

8732064

AFTER RECORDING, RETURN TO:  
MIKE MURRAY  
3413 WEST DAVIS  
CONROE, TEXAS 77304

13

STATE OF TEXAS

COUNTY OF MONTGOMERY

474-01-1687

REAL PROPERTY RECORDS

**ADDENDUM TO THE DECLARATION OF RESTRICTIONS  
WALDEN ON LAKE CONROE, SECTION SEVEN**

THIS ADDENDUM to the Declaration of Restrictions for Walden on Lake Conroe, Section Seven, is made this 10<sup>th</sup> day of June, 1987, in accordance with and pursuant to the provisions of such Declaration of Restrictions as filed.

W I T N E S S E T H:

WHEREAS, on July 13, 19 73, Jerry H. Deutser, Trustee and S. Conrad Weil, Jr., Trustees, (the "Declarant"), recorded in Volume 822, Page 270 of the Deed Records of Montgomery County, Texas, a Declaration of Restrictions Walden on Lake Conroe, Section Seven (together with various exhibits) (hereinafter referred to as "the Restrictions"), placing certain restrictions, covenants, conditions, stipulations and reservations upon and against such property as further described in the Restrictions to establish a uniform plan for the development, improvement and sales of such property, and to insure the preservation of such uniform plan for the benefit of both the present and future owners of lots in said subdivision; and

WHEREAS, in accordance with the terms of the aforesaid Restrictions, and in particular Article III, Section Six and Article IV thereof, the Architectural Control Committee of the Walden on Lake Conroe Community Improvements Association (hereinafter referred to as the "Committee"), has been granted the power to approve the re-subdivision of any lots subject to the Restrictions; and

WHEREAS, the Committee desires to approve the re-subdivision of the lots in Block 15, Section Seven of Walden on Lake Conroe as follows:

Lots 1 through 6, inclusive, to be resubdivided, such resubdivision to cause previously existing lots 1 through

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6, inclusive, to be lots 1 through 7, inclusive; and

WHEREAS, the Walden Townhouse Association, a Texas non-profit corporation, as the Association which is to enforce the Restrictions, wishes to consent to this re-subdivision and approval of the re-subdivision by the Committee; and

WHEREAS, Jerry H. Deutser, Trustee and S. Conrad Weil, Jr., Trustee, as Declarant of that original Declaration of Restrictions which is recorded at Volume 822, Page 270 of Montgomery County, Texas, Deed Records, consent to such re-subdivision as herein provided and as approved by the Committee; and

WHEREAS, a plat for Walden on Lake Conroe, Section Seven is filed in Volume 11, Pages 17 and 18 of the Map Records of Montgomery County, Texas (recorded in Cabinet A, Sheet 113 of the revised recording system); and

WHEREAS, the resubdivision of this property, is as shown on Exhibit "A" attached hereto and incorporated herein by this reference, said Exhibit designating the lots in Section Seven as lots 1 through 7 and said Exhibit confirming and adopting the resubdivision as herein approved and provided;

NOW, THEREFORE, Jerry H. Deutser, Trustee and S. Conrad Weil, Jr., Trustee (Declarant), the Walden Townhouse Association, a Texas non-profit corporation; and the Architectural Control Committee of the Walden on Lake Conroe Community Improvements Association, do hereby consent to this Addendum to the Declaration of Restrictions on Walden on Lake Conroe, Section Seven, for the purposes of resubdividing in accordance with the terms of Article III, Section 6 and Article IV of the Restrictions, those certain lots being lots 1 through 6, inclusive, in Block 15 of Walden on Lake Conroe, Section Seven, as such lots are shown and identified on that certain plat previously recorded in Volume 11, Pages 17-18 of the Map Records of Montgomery County, Texas (located at Cabinet A, Sheet 113, under the revised recording system). Such resubdivision to cause previously existing lots 1 through 6, inclusive, to be lots 1 through 7, inclusive, as described herein and on Exhibit "A" attached hereto. In furtherance hereof, the parties executing below do hereby adopt and consent to and make this Addendum to the Declaration of Restrictions on Walden on Lake Conroe, Section Seven, and do therefore agree as follows:

1. That property known as Walden on Lake Conroe, Section Seven is hereby resubdivided, so that Block 15 of Section Seven, which had previously been designated lots 1 through 6, shall now be designated lot 1 through lot 7.

