

10-022536

**AMENDMENT TO DECLARATIONS OF COVENANTS, CONDITIONS AND  
RESTRICTIONS AND STATEMENTS OF ANNEXATION FOR HUBER AIR PARK  
PHASES I, II, III, IV, V AND VI**

THE STATE OF TEXAS

COUNTY OF GUADALUPE

WHEREAS, there was heretofore filed of record by Huber Airpark Civic Club, LLC (the "Declarant"): Declaration of Covenants, Conditions and Restrictions, Huber Air Park Subdivision recorded in Volume 1761, Page 493, of the Official Public Records of Guadalupe County, Texas; (1) Amendment to Declaration of Covenants, Conditions, Easements and Restrictions Affecting a Portion of the Lots in Huber Air Park Subdivision recorded in Volume 1968, Page 29 of the Official Public Records of Guadalupe County, Texas; (2) Correction to Amendment to Declaration of Covenants, Conditions, Easements, and Restrictions Affecting a Portion of the Lots in Huber Air Park Subdivision recorded contemporaneously with this document in the Official Public Records of Guadalupe County, Texas; (3) Declaration of Covenants, Conditions and Restrictions Huber Air Park Subdivision recorded in Volume 2010, Page 177 of the Official Public Records of Guadalupe County, Texas; (4) Amendment to Declaration of Covenants, Conditions and Restrictions Affecting Huber Air Park Subdivision recorded in Volume 2339, Page 99, of the Official Public Records of Guadalupe County, Texas; (5) Statement of Annexation For Huber Air Park Subdivision, Phase V, recorded in Volume 2401, Page 500 of the Official Public Records of Guadalupe County, Texas; (6) Correction Statement of Annexation For Huber Air Park Subdivision, Phase V recorded in Volume 2860, Page 141 of the Official Public Records of Guadalupe County, Texas; (7) Statement of Annexation and Easement Agreement For Huber Air Park Phase VI, recorded in Volume 2860, Page 145 of the Official Public Records of Guadalupe County, Texas; (8) Amendment to the Declaration of Covenants, Conditions, and Restrictions and Statements of Annexation Affecting Huber Air Park Subdivision, Phases I, II, III, IV, V and VI, recorded in Volume 2860, Page 160 of the Official Public Records of Guadalupe County, Texas; (9) Amendment to Statement of Annexation and Easement Agreement from Huber Air Park Phase VI, recorded in Volume 2927, Page 740 of the Official Public Records of Guadalupe County, Texas; (10) Transfer of Huber Air Park Subdivision Architectural Control Committee Rights and Notice of Appointment of Members of Huber Air Park Subdivision Architectural Control Committee recorded in Volume 2942, Page 281 of the Official Public Records of Guadalupe County, Texas; and (11) any other amendments, supplements and modifications of the foregoing which are of record [(1) - (11) above are collectively referred to as the "Declaration"].

WHEREAS, the Declaration covers the following described real property: (1) Huber Air Park Subdivision, Phase, I, Volume 6, Pages 160-161, Map and Plat Records of Guadalupe County, Texas; (2) Huber Air Park Subdivision, Phase II, Volume 6, Pages 461-462, Map and Plat Records of Guadalupe County, Texas; (3) Huber Air Park Subdivision, Phase III, Volume 6, Pages 645-646, Map and Plat Records of Guadalupe County, Texas; (4) Huber Air Park Subdivision, Phase IV, Volume 6, Pages 647-648, Map and Plat Records of Guadalupe County, Texas; (5) Huber Air Park Subdivision, Phase V, Volume 7, Page 206, Map and Plat Records of Guadalupe County, Texas; and (6) Huber Air Park Subdivision, Phase VI, Volume 7, Page 559, Map and Plat Records of Guadalupe County, Texas.

The above described property is hereinafter referred to as the "Huber Air Park".

WHEREAS, the Declaration provides: " the Declarant shall have and reserve so long as Declarant owns at least one lot in Huber Air Park, the right at any time and from time to time, without the joinder or consent of any other party, to amend the Declaration, by an instrument in writing duly signed, acknowledged, and filed for record."

WHEREAS, Declarant owns lots in Huber Air Park.

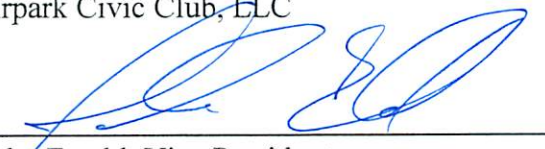
NOW THEREFORE, Declarant hereby amends the Declaration by adding the following:

(A) *Assessments and Dues on Certain Lots.* Lot 1, Huber Air Park Phase I, according to map or plat recorded in Volume 6. Pages 160-161, Map and Plat Records of Guadalupe County, Texas; Lot 18, Huber Airpark Phase IV, according to map or plat recorded in Volume 6, Pages 647-648, Map and Plat Records of Guadalupe County, Texas; and Lot 34, Huber Air Park, Phase VI, according to map or plat recorded in Volume 7, Page 206 of the Map and Plat Records of Guadalupe County, Texas will be conveyed to Huber Air Park Owner's Association, Inc. (the "Association") by deed recorded after the recording of this instrument. Such Lots 1, 18 and 34 (the "Lots") shall be subject to the easements as set forth below. imposed upon not be subject to assessments and dues as set forth in the Declaration. Instead, the Lots shall be subject to such dues and assessments, if any, as may be assessed from time to time by the board of directors of the Association. Provided further that such assessments and dues, if any shall not exceed the assessments and dues assessed against non-Developer owned lots in Huber Air Park.

(B) *Voting Rights of Certain Lots.* The above owners of the above described Lots shall not have membership and voting rights in the Association during such times that the lots are not subject to assessments or dues. If at any time the lots are subject to assessments or dues the owner of the lots shall have the membership and voting rights in the Association set forth in the Declaration. If a lot is subject to assessments and dues and is owned by the Association, the board of Directors of the Association shall have the sole power to vote in matters coming before the Association Members.

EXECUTED to be effective as of December 27, 2010.

Declarant:  
Huber Airpark Civic Club, LLC

BY:   
John Ewald, Vice President

STATE OF TEXAS )  
COUNTY OF GUADALUPE )

This instrument was acknowledged before me on December 27,  
2010, by John Ewald, as Vice President of Huber Airpark Civic Club, LLC, a Texas limited liability company, on behalf of said company.



*[Handwritten Signature]*  
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Notary Public, State of Texas

PREPARED IN THE OFFICE OF:

Knobles, Raetzsch, Moore & Eveld, L.L.P.  
202 N. Camp  
Seguin, Texas 78155  
(830) 379-9445 (tel.)  
(830) 379-3714 (fax)

FILED FOR RECORD  
10 DEC 30 PM 2:41

TERESA KIEL  
COUNTY CLERK GUADALUPE COUNTY

STATE OF TEXAS  
COUNTY OF GUADALUPE  
I certify this instrument was FILED on the  
date and at the time stamped thereon and  
was duly recorded in the Official Public  
Records of Guadalupe County, Texas.



*Teresa Kiel*  
TERESA KIEL  
Guadalupe County Clerk

AFTER RECORDING RETURN TO:

Christopher H. Moore  
Knobles, Raetzsch, Moore & Eveld, L.L.P.  
202 N. Camp  
Seguin, Texas 78155

BY *[Handwritten Signature]*