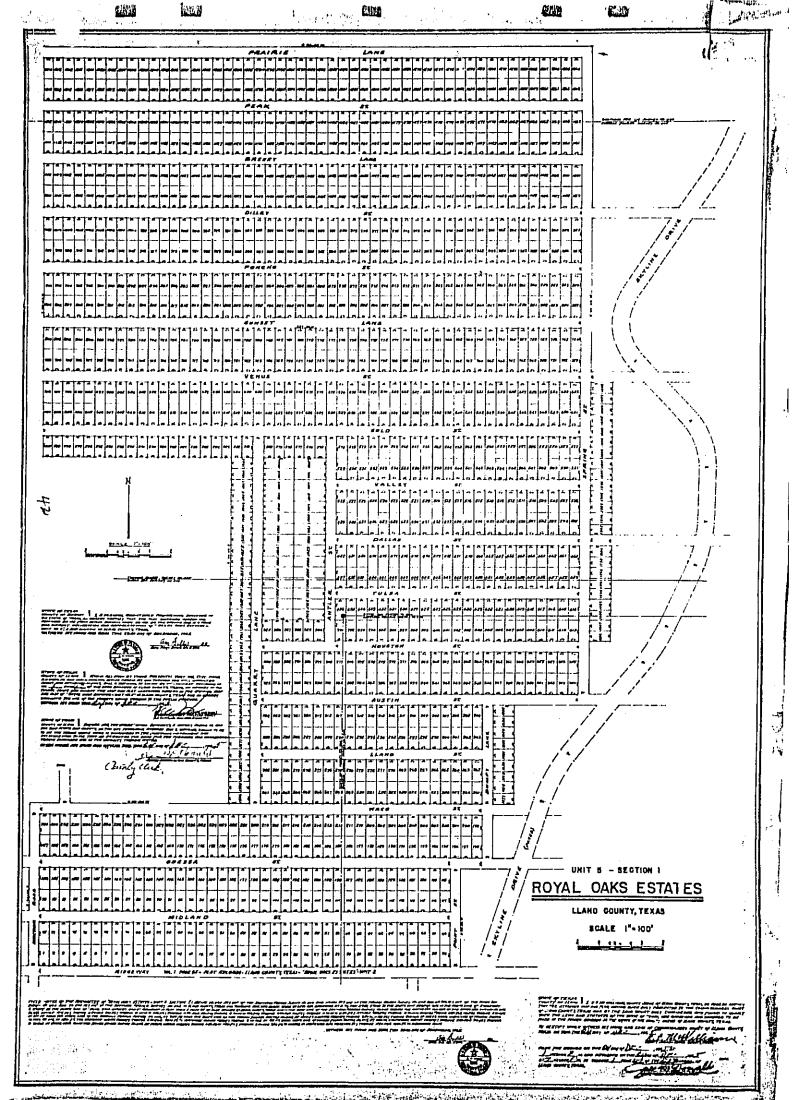
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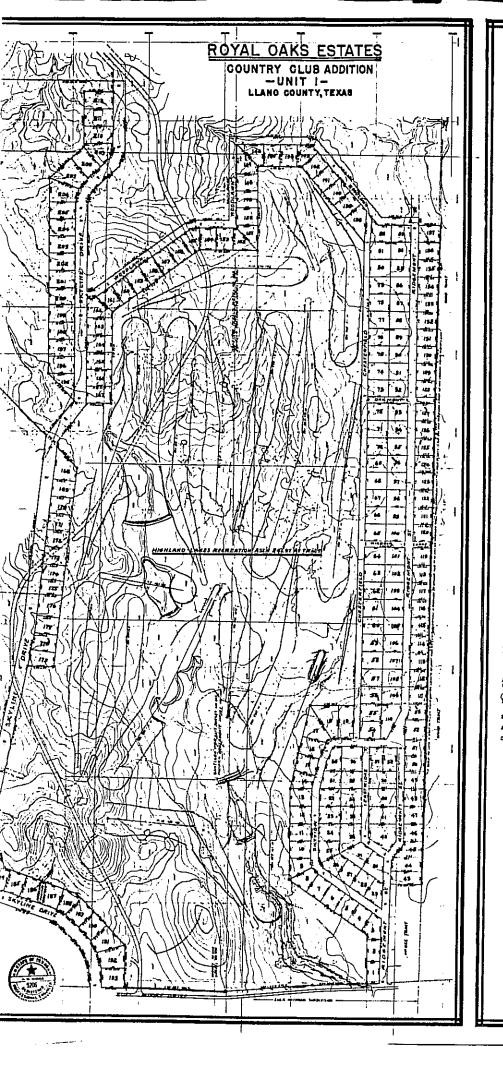
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COUNTY OF LLANO ROYAL OAKS ESTATES

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STATE OF TEXAS COUNTY OF LL ANO ROYAL OAKS ESTATES

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STATE OF TEXAS COUNTY OF LLANO ROYAL OAKS ESTATES UNIT-10

STATE OF TELAS COUNTY OF LIABO JUNE 11, 1949 FIELE MITES OF THE PERIMETER OF ROYAL GAMS ESTATES UNIT (IJ), PELMY A 16,65% ARE SUBDIVISION OUT O' THE SANTIAND TENALS SUMMER AND F.O.GLASS JR. TO GALAXIF BELMY OUT OF AND PART OF THAT CEPTAM LAMTS LOWERD BY FILAR RELIER AND F.O.GLASS JR. TO GALAXIF LAMD CORROMATION, OF MECOD IN VOIL, 50 PAIL 124 OF THE RED OF THUST RECORD OF LLAND COUNTY, TELAS; SAID PERIMETER BEING DESCRIBED PF METERS AND BOOKING AS FOLLOWS BURLIMMING THE STATES UNIT 5 SELTION I, A FLAT OF MINIOL IS OF RECORD 19 VOIL, I PARE 20 OF FEAT RECORD OF LLAND COUNTY, LALST UNIT 5 SELTION I, A FLAT OF MINIOL IS OF RECORD 19 VOIL, I PARE 20 OF OF FEAT RECORDS OF LLAND COUNTY, LAST SAID BURLIMMING POINT BERNY IN THE MORTH LINE OF PAINTE STREET AND THE LAST LINE OF STRING STREET; SAID BURLIMMING POINT BERNY IN THE MORTH LINE OF THAT ILLE OF TOOKS FLORES SURVEY NO, AUS; THE SOUTH LINE OF SAID SANTIAND PHARLS SURVEY ANY THE MORTH LINE OF TOOKS FLORES SURVEY NO, AUS; THENCE WITH SAID LINE M 5 87 26 E 5824 FT.TO STEEL PIN SET HE SAID A.W.OIDES 19 THE MEST LINE STELME WITH SAID SET LINE OF STRIJEN PHARLS SURVEY ANY THE MORTH LINE OF TOOKS FLORES SURVEY NO, AUS; THENCE WITH SAID SET LINE OF STRIJEN PHARLS SURVEY AND THE MORTH SAID A.W.OIDES 19 THE MEST LINE STELME WITH SAID SET LINE OF STRIJEN PHARLS SURVEY AND THE MORTH SAID A.W.OIDES 19 THE MEST LINE THENCE WITH SAID SET LINE OF STRIJEN PHARLS SURVEY AND THE MORTH SAID A.W.OIDES 19 THE MEST LINE THENCE WITH SAID SET LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE MEST LINE OF STRIJEN PHARLS SOUTH SAID A.W.OIDES 19 THE SAID A.W.OIDES 19 THE SAID A.W.OIDES 19 THE SAID A.W.OIDES 19 THE SAID A.W.OIDES 19 THE SAID	STATE OF TEXAS 2) STATE OF LEACH BAR AND THE ARRYST STATE OF LEACH CONTINUES AND CONTRIBERATIONS OF THE ATTREMED BAR BED LARGE THE ARRYST STATE OF THE OFFICE OF THE STATE OF THE OFFICE OF
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STATE OF TEXAS COUNTY OF LL ANO ROYAL OAKS ESTATES UNIT — 9 SECTION — 1

