

THIS DOCUMENT IS BEING RE-RECORDED TO REMOVE THE ARBORS OF FAIR OAKS
SUPPLEMENTAL DESIGN GUIDELINES [UNIT2]

AFTER RECORDING RETURN TO:
ROBERT D. BURTON, ESQ.
WINSTEAD PC
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EMAIL: RBURTON@WINSTEAD.COM

STC / 1571291 / SB



**AMENDED AND RESTATED
NOTICE OF PLAT RECORDATION
*ARBORS OF FAIR OAKS [UNIT 2]***

Declarant: SF FAIR OAKS DEVELOPMENT, LLC, a Texas limited liability company

THIS AMENDED AND RESTATED NOTICE OF PLAT RECORDATION REPLACES IN ITS ENTIRETY THAT CERTAIN NOTICE OF PLAT RECORDATION FOR ARBORS OF FAIR OAKS [UNIT 2], RECORDED AS DOCUMENT NO. 20220010687 IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS, AND AS DOCUMENT NO. 202206002241 IN THE OFFICIAL PUBLIC RECORDS OF COMAL COUNTY, TEXAS.

Cross Reference to that certain Declaration of Covenants, Conditions and Restrictions for Arbors of Fair Oaks, recorded as Document No. 20160256086 in the Official Public Records of Bexar County, Texas, and as Document No. 201606049204 in the Official Public Records of Comal County, Texas, as amended; and that certain Notice of Plat Recordation for Arbors of Fair Oaks [Unit 2], recorded as Document No. 20220010687 in the Official Public Records of Bexar County, Texas, and as Document No. 202206002241 in the Official Public Records of Comal County, Texas.

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SUPPLEMENTAL DESIGN GUIDELINES [UNIT2]

ARBORS OF FAIR OAKS
AMENDED AND RESTATED NOTICE OF PLAT RECORDATION
[UNIT 2]

This Amended and Restated Notice of Plat Recordation ("**Notice**") is made and executed by **SF FAIR OAKS DEVELOPMENT, LLC**, a Texas limited liability company ("**Declarant**"). This Notice replaces in its entirety that certain Notice of Plat Recordation for Arbors of Fair Oaks [Unit 2], recorded as Document No. 20220010687 in the Official Public Records of Bexar County, Texas, and as Document No. 202206002241 in the Official Public Records of Comal County, Texas, and is as follows:

1. **Purpose.** This Notice is filed with respect to that certain real property described as Lots 32 through 35 and Lots 49 through 91, Arbors at Fair Oaks Ranch, Unit 2, a subdivision located in Bexar County, Texas, according to the map or plat thereof recorded as Document No. 20220003083 in the Official Public Records of Bexar County, Texas, and Vol. 20002, Pg. 1405, in the Deed and Plat Records of Bexar County, Texas (the "**Platted Lots**"). The recorded plat referenced in this *Paragraph 1* is referred to herein as the "**Arbors of Fair Oaks Plat**".

2. **Authority.** *Section 11.05* of that certain Declaration of Covenants, Conditions and Restrictions for Arbors of Fair Oaks, recorded as Document No. 20160256086 in the Official Public Records of Bexar County, Texas, and as Document No. 201606049204 in the Official Public Records of Comal County, Texas, as amended (the "**Declaration**"), permits Declarant to identify specific Lots subject to the terms and provisions of the Declaration after portions of the Property are made subject to a Plat.

3. **Addition and Withdrawal.** The Platted Lots are subject to the terms and provisions of the Declaration. The portion of the Property included in the Arbors of Fair Oaks Plat, excluding the Platted Lots, is withdrawn from the terms and provisions of the Declaration.

4. **Interpretation.** Any capitalized terms used and not otherwise defined in this Notice shall have the meaning set forth in the Declaration.