2. The exhibit attached hereto as Exhibit "A" and incorporated herein by this reference is from this time forward

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to be the correct plat of Walden on Lake Conroe, Section Seven as it resubdivides those lots in Block 15 previously existing and designated as lots 1 through 6 inclusive, to be lots 1 through 7, inclusive, and as it further amends that certain plat previously recorded in Volume 11, Pages 17 and 18 of the Map Records of Montgomery County, Texas.

IN WITNESS WHEREOF, the undersigned parties, hereby execute and consent to this Addendum on the date and year first above written.

ARCHITECTURAL CONTROL COMMITTEE  
OF WALDEN ON LAKE CONROE  
COMMUNITY IMPROVEMENTS ASSOCIATION

By: *and Robertson*

By: *Robert C. Dayton*

By: *Currant Campbell*

THE STATE OF TEXAS )  
COUNTY OF HARRIS )

BEFORE ME, the undersigned authority, on this day personally appeared *A. D. Robertson* *Robert C. Dayton* and *Currant R. Campbell* of the Architectural Control Committee of Walden on Lake Conroe Community Improvements Association, 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 and in the capacity therein stated.

Given under my hand and seal of office on this, the *3rd* day of *June*, 198*7*.

*Dorcas Apple*

Notary Public  
State of Texas  
My Commission Expires: \_\_\_\_\_



474-01-1690

WALDEN TOWNHOUSE ASSOCIATION,  
a Texas non-profit corporation

By: Jerry H. Deutscher  
President JERRY H. DEUTSER

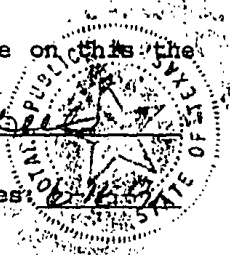
Attest: S. Conrad Weil, Jr.  
Secretary S. CONRAD WEIL, JR.

THE STATE OF TEXAS )  
COUNTY OF HARRIS )

BEFORE ME, the undersigned authority, on this day personally appeared Jerry H. Deutscher, President of Walden Townhouse Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal of office on this the 10<sup>th</sup> day of JUNE, 1987.

Debbie Scherick  
Notary Public  
State of Texas  
My Commission Expires: 6-16-91



DECLARANT:

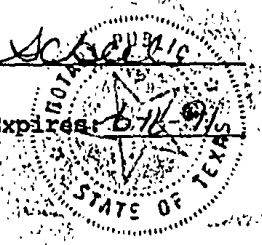
Jerry H. Deutscher  
Jerry H. Deutscher, Trustee

THE STATE OF TEXAS )  
COUNTY OF HARRIS )

BEFORE ME, the undersigned authority, on this day personally appeared Jerry H. Deutscher, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal of office on this the 10<sup>th</sup> day of JUNE, 1987.

Debbie Scherick  
Notary Public  
State of Texas  
My Commission Expires: 6-16-91



474-01-1691

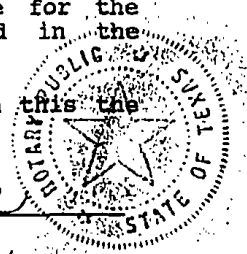
S. Conrad Weil, Jr.  
S. Conrad Weil, Jr., Trustee

