

CORRECTION CERTIFICATE OF ANNEXATION AND AMENDMENT OF COMMON ELEMENTS OF THE PRADERA CONDOMINIUM

THE STATE OF TEXAS
COUNTY OF HARRIS

WHEREAS, D. G. JOINT VENTURE-WESTWOOD, a joint venture composed of DONGAR DEVELOPMENT (TEXAS) CORP., a Texas Corporation and THE PRADERA CORPORATION, a Texas Corporation ("Declarant"), caused a Condominium Declaration for THE PRADERA CONDOMINIUM, PHASE I ("Declaration") to be recorded on August 1, 1979 under Clerk's File No. G 181247 and Volume 101, Page 1, of the Condominium Records of Harris County, Texas covering certain real property;

WHEREAS, pursuant to paragraph 2.11 of the Declaration, Declarant has the sole discretion to annex additional property to the "Condominium Regime" (as that term is used in the Declaration) before August 1, 1982 without the consent of any other party whatsoever; and

WHEREAS, pursuant to paragraph 2.10 of the Declaration, Declarant has the power to unilaterally amend the physical layout or makeup of the "Common Elements" (as that term is defined in the Declaration) on or before August 1, 1982, provided such amendment is of comparable size, value, cost, and structure in order to preserve the appearance and value of the Condominium Regime; and

WHEREAS, Declarant did annex additional property to the Condominium Regime and amend the physical layout of the Common Elements by instrument captioned "Certificate of Annexation and Amendment of Common Elements" (hereinafter "Certificate") filed for record on February 1, 1981 under Clerk's File No. 8822115 and Volume 115, Page 62, of the Condominium Records of Harris County, Texas;

WHEREAS, the Certificate contained certain technical errors on Exhibit "A" and Exhibit "C" attached thereto; WHEREAS, Declarant desires to correct said errors by this instrument ("Correction Certificate"); and WHEREAS, Declarant has requested the joinder of First City National Bank of Houston ("First City") to this Correction Certificate as the construction lender for improvements to be constructed on the property annexed by the Certificate. NOW, THEREFORE, Declarant and First City hereby agree to the following:

- 1. The Exhibit "A" attached to the Certificate is declared null and void and is replaced for all purposes by the Exhibit "A" attached hereto and made a part hereof.
- 2. The Exhibit "C" attached to the Certificate is declared null and void and is replaced for all purposes by the Exhibit "C" attached hereto and made a part hereof.
- 3. The Certificate, except as expressly modified hereby, shall remain in full force and effect.

Executed this 13 day of March, 1981.

D. G. JOINT VENTURE-WESTWOOD, a joint venture composed of Dongar Development (Texas) Corp., a Texas Corporation, and The Pradera Corporation, a Texas Corporation
DONGAR DEVELOPMENT (TEXAS) CORP., a Texas Corporation

ATTEST:

Don Nassad
Don Nassad, Secretary

By: *Don Nassad*
Don Nassad, President

ATTEST:

Don Nassad
Don Nassad, Secretary

THE PRADERA CORPORATION, a Texas Corporation
By: *Don Nassad*
Don Nassad, President

UNITED TITLE CENTER, INC.
7001 CORPORATE DR. #100
HOUSTON, TEXAS 77036
713-595-0500

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THE PRADERA CONDOMINIUM
CORRECTION CERTIFICATE OF
ANNEXATION AND AMENDMENT
OF COMMON ELEMENTS
A CONDOMINIUM PROJECT
CONDOMINIUM RECORDS
HARRIS COUNTY, TEXAS
VOL. 116 PAGE 62

JOINDER OF MORTGAGE

The undersigned, First City National Bank of Houston, being the sole owner and holder of an existing mortgage and liens upon and against the real property described in Addendum "A" attached to the Certificate, as such mortgage and lienholder does hereby consent to and join in this Correction Certificate.

This consent and joinder shall not be construed or operate as a release of said mortgage or liens owned and held by the undersigned, or any part hereof, but the undersigned agrees that its said mortgage and liens shall hereafter be upon and against each and all of the lots and all appurtenances thereto, and all of the undivided, equitable shares and interests in the Common Area, subject to the Declaration.

SIGNED AND ATTESTED by the undersigned officers of said First City National Bank of Houston, hereunto Authorized, this the 13th day of March, 1981.

ATTEST: FIRST CITY NATIONAL BANK OF HOUSTON, a national banking association
By: *W.S. Raddy Sr.*
Name: W.S. RADDY Sr.
Title: VICE PRESIDENT

Cauchy H. Koizum
Cauchy H. Koizum, Secretary
Name: Cauchy H. Koizum
Title: Secretary

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared *W.S. Raddy Sr.*, Vice President of FIRST CITY NATIONAL BANK OF HOUSTON, a national banking association, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of said FIRST CITY NATIONAL BANK OF HOUSTON.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 13th day of March, 1981.
Don Nassad
Notary Public in and for Harris County, T E X A S

DEBRA S. BROWN
Notary Public, State of Texas
My Commission Expires August 1, 1984

THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Don Nassad, President, of DONGAR DEVELOPMENT (TEXAS) CORP., a Texas Corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of said Texas Corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 13th day of March, 1981.
Don Nassad
Notary Public in and for Harris County, T E X A S



THE STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Don Nassad, President, of THE PRADERA CORPORATION, a Texas Corporation, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed, in the capacity therein stated and as the act and deed of said Texas Corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 13th day of March, 1981.
Don Nassad
Notary Public in and for Harris County, T E X A S



DEBRA S. BROWN
Notary Public, State of Texas
My Commission Expires August 1, 1984

RECORDING INFORMATION:
All the terms of this instrument, including the names of the parties, the date of recording, the instrument number, and the recording office, shall be recorded in the public records of this county, and the recording office shall be notified of the recording of this instrument.

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