerman, Phase 1, a subdivision located in Travis and Williamson Counties, Texas, according to the map or plat recorded under Document No. 201900005, in the Official Public Records of Travis County, Texas and Document No. 2019000851, in the Official Public Records of Williamson County, Texas (the "**Property**"). Declarant is the owner of the Property.

2. **"Property" Definition**. The definition of "*Property*" in Article 1 of the Declaration is hereby deleted from the Declaration and is replaced with the following:

"Property" means Lots 1 through 11, Block A; Lots 1 through 61, Block B; Lots 1 through 55, Block C; Lots 1 through 34, Block D; and Lots 1 through 10, Block E; Timmerman, Phase 1, a subdivision located in Travis and Williamson Counties, Texas, according to the map or plat recorded under Document No. 201900005, in the Official Public Records of Travis County, Texas and Document No. 2019000851, in the Official Public Records of Williamson County, Texas,

subject to such additions thereto and deletions therefrom as may be made pursuant to *Section 11.3* and *Section 11.4* of this Declaration.

3. **Miscellaneous.** Any capitalized terms used and not otherwise defined herein shall have the meanings set forth in the Declaration. Unless expressly amended by this Amendment, all other terms and provisions of the Declaration remain in full force and effect as written, and are hereby ratified and confirmed.

EXECUTED to be effective on the date this instrument is Recorded.

DECLARANT:

KB HOME Lone Star Inc.,
a Texas corporation

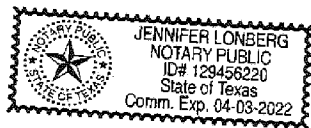
By: Shawn A. Kickpatrick
Printed Name: Shawn A. Kickpatrick
Title: Director of Public Affairs

THE STATE OF TEXAS §

COUNTY OF Travis §

This instrument was acknowledged before me this 4th day of March 2019 by Shawn A. Kickpatrick, Director of Public Affairs of KB HOME Lone Star Inc., a Texas corporation, on behalf of said corporation.

(SEAL)



[Handwritten Signature]
Notary Public Signature

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



[Handwritten Signature]
DANA DEBEAUVOIR, COUNTY CLERK
TRAVIS COUNTY, TEXAS

March 04 2019 04:26 PM

FEE: \$ 34.00 2019029938