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"STATE OF IEXAS COUNTYOFLLANO ROYAL OAKS ESTAT

STATE OF TEXAS

X
COUNTY OF LLAND

I KNOW ALL MON BY THESE PRESENTS,
COUNTY OF LLAND CORPORATION, A CORPORATION DIQUANIZE. AND CASTING UNDER THE LAND AND STATUS OF THE STATE OF TEXAS, ACTING HEREIN BY
THAT OLIXIELAND CORPORATION, A CORPORATION DIQUANIZE. AND COUNTY, TEXAS AND ALSO E DOLASS JR. ACTIND HERLIN BY AND HIRLI BIR
AND THRU ITS DLLY AUTORIZED MCC-PRESIDENT, BLL S. WATKINS OF LLAND COUNTY, TEXAS AND ALSO E DOPT AND ACCEPT THE MAP AND PLAT SHOWN PERSON
CLLY AUTHORIZED AND APPOINTED ATTORNEY-IN-FRCT BILL S. WATKINS DO HEREBY BY ALL THINGS ARE THE OWNERS OF THE LAND EMBODIED IN THE SAID
AS THE OFFICIAL MAP AND PLAT OF ROYAL CARS ESTATES UNIT 11, THAT THE SAID PRATIES ARE THE OWNERS OF THE LAND EMBODIED IN THE SAID
SUBDIVISION, THAT THE SAID PARTIES DO BY THESE PRESENTS DEDICATE THE STREETS, ALLEYS AND PASSADEWAYS TO THE USE OF THE PUBLIC FOREY.

IN WITHERS WHEREOFT HEREBY AFFIX MY HAND AND THE OFFICIAL SEAL OF THE SAID CORPORATION ON THIS THE TOAY OF MAY A.D. 1970.

1 BILL S. WATKINS, VICE- PRESIDENT

STATE OF TEXAS I
COUNTY OF LLANO I BEFORE HE THE UNDESCINED AUTHORITY, A VOTARY PUBLIC IN AND FOR SAID COUNTY AND ATATE, ON THIS DAY PESCHALLY APPEARED
BILL & WATENES, KNOW TO ME TO BE THE PERSON WHOSE HAME IS SUBCRIBED TO THE FOREGUING IN STUMENT AND ACKNOWLEDGED TO ME THAT HE SHONED
THE SAME FOR PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED,
OVER UNDER MY HAND AND OFFICIAL SEAL GUTHIS THE DAY OF MAY AD, 1870

Lane But Hooking

COUNTY OF LLAND

ANY 13, 1970

I FIELD MOTES OF THE
PERIMETER OF ROYAL OASS ESTATES UNT 11,
BEIND 147,185 ACRES OF THE SANTIADO PERALIS
BURVEY MA. 402. AST, NO. 5A3 IN LLAND COUNTY,
TEXAS AND BEIND OUT OF AND PART OF THAT SAME
LANDS CONVEYED BY FRANK REEDER AND F.D.
OLASS JR. TO GALAXIE LAND COAPORATION OF
RECORD IN VOL. 5D PAGE 364 OF THE DEED OF TRIST
REGORDS OF LLAND COUNTY, TEXAS.
SAID PERIMETER BEIND DESCRIBED AS FOLLOWS.
BEDINNING AT A 5TEEL PM FOR THE M.W. CORNER
OF INDUSTRIAL SECT. 3 VOL.1 PO.35 FLAT RECORDS.
AND PEIND IN THE SOUTH LINE OF SLAB CROSSING
COUNTY ROAD.
THENCE WITH SAID ROAD LINE HABP 564W ISIG, OF LAND S T7" DI" W 302,71 FT, YO SPIKE FOR N.W.
CORNER OF THIS SUBDIVISION AND THE N.E. CORNER
OF UNIT B SECT. 1, VOL.2 PG. 8 PLAT RECORDS
THENCE WITH EAST LINE OF SAME SO '22'W 30023 FFT.
TO S.W. CORNER OF SAME AND BEIND IN HORTH LINE
OF UNIT D, VOL. 1 PG D2 PLAT RECORDS
THENCE WITH EAST LINE OF SAME SO '22'W 30023 FFT.
TO S.W. CORNER OF SAME AND BEIND IN HORTH LINE
OF UNIT D, VOL. 1 PG D2 PLAT RECORDS.

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SON OF SAME AND DEIND IN HORTH LINE OF SAME BEIND IN HORTH LINE OF

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CORRER OF SAME AND DERING IN SECTION OF SAME AND SAME SECTION OF SAME AND SAME SECTION OF SAME AND INDUSTRIAL SECT. 3.

THENCE WITH SAID LINE N 24-104 W 571,3 FLAND N 17-49 E 2067.42 FT. TO BEGINNING.

I, E.H.LANNING REGISTRED PUBLIC SURVEYOR NO.1388
IN THE STATE OF TEXAS DO HERBY CERTIFY THAT
THE FOREGOID FLAT AND FIELD HOTES WERE PREFARED
BY ME FROM AN ACTUAL SURVEY MADE ON THE OROUND
IN THE MENTH OF APRIL, 1870, THAT COMERS, LIMITS
AND BOLMARIES ARE JUST AS FOUND AND SET ON THE
OROUND, SHOWN AND DESCRIBED HEREON.

WITHESS MY HAHO AND SEAL THIS THE / 7 DAY OF MAY A.O. 1970.

