

File in Oasis

FILE No. 7188
County Clerk, Victoria County, Texas

RESTRICTIONS

RIVERWOOD SUBDIVISION, PHASE 1

OFFICIAL RECORDS

VOL 0123 279

THE STATE OF TEXAS §

COUNTY OF VICTORIA §

OASIS, a Texas general partnership, acting herein by and through its managing partner, hereinafter called "Grantor", being the owner of all the lots and blocks in Riverwood Subdivision, Phase 1, hereinafter called "the Subdivision", according to the plat of the Subdivision recorded in Volume 7, Page 154CD, of the Map and Plat Records of Victoria County, Texas, reference to said plat and the record thereof being here made for all purposes; desiring to create and carry out a uniform plan for the improvement, development, sale and use of all of the lots in the Subdivision for the benefit of the present and future owners of the lots, DOES HEREBY ADOPT AND ESTABLISH THE FOLLOWING RESERVATIONS, RESTRICTIONS, COVENANTS, CONDITIONS, EASEMENTS AND STIPULATIONS APPLICABLE TO AND GOVERNING THE USE, OCCUPANCY AND CONVEYANCE OF THE SUBDIVISION AND LOTS THEREIN:

1. All lots in this subdivision shall be used for single family private residences exclusively. No store or business establishment, and no building of any kind whatsoever shall be erected or maintained thereon, except private dwelling houses and such out-buildings as are customarily appurtenant to single family dwelling houses.

2. No main residential building which has less than 1600 square feet of floor space, exclusive of porches, carports or garages, shall be constructed upon any lot in the Subdivision, nor shall any secondhand house or barracks of any form be moved onto the herein described property, the intention being that all structures shall be new construct on.

3. No structures of a temporary character, basement, tent, shack, garage or other out building shall be used on the herein conveyed property at any time as a residence, either temporary or permanent.

4. Every residential building must be connected to approved cesspool, septic tank or city sewer, and not more than one residence shall be connected to each approved cesspool or septic tank. Installation of any septic tank system or systems shall be made in accordance with the County of Victoria's and the State Health Department's standards, and must be located outside the areas designated as "Sanitary Control Easement" on the plat of the Subdivision. The following activities, if not already prohibited by other provisions of this instrument, are specifically prohibited within the areas of the Sanitary Control Easement: the construction and/or operation of underground petrochemical storage tanks, stock pens, feed lots, dump grounds, privies, cesspools, septic tank drainfields, drilling of improperly constructed water wells of any depth and all other construction or operations that could create an unsanitary condition within, upon or across these areas. All water wells in the Subdivision must be located at the points designated as "Water Well Location" on the plat of the Subdivision.

5. No large animals (such as horse or cow) can be kept on any lot. No hogs or poultry or any animals raised for commercial purpose shall be permitted at any time on any lot.

6. No drilling or mining operations shall be carried out on any lot.

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7. No noxious or offensive activities shall be carried on upon any lot in this subdivision, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
8. The herein conveyed property shall never be used or maintained as a dumping ground for rubbish, lumber, old automobiles, building materials or other unsightly items or trash.
9. No trade, business or profession shall be carried on upon any lot in this subdivision, nor shall signs of any kind be displayed to the public view except one sign of not more than five square feet advertising the property for sale, or signs used by the builder to advertise the property during the construction and sales period.
10. No lot shall be subdivided.
11. No housetrainers, mobile homes, or modular homes shall be placed upon any lot at any time. RV's, boats and trailers may be kept on the premises, but only at the back of the lot, effectively screened from view from the street.
12. All out-buildings shall be constructed of materials to conform with the main residential building.
13. No fences may be constructed closer to the street than the building lines shown on the plat of the subdivision.
14. Every residence and all other buildings and improvements must be constructed within the building lines shown on the Plat, and, except for fences, must not encroach onto the easements shown on the Plat.
15. No hunting or discharging of firearms shall be allowed on any lot in the subdivision.
16. Driveways off of street up to property line shall be concrete with concrete headwalls (See Exhibit "A" herein attached for detail).
17. Foundation of residence will be at least 12" above grade of street.
18. Mailboxes must be enclosed in brick masonry.
19. The outer portion of the walls of the principal residence building, including garages and other improvements or buildings, shall be composed of rock, brick, stucco, or stone masonry, covering not less than fifty percent (50%) of the total outside wall area, except that all of the wall on the portion of the building facing the street shall be rock, brick, stucco, or stone masonry. Under no circumstance shall concrete or hollow tile blocks, or asbestos siding be utilized as the outer portion of any outside walls of any residence or garage.
20. All residences shall be required to have a minimum of a double car garage or carport, the roof of which shall be part of the same roof structure as the main residence.
21. On the recorded map and plat of the subdivision, easements are shown and designated as utility drainage and as such shall not be fenced in such a manner as to prevent such use of said easement.
22. Grass, weeds and vegetation on each lot shall be kept mowed at regular intervals and drainage areas over and across any part of a lot shall be kept clean and open so as to maintain the

GENERAL RECORDS

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Until a residence is built on a lot, Grantor may at its option have the grass, weeds, and vegetation cut when and as often as the same is necessary in its judgment and have dead trees, shrubs, and plants removed from the property, and the owner or buyer under Contract of such lot shall be obligated to reimburse Grantor for the cost of such work.