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

[SIGNATURE PAGE FOLLOWS]

THIS DOCUMENT IS BEING RE-RECORDED TO REMOVE THE ARBORS OF FAIR OAKS
SUPPLEMENTAL DESIGN GUIDELINES [UNIT2]

DECLARANT:

SF FAIR OAKS DEVELOPMENT, LLC,
a Texas limited liability company

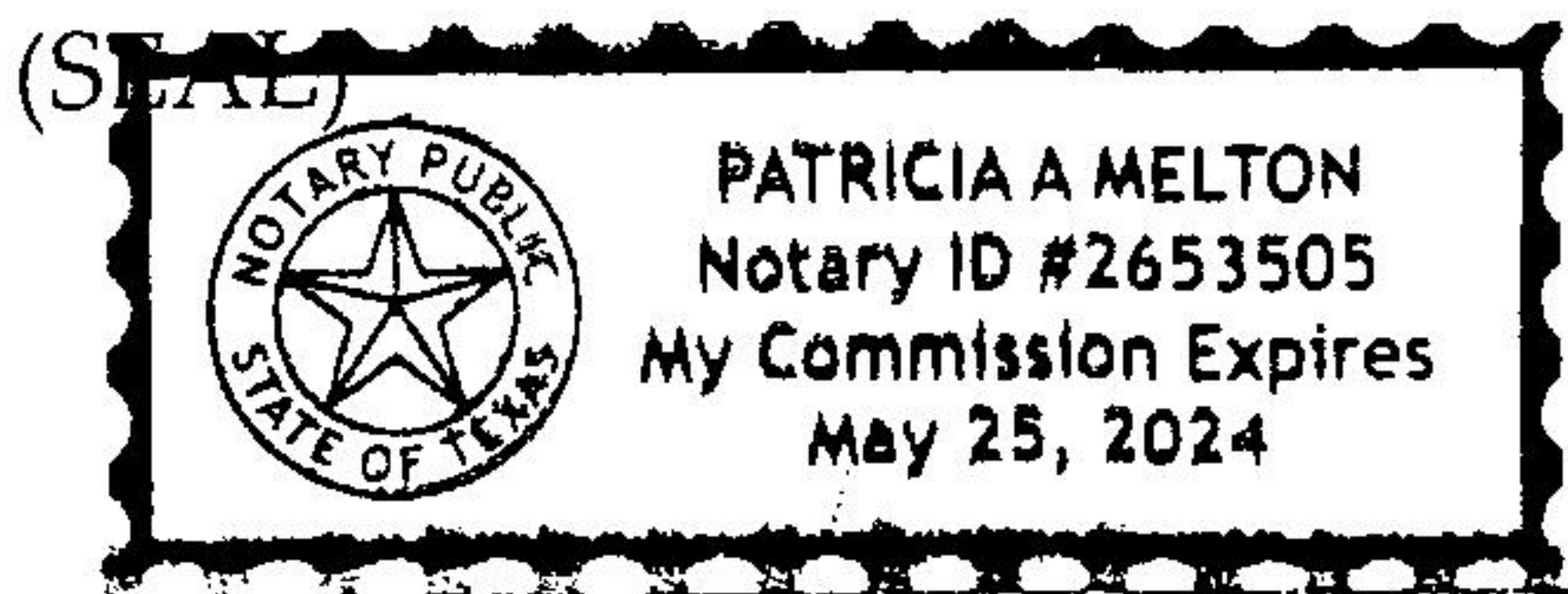
By: [Signature]
Printed Name: James Earl Horne
Title: Pres

THE STATE OF TEXAS §

COUNTY OF Williamson §

This instrument was acknowledged before me this 8 day of February, 2022
by James E. Horne, President of SF Fair Oaks Development, LLC, a
Texas limited liability company, on behalf of said limited liability company.

[Signature]
Notary Public Signature



File Information

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

Document Number:	20220032899	THIS DOCUMENT IS BEING RE-RECORDED TO REMOVE THE ARBORS OF FAIR OAKS SUPPLEMENTAL DESIGN GUIDELINES [UNIT2]
Recorded Date:	February 08, 2022	
Recorded Time:	4:08 PM	
Total Pages:	9	
Total Fees:	\$54.00	

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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: 2/8/2022 4:08 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk

File Information

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

Document Number: 20220034292
Recorded Date: February 10, 2022
Recorded Time: 10:52 AM
Total Pages: 5
Total Fees: \$38.00

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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: 2/10/2022 10:52 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk