

AFTER RECORDING RETURN TO:

ELECTRONICALLY RECORDED 201800167075  
06/26/2018 08:53:08 AM AM 1/4

Adam Buczek  
Skorburg Company  
8214 Westchester Drive, Suite 710  
Dallas, Texas 75225

**AMENDMENT TO DESIGN GUIDELINES**  
**MANORS ON MILLER**

STATE OF TEXAS                   §  
  §  
COUNTY OF DALLAS           §

THIS AMENDMENT TO DESIGN GUIDELINES (this "Amendment") for Manors on Miller is made by LF ESTATES, LTD., a Texas limited partnership ("Declarant").

WHEREAS, Declarant is the declarant under that certain Declaration of Covenants, Conditions and Restrictions for Manors on Miller, recorded as Document No. 201700231622, Official Public Records of Dallas County, Texas (the "Declaration").

WHEREAS, pursuant to the Declaration, Declarant caused certain Design Guidelines for Manors on Miller to be recorded in the Official Public Records of Dallas County, Texas as Document No. 201700236105 (the "Design Guidelines")

WHEREAS, pursuant to Section 7.02(c) of the Declaration, Declarant is entitled, from time to time, to amend the Design Guidelines.

WHEREAS, Declarant desires to amend the Design Guidelines in accordance with the provisions of this Amendment.

NOW, THEREFORE, in consideration of the mutual covenants and agreements set forth herein, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Declarant agrees as follows:

1. Exterior and Masonry Requirements. Effective as of the date this Amendment is recorded in the Official Public Records of Dallas County, Texas (the "Effective Date"), the guideline entitled "Exterior and Masonry Requirements" set forth in the Design Guidelines is hereby amended by deleting the first paragraph and replacing it with the following:

"Unless otherwise approved in advance and in writing by the Architectural Reviewer, the exterior walls (excluding doors and windows) of each Dwelling constructed or placed on a Lot shall be brick or brick veneer, or stone or stone veneer, or other material that is approved by the City and approved in advance in

writing by the Architectural Reviewer. Each Dwelling shall comply with the minimum masonry requirements as required by all Applicable Laws.”

2. Noise, Animals, Children. Effective as of the Effective Date, the guideline entitled “Noise, Animals, Children” set forth in the Design Guidelines is hereby amended by deleting the first sentence and replacing it with the following:

“The use of radios, musical devices, tape and CD players must be restrained so as to be in compliance with Applicable Law.”

3. Severability. If any term or provision of this Amendment or the application of it to any person or circumstance shall to any extent be invalid or unenforceable, the remainder of this Amendment or the application of such term or provision to persons or circumstances, other than those as to which it is invalid or unenforceable, shall not be affected thereby, and each term and provision of this Amendment shall be valid and shall be enforced to the extent permitted by law.

4. Miscellaneous. Unless otherwise defined herein, all capitalized terms shall have meaning of those same terms in the Declaration and/or Design Guidelines. Except as expressly modified hereby, the Declaration and Design Guidelines remain in full force and effect as therein written. In the event of a conflict between the provisions of this Amendment and the Declaration and/or Design Guidelines, the provisions of this Amendment will control.

EXECUTED to be effective as of the day and year when recorded in the office of the County Clerk of the county in which the Property is located.