23. All roofs shall be wood shingle, tile, metal, fiberglass, or heavy composition, with a minimum weight of three hundred (300) pounds per one hundred (100) foot square and a projected lifespan of at least 30 years. Under no circumstances shall flat roofs or "built up" roofs be utilized.

24. Enforcement of these restrictions shall be by proceedings at law or in equity against any person or persons violating or attempting to violate any covenant, either to restrain violation or to recover damages.

25. Invalidation of any one of these covenants by judgment or court order shall in no way affect any of the other provisions, which shall remain in full force and effect.

26. These covenants are to run with the land and shall be binding on all parties and persons claiming under them for a period of twenty-five (25) years from the date these covenants are recorded, after which time said covenant shall be automatically extended for successive periods of ten (10) years unless an instrument signed by a majority of the then owners of the lots has been recorded agreeing to change said covenants in whole or in part.

Citizens National Bank hereby declares that all liens held by it shall be subordinate to the above described limitations, restrictions, covenants and conditions so placed upon said land by Grantor, and said restrictions, covenants, limitations and conditions shall take precedence over said liens the same as if this document had been executed and recorded prior to the execution of the instruments by which said liens were granted; and in the event said land or any part thereof should be sold to satisfy said indebtedness, the purchaser or purchasers at any such sale or sales, shall take such land, subject to these restrictions, limitations, covenants and conditions. In connection with this subordination, it is hereby specifically provided that such subordination is made without warranty or guaranty of any kind, and except as herein provided and subordinated, the lien held by the said Citizens National Bank shall be and remain in full force and effect.

EXECUTED on this the 27th day of June, 1994.

OASIS

By William P. Sage
William P. Sage
its managing partner

ATTEST:

CITIZENS NATIONAL BANK
Michael R. Collett
Michael R. Collett
its Exec. Vice President

Citizens National Bank
By Ronald Jan
Citizens National Bank
its Vice President

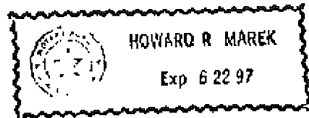
OFFICIAL RECORDS

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THE STATE OF TEXAS §

COUNTY OF VICTORIA §

This instrument was acknowledged before me on the 27th day of June, 1994, by William P. Sage, partner, on behalf of OASIS, a Texas general partnership.



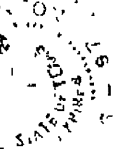
[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

THE STATE OF TEXAS §

COUNTY OF VICTORIA §

This instrument was acknowledged before me on the 30th day of June, 1994, by Randal Lau, Vice President of Citizens National Bank, a national banking association, on behalf of said association.