EN Chilling h. P.S. HO. 1368

CHECKED AND APPROVED

I I I, R.P. HOWILLIAMS, COUNTY JUDGE OF STATE OF TEXAS I
COUNTY OF LLANO I, R.P. MOWILLIAMS, COUNTY JUDGE OF
LLANO COUNTY, TEXAS DO HEREBY CERTIFY THAT THE ATTACHED
MAP AND PLAT AND THE ABOVE CERTIFICATION AND DEDICATION,
AFTER HAVING BEEN CULLY PRESENTED TO THE COMMISSIONERS
COURT OF LLANO COUNTY, TEXAS AND BY THE SAID COURT DILY
CONSIDERED AND FOUND TO COMPLY WITH THE LAWS AND STATUS
OF THE STATE OF TEXAS WERE ON THIS DAY APPROVED AND
AUTHORIZED TO BE RECORDED IN THE PROPER RECORDS OF THE
COUNTY CLERKS OFFICE OF LLAND COUNTY, TEXAS. Hill of military in the 17 11.11 11.11 TO GERTIFY WHICH THE UNDERSIBILED, AS COUNTY JUDGE OF LLAND COUNTY, TEXAS DO HEREBY AFFIX HIS HAND AND SEAL OF SAID COMMISSIONERS COURT, ON THIS THE 15 COUNTY, DAY OF MAY A.D. 1870. 17 73 E 11 أحاثيب M.P. HOWILLIAMS COUNTY, JUDGE OF LEAND GO, TEXAS 177 | 141 IOI 74 J 72. F 73. F 74. F 11,111 UTILITIES 137 THERE IS HEREBY RESERVED A (IO.) FT. EASEMENT ALONG ALL LOT LINES. 130 127 130 127 ALL POWER POLES, MPE LINES AND TELEPHONE CASLES SHALL BE SET A MINIMUM OF 1.0 FT. FROM PROPERTY LINES AND CORNERS. į : ä . 1 140 144 ĕ Ser in 100 CSTATES 6.1644 147 ř 145 144 153 Ş 1,111 JE 154 152 148 Ę 152 150 111117 4115 148 دبيب 164 16.6 1 170 172 1,182 60 168 1 * f 1 1 22 14 5 1 SCALE 1" 1700FT HLED FOR RECORD ON THE THE 21 DAY OF May 1870 गुरु 176 1111 AT 21 O'CLOCK PM. 177 RECORDED IN VOLUME 2 PAGE 9 PLAT RECORDS OF LLAND COUNTY, TEXAS ON THIS THE 21 DAY OF 183 183 |86 221 11111 187 150 fiel COUNTY CLERK, LLAND COUNTY, TEXAS. 1,741 ----ett t+f 11111 140 **** ىرىد 197 192 1,711 12. 1441 139 131 203 100 Z IS Trick Trick 100 4.1674 11011 204-1 207

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	THE STATE OF TRACE I					
County o	LLIUD. 1		MOR ALL BEN I			
That the	undersigned ful Fn	Royal Cal	es Estates,	BUSES	AY F.N.	GLASS.
for a pol does here whose pos	od and valuable consider by grant unto the CFS stoffice address is FRI t to enter upon the lar State of 1	eration, the re IRAL TENAS FIFO DERICKSBORG, T ods of the unde Lexas and more	ceipt of which TRIC COOPTRATES FAAS, and its s rsigned, situat particularly de	f, INC., a accessors ed in the scribed as	a comporati or assigns County of	
	à tract of land locat	ed approximate	lymil	es_		tracks to
	from the town of			(Show D	irection Ab bounded	nve):
	on the north by land	owned by:	•	•	•	
	on the south by Jand	owned by:				•
•	on the east by land	owned by:				
	and on the west by 1	and owned by:				
Iron time strike the strike the strike the lines of Topether soid right relocating. In granting poles will long as it. The unders said londs.	ion lime or system, to decessory to keep the decessory to keep the to time all dead, weather wires in falling; Especially for the purpose, replacing and removal the such as to form the does not materially is are free and clear of by the following pers	k, leaning or descript P.O. W. ess and egress se of constructing said lines understood that least possibling the construction of the construction	angerous trees of the coch over my (our) a ing, operating, and appurtenance t at pole locat le interference st of construct	that are that are of side of diagrams of the to the contract of the contract o	and to cutall enough /of out ands to or maintain location of perations,	t down to stored from ing, f the so
it is lurt singular s gender sha	her understood that, which hall be construed to reall be construed to real	henever necessa ead in the plur d in the lemini	ry, words used al and that wor ne	in this i	nstrument in the mascu	n the line
in viin, ss Filg	WHIRICF, the undersign	ned has set his	hand and seal	this	<u>23</u> day	nf .
Susled and	delivered in the preso	ence of:	Miserisum	y sus s	eder-	L.S.
}n.e			FER ESEL	100		L.S.

Vol-125, Pg-197

	_
County of [/Ano]	1/1/ / Natarus Bublic in and for
11 BEFRIE IE, The Unidensis	red Allowers, a Notary Public in and for
is/are subscribed to the foregoing instrument	known to me to be the person whise name
is/are subscribed to the foregoing instrument	, and acknowledged to me that
executed the same for the purposes and consid	eration therein expressed, AND JA the Callet
THENEIN STITES.	this 93 day of Hug A.D. His
GIVEN UNDER MY HAND AND SEAL OF OFFICE	this day of filly not filly
	1 Chymnosta
	Notary Fublic County, Texas
The state of the s	·
CF WE STATE OF TEXAS I	
County of I	and the second s
	a Notary Public in and for
County, Texas on this da	known to me to be the person whose name
is subscribed to the foregoing instrument of	KNOWN to me to be the person whose home
is subscribed to the foregoing instrument of	grantor, subscribe
stated on oath that he saw the same and that he had signed the same as	witness at the request of the granter.
the same and that he had signed the same as	William Brittin Induces the rue Ve avenue
GIVEN UNDER MY HAND AND SLAL OF OFFIC	E this day of 19
GIVEN UNDER HI HARD AND BEAU OF OFFICE	
•••	
•	Notary PublicCounty, Texas
THE STATE OF TENAS Y	
THE STATE OF TEMAS I	
County of	a Notary Public in and for
County of	, a Notary Public in and for y personally appeared
Lounty of DEFORE HE, County, Texas on this da	, a Notary Public in and for y personally appeared
Lounty of DEFORE HE, County, Texas on this da	bscribed to the foregoing instrument, and
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	•
Ai 720 O'CLOCK M.	NAME
CUBIT I CLERK, LIAND CODDLY Jexas	
DV.	OF WAY EASEMENT
	(Distribution)
	(Distribution)
THE STATE OF TEXAS) .	
	KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF AAAAAA	
That the undersigned Reyal Oaks	ESTAtes UNITE
for a good and valuable consideration, the receipt of	which is hereby acknowledged, does hereby grant unto the CENTRAL
•	tion, whose postoffice address is FREDERICKSBURG, TEXAS, and its
State of Texas and more particularly described as fol	of the undersigned, situated in the County of . LAMA.
A tract of land located approximately	Z miles 11.44 West (Show Direction Above)
from the town ofKings LD	Md ; and bounded on
the north by land owned by:	
Koy AL OAKS	Estate Property
on the south by land owned by:	
-P 11/ 201/s	Estat Proporty
	J-SIVITA J-KOPOLY
on the east by land owned by:	Villa Deal
5KyLine I	JATOR NOAR
and on the west by land owned by:	
GlASS - Reedeh	RANCHOLLE SUBdivision
and to place, construct, operate, repair, maintain, relo	cate and replace thereon and in or upon all streets, roads, or high- istribution line or system, telephone lines, and to cut and trim trees
and shrubbery to the extend necessary to keep them	clear of said electric line or system and to cut down from time to
time all dead, weak, leaning or dangerous trees that	are tall enough to strike the wires in falling;
Together with the right of ingress and egress over n	ny (our) adjacent lands to or from said right-of-way for the purpose ocating, replacing and removing said lines and appurtenances.
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	e locations, the location of the poles will be such as to form the least it does not materially increase the cost of construction.
The state of the s	
The undersigned covenants that he is the owner of the countries and liens of whatsoever character exce	ne above described lands and that the said lands are free and clear of those held by the following persons:
(2) (3) (3) (4) (4) (4) (4) (4) (4) (4) (4) (4) (4	
MARIANES AND AND AND AND AND AND AND AND AND AND	
	ten line

