

Mary Louise Nicholson

**AFTER RECORDING RETURN TO:
ROBERT D. BURTON, ESQ.
WINSTEAD PC
401 CONGRESS AVE., SUITE 2100
AUSTIN, TEXAS 78701**



URBAN TRAILS

NOTICE OF ADDITION OF LAND TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

[PHASE 1]

Tarrant County, Texas

Declarant: BEATEN PATH DEVELOPMENT-URBAN TRAILS, LLC, a Texas limited liability company

Cross Reference to that certain Declaration of Covenants, Conditions and Restrictions for Urban Trails, recorded as Document No. D220115087 in the Official Public Records of Tarrant County, Texas, as amended.

**URBAN TRAILS
NOTICE OF ADDITION OF LAND TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
[PHASE 1]**

This Notice of Addition of Land to Declaration of Covenants, Conditions and Restrictions for Urban Trails [Phase 1] (the "Notice"), is made and executed by **BEATEN PATH DEVELOPMENT-URBAN TRAILS, LLC**, a Texas limited liability company ("Declarant"), and is as follows:

1. **Purpose.** This Notice is filed with respect to Lots 3 through 5, Lots 7 through 15, and Lots 18 through 20, Block A, Urban Trails Addition, Phase 1, an addition to the City of North Richland Hills, Tarrant County, Texas, according to the plat recorded under Clerk's File No. D220060776, Plat Records of Tarrant County, Texas (collectively, the "Added Land"). Declarant is the owner of the Added Land.

2. **Authority.** Section 14.3 of that certain Declaration of Covenants, Conditions and Restrictions for Urban Trails, recorded under Document No. D220115087, Official Public Records of Tarrant County, Texas, as amended (the "Declaration"), permits Declarant to add additional land to the Property and to make such additional land subject to the terms and provisions of the Declaration.

3. **Annexation and Addition.** The Added Land is hereby considered Property and made subject to the terms and provisions of the Declaration and to the jurisdiction of the Association. The terms, covenants, conditions, restrictions and obligations set forth in the Declaration shall apply to the Added Land.

4. **Notice of Addition of Land.** This Notice of Addition of Land constitutes a notice of addition of land pursuant to Section 14.3 of the Declaration.

5. **Interpretation.** Any capitalized terms used but not defined in this Notice shall have the meanings ascribed to such terms in the Declaration.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective as of the 6TH day of AUGUST, 2020.

DECLARANT:

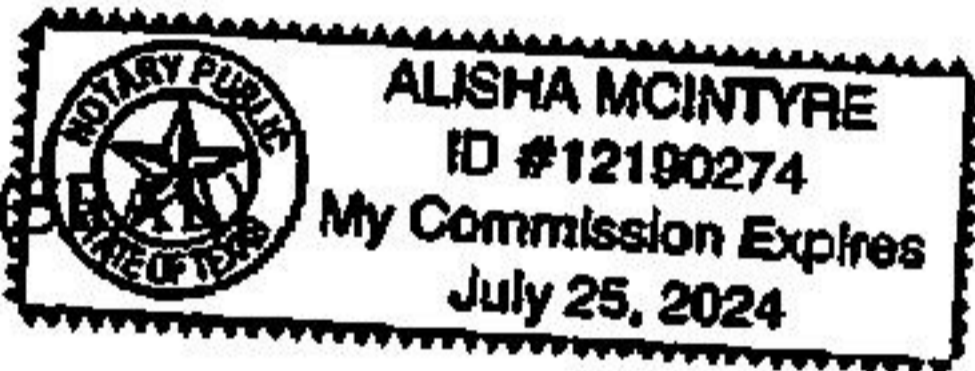
BEATEN PATH DEVELOPMENT-URBAN TRAILS, LLC

a Texas limited liability company

By: [Signature]
Printed Name: Jeffrey DAVID
Title: MANAGER

THE STATE OF TEXAS §
COUNTY OF Tarrant §

This instrument was acknowledged before me on 8-6-20, 2020, by, Jeffrey David the CFO of Beaten Path Development-Urban Trails, LLC, a Texas limited liability company, on behalf of such entity.



[Signature]
Notary Public Signature

Unofficial Copy

CONSENT OF MORTGAGEE

The undersigned, being the sole owner and holder of the lien created by a Deed of Trust recorded as Document No. D219027718 in the Official Public Records of Tarrant County, Texas (the "Lien"), securing a note of even date therewith, executes this Notice solely for the purpose of evidencing its consent to this Notice.

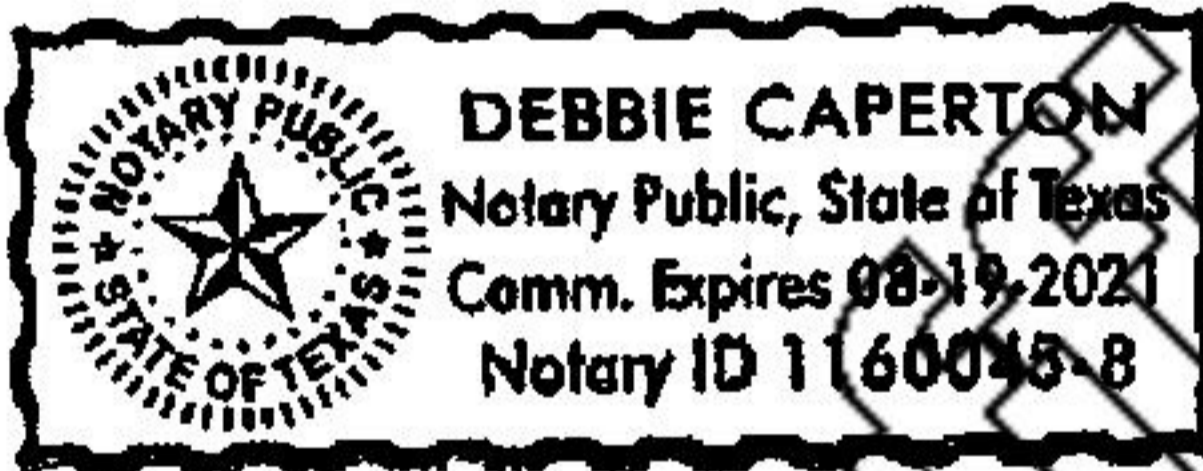
LEGACYTEXAS BANK

By [Signature]
Printed Name: Eric Sonneborn
Title: Senior Vice President

THE STATE OF TEXAS §
COUNTY OF Tarrant §
§

This instrument was acknowledged before me on this 6th day of August, 2020, by Eric Sonneborn, Senior Vice President of LegacyTexas Bank, on behalf of said entity.

[Signature]
Notary Public, State of Texas



UNORIGINAL COPY