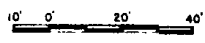
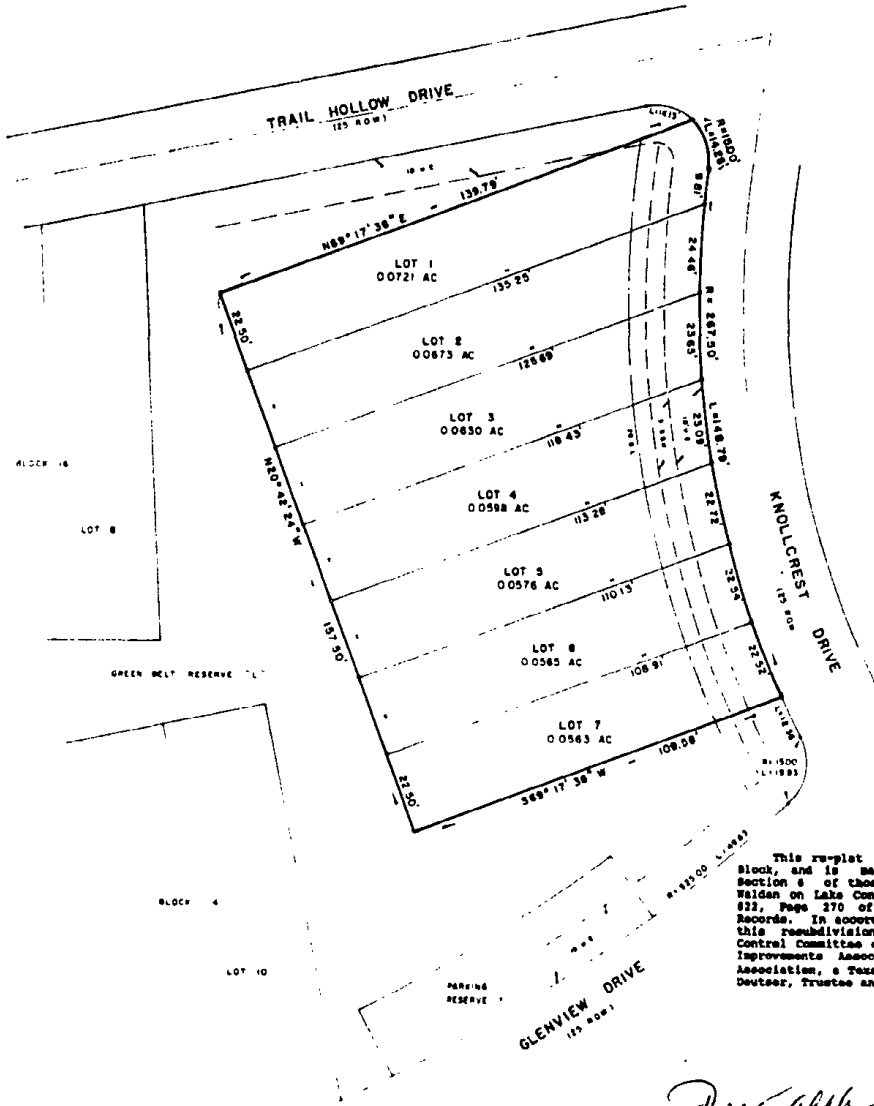
THE STATE OF TEXAS )  
COUNTY OF HARRIS )

BEFORE ME, the undersigned authority, on this day personally appeared S. Conrad Weil, Jr., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal of office on this the 10<sup>th</sup> day of June, 1987.

Debra Schell  
Notary Public  
State of Texas  
My Commission Expires: 6-16-91





STATE OF TEXAS  
 COUNTY OF MONTGOMERY  
 I hereby certify that this instrument was filed  
 in file number Sequence on the 1st day of the  
 date stamped hereon by me and was duly RECORDED  
 in the official public records of Real Property of  
 Montgomery County Texas

JUL 21 1987



*Roy Harris*  
 COUNTY CLERK  
 MONTGOMERY COUNTY TEXAS

This replat reflects the resubdivision of this block, and is made in accordance with Article III, section 8 of those certain Restrictive Covenants for Walden on Lake Conroe, Section 7, as recorded in Volume 822, Page 270 of the Montgomery County, Texas, Deed Records. In accordance with those Restrictive Covenants, this resubdivision is approved by the Architectural Control Committee of the Walden on Lake Conroe Community Improvements Association, the Walden Town House Association, a Texas non-profit corporation, and Jerry M. Deutscher, Trustee and S. Conrad Well, Jr., Trustee.

Acknowledging Approval of this Resubdivision:

ARCHITECTURAL CONTROL COMMITTEE OF WALDEN ON LAKE CONROE COMMUNITY IMPROVEMENTS ASSOCIATION

*[Signatures]*  
 By: *[Signature]*  
 By: *[Signature]*  
 By: *[Signature]*

WALDEN TOWN HOUSE ASSOCIATION, a Texas non-profit corporation

By: *[Signature]*  
 Attached: *[Signature]*  
 S. Conrad Well, Jr.

DECLARANT:

*[Signature]*  
 By: *[Signature]*  
 S. Conrad Well, Jr., Trustee

WALDEN ON LAKE CONROE FOR RECORD  
 SECTION 7  
 REPLAT OF BLOCK 15 1987 JUL 21 PM 3:03  
 A SUBDIVISION OF 0.4325 ACRE OF LAND  
 IN THE JOHN CRONKIGHT SURVEY A-11  
 MONTGOMERY COUNTY, TEXAS  
 APRIL 1987

*Roy Harris*  
 COUNTY CLERK

PRECISION SURVEY SERVICES  
 1712 N. FRAZIER ST. - SUITE 205 P.O. BOX 2264  
 CONROE, TEXAS 77301 (409) 539-5121