It is further understood that, whenever necessary, w	ords used in this instrument in the singular shall be construed to read
in the plural and that words used in the masculine ge	nder shall be construed to read in the feminine.
N WITNESS WHEREOF, the undersigned has set his	hand and seal this 25 day of September 10 65
Sealed and delivered in the presence of:	
Dalton Seepart	Golovia Land Corp.
The same of the second	Tolage fand Corp.
Date 9- 29-6-5	
20	L. S.
F-12; 1-64; 2M; FPC	
The state of the s	
The state of the s	

	FILED FO	OR RECORD	1582	LINE NO.
.*.	<i>1/3</i>	Y OF 200 1065		TI CONCOUNT NO
7	430 C	CLOCK		EASEMENT NO.
<u>_</u>	TINIVERS	2 Honalk		NAME
8)	<u>YODDIFCLERK</u>	Liano County, Tous		· ·
		DEPUTY, RIGI	HT OF WAY EA	ASEMENT
			(Distribution)	1
			•	
	THE STATE (OF TEXAS)		TOVOUT ALL AND DAY OF THE PROPERTY.
	COUNTY OF	LLANO		KNOW ALL MEN BY THESE PRESENTS:
	, ,			• •
	That the unde	ersigned Royal o	OAKS ES	tates unit 3
	for a good and	d valuable consideration, the recei	pt of which is hereb	y acknowledged, does hereby grant unto the CENTRAL toffice address is FREDERICKSBURG, TEXAS, and its
	successors or a		lands of the undersi	gned, situated in the County of LLANO.
		tract of land located approximate	ely2 //z	miles North west (Show Direction Above)
	-	Kings	LAND	; and bounded on
		ne north by land owned by:	to.6.7.4.3	; and bounded on
				•
		COUNTY R	ond	
	Or	n the south by land owned by:		
		Fred woo	d	
	or	n the east by land owned by:		
	•••	F.M. Roa	143	/
	an	nd on the west by land owned by:		
	••••	ROYAL OAKS	Es/Ale	Property
	way abutting and shrubbery	said lands an electric transmission	n or distribution line them clear of said e	ce thereon and in or upon all streets, roads, or high- or system, telephone lines, and to cut and trim trees lectric line or system and to cut down from time to a to strike the wires in falling;
				ent lands to or from said right-of-way for the purpose ing and removing said lines and appurtenances.
				e location of the poles will be such as to form the least terially increase the cost of construction.
;	The undersignencumbrances	ed covenants that he is the owner and liens of whatsoever characte	r of the above descri r except those held	ibed lands and that the said lands are free and clear of by the following persons:
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SINGLE ACKNOWLEDGMENT

THE STATE		i de la companya del companya de la companya del companya de la co
		undersigned authority, on this day personally oppeared
		known to me to be the person whose name is subscribed to the foregoing
therein exp	ressed.	wledged to me thatexecuted the same for the purpose and consideration
Give	n under m	hand and seal of office, this the day of
		Notary Public in and for
		County, Texas
		JOINT ACKNOWLEDGMENT
THE STA	TE OF TE	•.
COUNTY	OF))
•		e undersigned authority, on this day personally appeared
		and husband
and wife,	known to	me to be the persons whose names are subscribed to the foregoing instrument, and the
to me tha	at he execu	acknowledged the same for the purpose and consideration therein expressed.
And the having be	said een examir	ed by me privily and apart from her husband, and having the same fully explained to
	46	
acknowled for the p	dged such : ourpose and	instrument to be her act and deed, and declared that she had willisgly signed the same I consideration therein expressed, and that she did not wish to retract it.
Giv A.D. 19	ven under	my hand and seal of office, this the day of
		Notary Public in and for

		WITNESS ACKNOWLEDGMENT
THE STA	ATE OF T	EXAS)
COUNTY	・・・・ -	llespie
Bei	fore me, th	e undersigned authority in and for said County and State, on this day personally appeared
7		alton Herbort known to me to be the person whose name is subscribed
		foregoing instrument of writing, and, after being duly sworn by me, stated on oath that
' the same	e as a withe	cs Estates Unit 3 , the Grantor, subscribe the same and that he signed ss at the request of the Grantor.
Gi	ven under KC	my hand and seal of office this the day of _November
A. D. 19.		florald Ward DONALD WARD
•		Notary Public in and for Gillespie
		County, Texas
]	1	
		1/30/
		FILED FOR RECORD A.D. 1965, at 30 F M
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Ę	∦ ·	COUNTY COURT, LLANO COUNTY, TEXAS By Januar A. Deputy.
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	THE STATE OF TEXAS)	'	;	•
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	COUNTY OF Llano	•	KNOW ALL MEN BY THESE PRESENT	'S:
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	F.	D. GLASS, J	R. and	
	That the undersigned Gar	laxie Land Inc.	Corporation	£ 5. £
				nde I.ex
	TEXAS ELECTRIC COOPERATIVE, INC., a	corporation, whose	ereby acknowledged, does hereby grant unto the postoffice address is FREDERICKSBURG, TEX	e CENTRALE A
	successors or assigns, the right to enter upon State of Texas and more particularly describ	the lands of the une	dersigned situated in the Court of Linno	KAS, and its $\frac{1}{2}$
	State of Texas and more particularly describ	ed as follows:	dersigned, situated in the County of Llano	~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~~
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52.	on the south by land owned by:		· ↑ T T D ●	1 CA STAN
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VOL./SY PAGE	F. D.	GLASS, JR &	GALAXIE LAND CORPORATION	04
$ \mathcal{O} $	and on the west by land owned by	•		4 3 N
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\approx	and shrubbery to the extend negecome to lear	41.	and to cut and	trim trees
	time all dead, weak, leaning or dangerous tr	ees that are tall end	ough to strike the wires in falling.	om time to
义	Together with the right of ingress and agree			•
•	of constructing, operating, repairing, maintai	ning, relocating, ren	ijacent lands to or from said right-of-way for t lacing and removing said lines and appurtenan	he purpose
		-,	recard and removing said lines and applirtenan	CAC
	possible interference to farm operations as	at at pole locations,	the location of the poles will be such as to form	m the least
			merease the cost of construction,	
	The undersigned covenants that he is the ow	ner of the above de	scribed lands and that the said lands are free a	
	encumbrances and liens of whatsoever characteristics	ter except those he	eld by the following persons:	nd clear of
	·			***************************************
		***********************************		:
	It is further understood that, whenever neces	sary, words used in	this instrument in the singular shall be constru	
٠	the state of the s	uline gender shall b	e construed to read in the femining	ied to read
	IN WITNESS WHEREOF the undersigned be		O7	
•	IN WITNESS WHEREOF, the undersigned has Scaled and delivered in the presence of:	s set his hand and	seal this _< day ofMarch	, 1967
			F. D. GIASS, JR	
$\frac{1}{L}$	sst Sect. Lens Burt Watkins	/		
,m :,	the second were surt watkins.	***************************************	By: A COLOR	
,	Date	*************	BILL'S. WATKINS, ATTORNEY 1	N FAGT
• •			GALAXIE LAND CORPORATION	
		-	/ / / / / / /	

