

**FIRST AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR PARKSIDE AT SLAUGHTER CREEK TRACT**

STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

WHEREAS, by instrument entitled "Declaration of Covenants, Conditions and Restrictions for Parkside at Slaughter Creek Commercial Tract," dated on or about May 25, 2007, and recorded under Document No. 2007096021 in the Official Public Records of Travis County, Texas (the "Original Declaration"), LIC Investments, Inc., a Delaware corporation, (the "Developer") imposed certain covenants conditions and restrictions against Lot 19, Parkside at Slaughter Creek Subdivision, Section One, a subdivision in Travis County, Texas according to the plat thereof recorded at Doc. No. 200300099 Official Records of Travis County, Texas (hereinafter referred to as the "Property."); and

WHEREAS, pursuant to the provisions of Section 5.4 of the Declaration, the undersigned owner of all of the Property and the Developer desire to amend the Declaration to amend the Sign Criteria (as defined in the Declaration) on the terms and conditions contained herein, and hereby adopt and approve this First Amendment to Declaration of Covenants, Conditions and Restrictions for Parkside at Slaughter Creek Commercial Tract (the "First Amendment"); and

NOW, THEREFORE, KNOW ALL PERSONS BY THESE PRESENTS, THAT THE DECLARATION IS HEREBY AMENDED AS FOLLOWS:

1. Amendment to Sign Criteria. Section 3.7 (12) to the Declaration is hereby deleted in its entirety, and replaced with the following quoted language:

“(12) No sign may exceed the lesser of (i) the requirements of any applicable governmental authority; or (ii) forty feet (40’) in height.”

2. Approval of Sign Design. The sign design attached hereto as "Exhibit A" is hereby approved by Developer, and Owner shall be allowed (but not required) to install signage conforming to the sign design attached hereto as "Exhibit A".

3. Ratification. The Declaration, as modified by this First Amendment is hereby ratified and shall remain in full force and effect, unmodified except as set forth herein.

4. Authorized Signatories. The parties executing this First Amendment below hereby represent and warrant that they are authorized to execute this legal instrument.

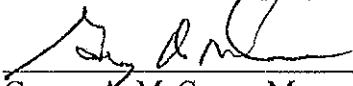
[REMAINDER OF PAGE INTENTIONALLY BLANK – EXECUTION PAGES FOLLOW]

IN WITNESS WHEREOF, this First Amendment has been EXECUTED on the dates shown below TO BE EFFECTIVE on _____, 2008.

OWNER:

10001 South IH 35 Investments, L.P.,
a Texas limited partnership

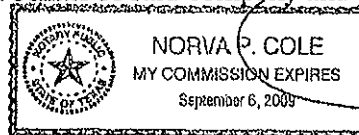
By its General Partner:
10001 South IH 35 Parmer Management, LLC,
a Texas limited liability company


By: 
George A. McCause, Manager

NOTARY ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 27th day of February, 2008, by **George A. McCause**, as **Manager** of **10001 South IH 35 Parmer Management, LLC**, a Texas limited liability company, the **General Partner** of **10001 South IH 35 Investments, L.P.**, a Texas limited partnership, on behalf of said company and partnership.




Notary Public in and for the State of Texas

DEVELOPER:

LIC Investments, Inc.,
a Delaware Corporation

By: *Darlene Louk*

Name: Darlene Louk

Title: Vice President

NOTARY ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 3rd day of March, 2008, by Darlene Louk as Vice President of LIC Investments, Inc., a Delaware corporation, on behalf of said corporation.



Erin L. Scarborough
Notary Public in and for the State of Texas

CONSENT OF LIENHOLDER

TEXAS CAPITAL BANK, NATIONAL ASSOCIATION, being the owners and holders of a deed of trust lien and vendor's lien against Lots 19B, 19C and 19 D, Block A of the Resubdivision of Lot 19, Block A, Parkside at Slaughter Creek Subdivision Section 1, a subdivision in Travis County Texas, according to the map or plat thereof, recorded under Document No. 200700235 of the Official Public Records of Travis County, Texas, hereby executes this Consent of Lienholder to the foregoing First Amendment to Declaration of Covenants, Conditions and Restrictions for Parkside at Slaughter Creek Commercial Tract for the purpose of evidencing its consent to execution and recordation of such amendment.

EXECUTED on the date shown below TO BE EFFECTIVE on the 28 day of February, 2008.

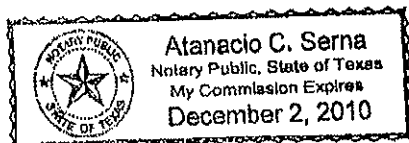
TEXAS CAPITAL BANK,
NATIONAL ASSOCIATION
a national banking association

By: Randal C. Peschel
Name: Randal C Peschel
Title: Senior Vice President

NOTARY ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF Travis §

This instrument was acknowledged before me on the 28 day of February, 2008, by Randal C Peschel the senior vice president of Texas Capital Bank, National Association, a national banking association, on behalf of said association.



Atanacio C Serna
Notary Public in and for the State of Texas

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Exhibit A – Approved Sign Design

Sign 1