**DECLARANT:**

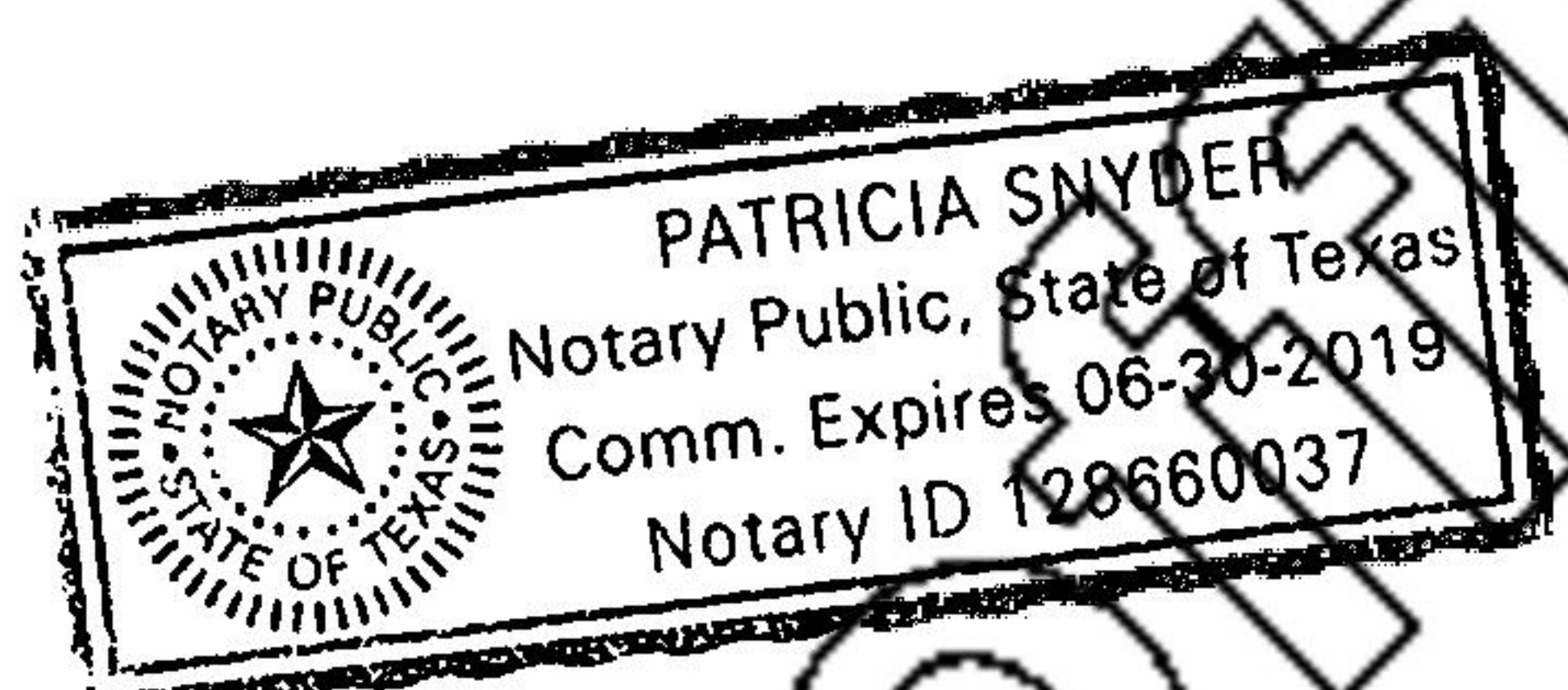
**LF ESTATES, Ltd.**  
a Texas limited partnership

By: LF Estates GP Corporation,  
a Texas corporation, its General Partner

By: *[Signature]*  
Printed Name: Adam J Buczek  
Title: Authorized Agent

THE STATE OF TEXAS           §  
  §  
COUNTY OF DALLAS       §

This instrument was acknowledged before me this 21<sup>st</sup> day of JUNE, 2018, by Adam J Buczek, Authorized Representative of LF Estates GP Corporation, a Texas corporation, the General Partner of LF Estates, Ltd., a Texas limited partnership, on behalf of said corporation and partnership.



*Patricia Snyder*  
Notary Public, State of Texas

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Filed and Recorded  
Official Public Records  
John F. Warren, County Clerk  
Dallas County, TEXAS  
06/26/2018 08:53:08 AM  
\$38.00  
201800167075



After Recording Return To:

Neighborhood Management  
1024 S. Greenville Ave.  
Suite 230  
Allen, TX 75002