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WITNESS ACKNOWLEDGMENT

THE SLATE OF TEXAS	}
COUNTY OF Gillespie	.
Before me, the undersigned author	rity in and for said County and State, on this day personally appeared
as a witness to the foregoing instrumen	t of writing, and, after being duly sworn by me, stated on oath that
he saw Royal Oaks Estate, Enit the same as a witness at the request of	1, SubdivisionSection Grantor, subscribe the same and that he signed the Grantor.
Given under my hand and seal (A. D. 19.67.	of office this thelstday of _Sopiember
· · · · · · · · · · · · · · · · · · ·	Notary Public in and for
•	Gillespie County, Texas
EASEMENT From From The Containt To CENTRAL TEXAS ELECTRIC	Recorded T. M. D., 19, 6 A. D., 19, 6 A. D., 19, 6 B. S. S. C. County Records, By M. R. C. C. C. C. County Clerk By Mer Recording Return To CENTRAL TEXAS ELECTRIC COOPERATIVE, INC. P. O. Box 553 Fredericksburg, Texas

Filed for Record the 23 day of Styl., 19 at ..., 19 at ..., 19 day of ..., 19 at ..., 19 day of

LINE NO.

EASEMENT NO.

156-355

7 21

				NAME		***************************************	
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	Secretary 2.18	RIGHT OF	WAY EAS	SEMENT			
	•		Distribution)	•			
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THE STATE OF TEXA	5 .) }		KNOW ALL N	MEN BY THESE	PRESENTS:	
	a Dwaeiden	nd Corpora t, and F.	D. Amer	ting here	in by and ting here	through t in by and	the throgh
That the undersigned/of for a good and valuable	e consideration,	the receipt of wh	ich is hereby	acknowledged	, does hereby gr is FREDERICKS	ant unto the C BURG, TEXAS	ENTRAL
successors or assigns, the State of Texas and mo	e right to enter re particularly d	upon the lands of escribed as follow	ws:	gnea, straatou		•	
, A tract of	land located ap	proximately	<u>l</u>	milesS	outh West Show Direction	Above)	
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and to place, constru- way abutting said lar and shrubbery to the time all dead, weak, Together with the ri of constructing, oper	extend necessar leaning or dang ght of ingress a ating, repairing,	ry to keep them terous trees that and egress over maintaining, rel	clear of said are tall enou ny (our) adja locating, repla	electric line ogh to strike the acent lands to aceng and remo	r system and to e wires in fallin or from said rig wing said lines a	o cut down fro g; ht-of-way for t and appurtenan	he purpose
In granting this ease	ment it is under to farm operati	rstood that at pol ions, so long as	le locations, t it does not n	he location of naterially incre	the poles will be ase the cost of c	e such as to for construction.	m the least
The undersigned covercumbrances and li	enants that he i ens of whatsoev	s the owner of t er character exc	he above des ept those hel	cribed lands and d by the follo	d that the said l	ands are free a	nd clear or
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It is further unders in the plural and th	tood that, when at words used in	ever necessary, v the masculine g	words used in ender shall b	this instrumer e construed to	nt in the singular read in the fem	shall be constr inine.	ued to read
in the plural and th IN WITNESS! WHE Sealed and delivered	REOF, the under I in the presence	rsigned has set h	nis hand and GALAXI	seal this	day of RPORATION		19
ATTEST:	Macken	. مت	By:	Tech Life	ins. Vice	Presiden	បី វ្រ. S
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SINGLE ACKNOWLEDGMENT

COUNTY OF L		;)	• .	·		
	he undersigned author		•			
***************************************	known to	me to be the p	person whose	name is subsc	ribed to the for	going
therein expressed.	knowledged to me that and in the call Corporation a my hand and seal of o	apacity the and Attorne office, this the	erein sta ey in Fac 23 day o COUNTY	ated as Vi	ce Presider D GLASS, J A.D. 1	nt of
	fair in the second	, C	CLERK	Llano	County,	Texas
	· •				•	*
Much		JOINT ACKNOV	VLEDGMENT		King to the second	
THE STATE OF T	EXAS)				
COUNTY OF		•				
Before me,	the undersigned autho	ority, on this day	y personally a	ppeared		**********
and wife, known	to me to be the person	ns whose names	are subscribe	d to the foregoi	ing instrument, a	nd the
to me that he exe	cuted the same for the	e purpose and co	onsideration ti	nerein expressed	acknow I.	ledged
And the said	ined by me privily ar	nd apart from he	fe of the said er husband, a	nd having the s	ame fully explai	ned to
acknowledged such for the purpose a	instrument to be her	act and deed, and in expressed, and	nd declared the d that she did	hat she had wil I not wish to re	llisgly signed the tract it	
Given under A.D. 19	my hand and seal of	office, this the	***************************************	day of	***************************************	
	• ·		***************************************	Notary Public	in and for	*********
·		· :	***************************************		County,	Texas
	W	ITNESS ACKNO	WLEDGMEN	Ţ		
THE STATE OF T		`	•	-	•	
		{			•	
COUNTY OF	***************************************	.)		•		
	he undersigned authori					
as a witness to the	e foregoing instrument	of writing, and,	to me to be , after being .	the person wh duly sworn by a	ose name is subs me, stated on oat	cribed h that
he sawthe same as a witn	less at the request of th	, the ne Grantor.	e Grantor, su	bscribe the san	ne and that he	signed
Given under	my hand and seal or	f office this the	***************************************	day of	***************************************	
A. D. 19			•	•		
			***************************************	Motoms Dublic	in and for	••••••
		v		Notary Public	in and for	
tang ang ang ang ang ang ang ang ang ang		<u> 1</u>			County_	Техев
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	Filed for Record the		June	19 67 at		
:	Becorded the 28 d	ay of June	1067	248	P	
	•	//		k, Llano County,	L.M.	
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(D.	istrioution)
THE STATE OF TEXAS)	
)	KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF Llano)	
That the undersigned Royal Oaks Estate U	nit 5 Section 1 Subdivision
for a good and valuable consideration, the receipt of which	h is hereby acknowledged, does hereby grant unto the CENTRAI
	whose postoffice address is FREDERICKSBURG, TEXAS, and its
successors or assigns, the right to enter upon the lands of t State of Texas and more particularly described as follows	ine jundersigned, situated in the County of
·_	
A tract of land located approximately 1	miles West (Show Direction Above)
from the town ofK-ngsland	and bounded on
the north by land owned by:	
•	
Galaxie Land Corp.	
on the south by land owned by:	
Kingsland Estate Su	bdivision
on the east by land owned by:	
Street and Galaxie	Land Corp.
and on the west by land owned by:	
way abutting said lands an electric transmission or distrib	and replace thereon and in or upon all streets, roads, or high- ution line or system, telephone lines, and to cut and trim trees of said electric line or system and to cut down from time to tall enough to strike the wires in falling;
Together with the right of ingress and egress over my (constructing, operating, repairing, maintaining, relocations	our) adjacent lands to or from said right-of-way for the purpose ng, replacing and removing said lines and appurtenances.
In granting this easement it is understood that at pole loc possible interference to farm operations, so long as it do	ations, the location of the poles will be such as to form the least es not materially increase the cost of construction.
The undersigned covenants that he is the owner of the abencumbrances and liens of whatsoever character except the	oove described lands and that the said lands are free and clear of nose held by the following persons:
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it is further understood that, whenever necessary, words in the plural and that words used in the masculine gender	used in this instrument in the singular shall be construed to read shall be construed to read in the feminice

WAYNESS ACKNOWLEDGMENT

THE S.ATE OF TEXAS
COUNTY OF Gillespie
Before me, the undersigned authority in and for said County and State, on this day personally appeared
as a witness to the foregoing instrument of writing, and, after being duly sworn by me, stated on oath that
he saw Royal Oaks Estate, Unit 5, Sectionie Grantor, subscribe the same and that he signed the same as a witness at the request of the Grantor.

Given under my hand and seal of office this the ___lst___day of __September A. D. 19 67. Notary Public in and for

Gillespie County, Texas

After Recording Return To

CENTEAL TEXAS ELECTRIC COOPERATIVE, INC.

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		•	(Distr	ibution)
		•		
THE STAT	E OF TEXAS) .	•	
	•)	ا. در	KNOW ALL MEN BY THESE PRESENTS:
COUNTY	OF Llano)	. ,-	
) * - <u></u> -	
That the u	mdarsianod	Galaxi	ie Lan	d Corp.
for a good	and valuable consideratio	n, the receipt of	which i	s hereby acknowledged, does hereby grant unto the CENTRAL
TEXAS EL	ECTRIC COOPERATIVE,	, INC., а согрога	tion, wl	hose postoffice address is FREDERICKSBURG, TEXAS, and its
successors	or assigns, the right to ent	er upon the land	s of the	undersigned, situated in the County of Llano
State of Te	exas and more particularly	y described as fol	llows:	
	A twent of land located	anneavimately	1.	5 miles West
	A tract of fand focated	approximately		(Show Direction Above)
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	from the town of	Kina	sland	and bounded on
	the north by land owner			
		County	r Road	
	on the south by land own	ned by:	,	
			•	
· •	Royal Oaks Es	state Unit 5	Secti	on 1 Subdivision
	on the east by land owner		•	
		Galaxie Land	Com	
4			oorh.	
	and on the west by land o	owned by:		
	•			
	Galaxie Lar	adCorp		
				and anything the stands of high
way abutti and shrubb	ng said lands an electric pery to the extend necessa	transmission or our	listribut clear 👨	nd replace thereon and in or upon all streets, roads, or high- tion line or system, telephone lines, and to cut and trim trees of said electric line or system and to cut down from time to the enough to strike the wires in falling;
Together v	with the right of ingress a cting, operating, repairing	and egress over , maintaining, re	my (oḍ elocating	r) adjacent lands to or from said right-of-way for the purpose g, replacing and removing said lines and appurtenances.
In granting possible in	g this easement it is unde terference to farm operat	erstood that at po tions, so long as	ole locat it does	tions, the location of the poles will be such as to form the least not materially increase the cost of construction.
The under encumbran	signed covenants that he ces and liens of whatsoe	is the owner of ver character exc	the abo	ve described lands and that the said lands are free and clear or se held by the following persons:
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It is furth	er understood that, when	ever necessary, y	words u onder §	sed in this instrument in the singular shall be construed to read hall be construed to read in the feminine.
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	and the second of the second	Section 19	• 4	

WITNESS ACKNOWED THEN

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,	altor mercort	,		and for said County , known to me to riting, and, after be	m to 41	•		
he saw		Coro.		the Grantor				
G. A. D. 19		and and se	eal of offic	ce this thelst	day ofSo	eter: :	5 <u>7</u>	
					Notary Publi	<i>) </i>	for	
	<i>'</i> 0.				Gillespie		County,	Texas
EASEMENT	From Prom	To	CENTRAL TEXAS ELECTRIC COOPERATIVE, INC.	191, 23 A. D., 19 6 8	Book M. M. Brice County Clerk By Millie Line L. County Clerk	· After Recording Return To	CENTRAL THRAS BEECTRIC COOPERATIVE, INC. P. O. Box 553	CONTRACT ISSUED

Filed for Record the day of Supplemental Sup

(L)

THE STATE OF TEXAS, & COUNTY OF LLANO. &

WHEREAS, when ROYAL OAKS ESTATES
COUNTRY CLUB ADDITION, UNIT NO. ONE was filed for record in
Vol. 1 pg. 70, PLAT RECORDS of Llano County, Texas, the plat
of said addition contained these words:

""A STRIP OF LAND FIVE FEET IN WIDTH ALONG ENTIRE LENGTH OF EAST SIDE OF THIS SUBDIVISION IS RETAIN-ED BY OWNER AND IN NO WAY OR MEANING SHALL IT BE CONSTRUED THAT THIS STRIP OF LAND IS SUBDIVIDED AND MADE A PART OF THIS HEREIN SHOWN SUBDIVISION.""

and

WHEREAS, GALAXIE LAND CORPORATION is now the owner of said reserved strip of land; and

WHEREAS, it is the desire of said owner of said strip of land to make it available to the owners of land that joins this strip of five feet on the East and West; now

THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That said GALAXIE LAND CORPORATION does dedicate said five foot strip of land referred to above to the use and benefit of the present and future owners of the land that joins said five foot strip of land on the East and on the West.

In testimony whereof GALAXIE LAND CORPORATION has caused this instrument to be signed by the undersigned authorized officer, attested by its Secretary and corporate seal to be affixed on this the Alla day of July, A.D. 1971.

GALAXIE LAND CORPORATION

BY

Burt Water

LACY POX, NICE PRESIDENT

ATTEST: Nene/

THE STATE OF TEXAS.

COUNTY OF LAMO.

BEFORE ME, the undersigned authority, on

3:

OL. PAGE X

this day personally appeared LACY COX known to me to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of said GALAXIE LAND CORPORATION, a corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 2/2 day of July, A.D. 1971.

NOTARY PUBLIC, LLIN COUNTY, TEXAS

Filed for Record the 5 day of August 1971, at 2 day of August 1971, at 30 Recorded the 5 day of August 1971, and o'clock M.

Lee McDonald, County Clerk, Llano County, Texas

By Selms Atchisco Deputy.

ROYAL OAKS COUNTRY CLUB PROPERTY OWNER'S ASSOCIATION BY-LAWS

ARTICLE I: DEFINITIONS

Royal Oaks Estates, Country Club Addition, Units 1, 2 &3 - a subdivision in Llano County, Texas according to associated plat records in Llano County, TX.

"Association" shall mean and refer to the Royal Oaks Estates, Country Club Addition, Units 1, 2 & Property Owner's Association.

"Board shall mean and refer to - The Board of Directors of Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3 Property Owner's Association.

ARTICLE II: PURPOSE

Purpose of the Association shall be:

Enforcement of deed restrictions for properties within the Royal Oaks Estates, Country Club Addition, Units 1, 2 &3 as described in Article I.

To protect the personal and property rights of all members and their families and guests.

Other items which benefit the Association homeowners.

ARTICLE III: OFFICE

The principle address of the Association shall be: P.O. Box 1264, Kingsland, TX 78639.

ARTICLE IV: MEMBERS

Membership:

Membership in the Association shall be afforded to all persons and spouses of persons, joint owners, tenants in common, corporations, trusts and other legal entities who are owners of real property in Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3.

Limitations:

A husband and wife, joint tenants, or tenants in common, or any entity owning property in Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3, shall be counted as only one member, regardless of the number of lots owned.

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No member shall be entitled to vote on any matter before the Association unless they are currently in payment of the annual assessments levied by the Association or if they have been notified in writing that they are in violation of the deed restrictions.

Each member will have one (1) vote regardless of the number of properties owned.

Transfer:

Membership in this Association shall be automatically transferred to the purchaser of any property within Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3 subdivision. The execution, delivery and recordation in the deed records of Llano County, Texas shall constitute evidence of purchase.

ARTICLE V: CALENDAR YEAR

The calendar year of the Association shall begin on the 1" of January and end the last day of December.

ARTICLE VI: MEETING OF MEMBERS

Meetings:

There shall be an annual meeting of the membership on a Saturday between May 1* and August 1* of each year, at a time and place to be designated by the Board of Directors, provided that the specific place shall be within a thirty mile radius of Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3.

Notification:

Time, address and proposed agenda shall be mailed to the Membership by Board Members or by a Notification Committee selected by the Board. Notification will be by telephone or other means to those members who have current phone numbers and addresses listed in the membership roster. Individuals who qualify as members and who are not on the roster, must contact the Secretary/Treasurer for inclusion on the roster. A reasonable attempt will be made to insure that an accurate and complete roster is maintained.

Special Meetings:

Special meetings may be called at any time by the Board of Directors of the Association, or by written request for such a meeting by not less than 5 members. The requested meeting shall be conducted within 14 days of receipt of request by the Secretary/Treasurer of the Association. There shall be a written agenda for such meetings and no other matter shall be brought forth at this meeting.

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All costs incurred by the Association in connection with special meetings called by aggregation of membership other than the Board of Directors, shall be borne by the members petitioning for such assembly. Further, the notices shall not be delivered unless the petition is in writing, and until the funds to cover the estimated cost of such processing have been deposited by petitioners with the President or the Secretary/Treasurer.

Quorum:

A quorum at any meeting shall consist of a majority of the board members and at least 5 other voting members. If a quorum is not present, a majority of the members present shall adjourn the meeting to a future day, time and place.

Proxies:

At any meeting of the members, a member entitled to vote may vote by proxy executed in writing addressed to the meeting or hand delivered by his duly authorized representative, who must be another voting member.

ARTICLE VII: BOARD OF DIRECTORS

General Powers:

The affairs of the Association shall be managed by it's Board of Directors. All directors shall be property owners of Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3 subdivision, Llano County, Texas.

Number and Tenure:

The number of Directors shall be three (3). Directors shall hold office for two or three years, determined at time of elections.

An election committee of at least three (3) members of the Association will be appointed by the Board prior to the annual meeting to nominate candidates for vacancies to the Board. Additional nominations for candidates by the general membership will be accepted at the annual meeting. A Director may serve five (5) years consecutively followed by one (1) year off. The general membership will vote on Board positions.

Vacancies:

Should the President position become vacant the Vice President will assume the duties of the President for the remainder of the President's term. All other vacancies occurring in the Board shall be filled by appointment by the Board. The Director appointed to fill a vacancy shall serve the remainder of the vacant term. In the event any member of the Board shall be absent for three (3) consecutive regular meetings without prior Board approval, action can be taken to declare the office vacant.

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Regular Meetings:

A meeting of the newly elected Board shall be held within one (1) week of the annual meeting for the purposed of electing members to act as officers. This meeting shall be called by the outgoing President who will preside over the meeting. Thereafter, meetings shall be held once a month, more or less, as deemed necessary to conduct the business of the Association.

Special Meetings:

Special meetings of the Board may be called by the President or at the request of any Director. Notice of such meetings shall be given to each Director not less than one (1) day prior to convening the meeting.

Quorum:

A majority of the Board shall constitute a quorum for the transaction of business at any meeting of the Board. If a quorum is not present at the meeting those present shall agree to meet at a future date, time and place. Absent member(s) shall be notified one (1) day prior to the rescheduled meeting.

Compensation:

Directors shall not receive any salaries or remuneration of any type for their services, nor shall they profit or give the appearance of profit as a result of their activities on the Board. Directors shall be reimbursed for the reasonable and necessary out-of-pocket expenses in the conduct of the affairs of the Association upon proof being furnished to the Board of Directors.

ARTICLE VIII: OFFICERS

Titles:

The Officers of the Association, which form the Board shall consist of a President, Vice-President and Secretary/Treasurer. The Secretary/Treasurer may appoint an assistant(s) as needed at the discretion of the Board.

Removal:

Any Officer may be removed from office by a majority vote of the general membership at any annual or special meeting of the Association.

President:

The President shall be the principal executive officer of the Association and shall preside at all meetings of the Association. Duties of the President shall include the appointment and discharge of committees, structure and sign agreements that have been properly approved in the name of the Association. The President shall verify that the minutes of all meetings,

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books, reports, statements and certificates are properly kept in file. The President shall perform all acts incident to the office of President or which may be authorized, or as required by law, by these by-laws or, by the property owners at the annual or special meeting of the Association.

Vice-President:

The Vice-President shall, in the absence of the President, or in the event of a vacancy in that office, perform the duties and exercise the powers of the President. Vice-Present shall preside at committee meeting as designated by the President.

Secretary/Treasurer:

The Secretary/Treasurer shall keep the minutes and records of the Association and of the Board, shall conduct the correspondence thereof, cause notice of all meetings to be given and attest all official records of the Association. The Secretary/Treasurer shall keep the current membership roster and coordinate the notification process for annual and special membership meetings. The Secretary/Treasurer shall keep a true record of all funds received and shall cause all proper bills to be paid. Preserving proper vouchers for all expenditures. At each annual meeting of the Association and each meeting of the Board, the Secretary/Treasurer shall furnish a full report of the finances of the Association.

ARTICLE IX; AUDIT

Auditors:

In April, prior to the Annual meeting, the Board of Directors shall appoint an audit committee, consisting of not less than two (2) Association members who are not currently serving as Board Members, who will conduct an examination of the financial records, and such other records as it deems appropriate. The audit committee shall submit the audit to the Board and report contents shall be conveyed to the members at the annual meeting.

ARTICLE X: RULES OR ORDER

Procedure:

Parliamentary procedure shall be governed generally by "Robert's Rules of Order". The President shall preside over all meetings such that order and discipline be maintained and all present have an opportunity to speak and state their business as it pertains to the Association. All votes shall be carried by a majority of all members present at the meeting as long as a quorum is present.

ARTICLE XI: ASSESSMENTS AND RESTRICTIONS

Assessments:

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Royal Oaks Estates, Country Club Addition Units 1, 2 & 3 property owners will be assessed twenty-five (25) dollars per year, payable to the Association treasury. Voluntary contributions may also be requested from time to time by the Board.

Restrictions:

The following uses and regulations shall apply in the R-1 Single Family Residential District unless otherwise provided.

1. Uses Permitted

- a. One family dwelling.
- b. The accessory buildings and structures necessary to such uses located on the same lot.
- c. Maintaining mailing address for commercial, professional and business license purposes only. No commercial, professional or business use shall be permitted. Without limitation, no stock in trade, supplies, nuisance producing apparatus or equipment shall be kept on premises; and no employees or assistants shall be engaged for said services on the premises. Except as otherwise provided in this section, no signs shall be displayed.
- d. One professionally made sign, not to exceed 1 square foot area, containing only the name and title or occupation of the occupant.
- e. Temporary sign, not to exceed 6 square feet in area, giving the names of the contractors, engineers, and architects during construction period.

2. Maximum Building Height

Two levels, not to exceed 32 feet above the highest contour line of the applicable lot.

3. Minimum Yard Requirements

Except as specified to the contrary on the Plat, which specification shall control, the following shall apply.

- a. Front yard setbacks shall conform to a minimum depth of twenty-five (25) feet from the front property line to the closest structural projection, including porches, but not including eaves, overhangs, planters or fireplaces.
- b. A principle structure shall provide total side yards of not less than fifteen (15) feet with not less than five (5) on one side. Corner lots shall maintain a minimum setback of twenty-five (25) feet from the side street line.
- c. A rear yard shall be maintained of at least fifteen (15) feet from the property line to the nearest building line.

4. Maximum Area of Dwelling

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Not withstanding uses permitted herein, no more than fifty (50) percent of the total lot shall be used for the dwelling and other structures

- Minimum Dwelling Unit Size
 All residences shall require not less than 1200 square feet of ground or first floor living area, excluding carport, garage, covered porches, covered continuous patios or other similar appendages.
- 6. Minimum Dwelling Masonry Requirements
 All residences shall require not less than 35% masonry to exterior of dwelling structure.
- 7. No dwelling structure of any kind including mobile homes and modular homes will be moved onto any lot.

ARTICLE XII: RESPONSIBILITIES

Responsibilities of the Board of Directors;

The Board of Directors shall be responsible for and is authorized to make expenditures not to exceed five hundred dollars (\$500.00). Exceptions to this limit shall be approved by the Association, either at the annual meeting or a special meeting of the Association.

Responsibilities of the Members:

It shall be the responsibility of the members to bring to the attention of the board any violation of the Royal Oaks Estates, Country Club Addition Units 1, 2 & 3 restrictions and any other matters affecting property owners in Royal Oaks Estates, Country Club Addition Units 1, 2 & 3.

It shall be the responsibility of the members to contact the appropriate federal, state or county authority for disposition of matters within federal, state or county jurisdiction.

ARTICLE XIII: LIABILITY

Liability:

The Association shall assume no liability for any injuries, accidents or other mishaps occurring within the boundaries of the Royal Oaks Estates, Country Club Addition, Units 1, 2 & 3 Subdivision.

ARTICLE XIV: FINANCES

Deposits:

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All funds of the Association shall be deposited from time to time to the credit of the Association in such banks, trust or other depositories as the Board may select. The Board may adopt such resolutions as may be required by such depositories to clarify the authority of the officers of the Association to sign checks or withdraw funds and relationship of the Association to the depository or depositories.

ARTICLE XV: REVISIONS

Revisions:

When By-laws require revision, the President shall appoint a By-law committee of three (3) property owners to review and present necessary changes to the Board. The Board shall submit any approved revision proposals to the members of the Association attending the next annual or special meeting of the Association.

Whenever a proposed amendment or revision is to be submitted to the annual or special meeting of the Association, the Secretary/Treasurer shall provide a synopsis of the proposed amendment or revision to all members present at the meeting.

If the Proposed amendment or revision receives approval of the majority of the membership attending that meeting, and provided a quorum is present, the amendment or revision voted upon is approved. The Board shall take proper action to include then in the By-laws.

ARTICLE XVI: EFFECTIVE DATE:

By-laws:

These By-laws shall be effective immediately upon adoption by the members of the Association and shall remain in effect in the entirety until amended or revised by the membership as proved in these By-laws.

ORIGINAL BY-LAWS APPROVED

REVISIONS APPROVED

AMENDMENTS APPROVED

JONI SPINKS NOTARY PUBLIC STATE OF TEXAS My Comm. Exp. 10-15-2005

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While statutes require that many instruments must be filed with the clerk, it is never the clerk's responsibility to solicit or enforce such filing. On the other hand, the clerk cannot refuse to file an instrument so long as it is required or permitted by law to be recorded, proved according to law, properly signed and acknowledged, or sworn to with a proper jurat, and the filing fee is paid.

Lnc. Gav't. Code Sec. 193.001 Property Code Sec. 11.004(a) Sec. 12.001

The form of an ordinary jurat must be substantially as follows:

State of Texas
County of Linno

Subscribed and sworn before me this

JONI SPINKS

NOTARY PUBLIC
STATE OF TEXAS

My Comm. Exp. 10-15-2005

My commission expires: 10125

My commission expires: 10125

OCT 02 2002

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LIANO CO, TEX...

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loyal Daks Country Club POA

Kingsland, TY

BETTE SUÉ HÀ CO CLK.

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HILED FOR RECORD

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BETTE SUE HOY, COUNTY CLERK

LLANO COUNTY, TEXAS

vot 1177 20 734