[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

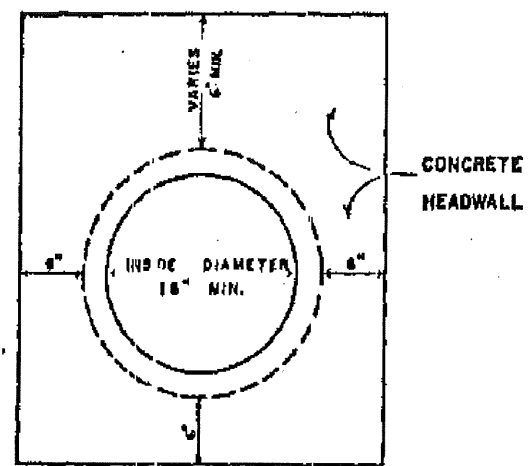


Return To
HOUSTON, MAREK & GRIFFIN
P.O. BOX 2329
VICTORIA, TEXAS 77902

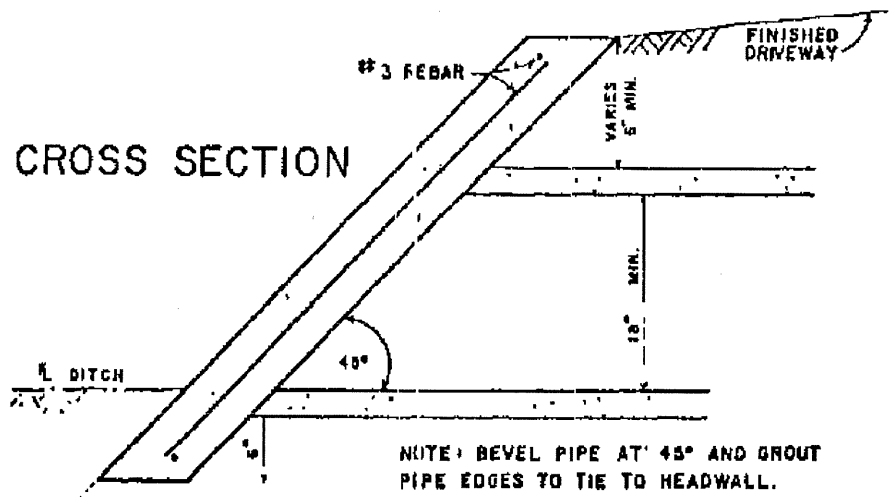
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DRIVEWAY CULVERT HEADWALL DETAIL



END VIEW



CROSS SECTION

NOTE: BEVEL PIPE AT 45° AND GROUT PIPE EDGES TO TIE TO HEADWALL.

"EXHIBIT A"

OFFICIAL RECORDS

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FILED

'94 JUN 30 P4:42

Val L. Hines
COUNTY CLERK

By: *Cynthia Alvarez, Deputy*

STATE OF TEXAS COUNTY OF VICTORIA
I hereby certify that this instrument was filed on
the date and time stamped hereon by me and was
duly recorded in the volume and page of the office
records of Victoria County, Texas as stamped hereon
by me

JUN 30 1994



Val L. Hines
COUNTY CLERK Victoria County Texas

15

AMENDMENT TO RESTRICTIONS
ON RIVERWOOD SUBDIVISION, PHASE I

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

The undersigned are all of the owners of the real property located within RIVERWOOD SUBDIVISION, PHASE I, according to the plat of the subdivision recorded in Volume 7, Page 154C and D of the Map and Plat Records of Victoria County, Texas. Said subdivision is subject to Restrictions recorded in Volume 123, Page 279 of the Official Records of Victoria County, Texas. The undersigned desire to amend the Restrictions as they pertain to Lot 1, Block 1, of RIVERWOOD SUBDIVISION, PHASE I and only in the following respect:

The fifty (50') feet building line shown on the map and plat of Lot 1, Block 1, RIVERWOOD SUBDIVISION, PHASE I, being the building line along Riverwood Drive, is changed from fifty (50') feet and shall now be thirty-five (35') feet. Except as herein modified, all restrictions concerning RIVERWOOD SUBDIVISION, PHASE I shall remain in full force and effect.

The undersigned are hereby executing an Amendment to Restrictions on RIVERWOOD SUBDIVISION, PHASE I. This instrument may be executed in any number of counterpart originals, all of which, when taken together, shall constitute a single original, and is binding on all parties who execute it. For recording purposes the signature pages and acknowledgments of counterpart instruments may be combined and affixed to one original counterpart without the necessity of recording the entirety of each separate counterpart.

(THE REMAINDER OF THIS PAGE HAS BEEN PURPOSELY LEFT BLANK)



LOT 1, BLOCK 1
LOT 15, BLOCK 2

Fernando Medina
FERNANDO MEDINA

Lorraine Medina
LORRAINE MEDINA

LOT 2, BLOCK 1

RICHARD STAFFORD

AMANDA STAFFORD

LOT 3, BLOCK 1

ARNOLD PARKER

JEANETTE PARKER

LOT 4, BLOCK 1

MICHAEL D. MANTEY

LANELL MANTEY

LOT 5, BLOCK 1

PAT CLARKE

DEBORAH CLARKE

LOT 1, BLOCK 2

WAYNE LACROIX

GENEVIEVE LACROIX

OFFICIAL RECORDS

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LOT 1, BLOCK 1
LOT 15, BLOCK 2

FERNANDO MEDINA

LORRAINE MEDINA

LOT 2, BLOCK 1

Richard J. Stafford

RICHARD STAFFORD

Amanda Stafford

AMANDA STAFFORD

LOT 3, BLOCK 1

ARNOLD PARKER

JEANETTE PARKER

LOT 4, BLOCK 1

MICHAEL D. MANTEY

LANELL MANTEY

LOT 5, BLOCK 1

PAT CLARKE

DEBORAH CLARKE

LOT 1, BLOCK 2

WAYNE LACROIX

GENEVIEVE LACROIX

LOT 1, BLOCK 1
LOT 15, BLOCK 2

FERNANDO MEDINA

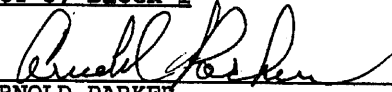
LORRAINE MEDINA

LOT 2, BLOCK 1

RICHARD STAFFORD

AMANDA STAFFORD

LOT 3, BLOCK 1



ARNOLD PARKER



JEANETTE PARKER

LOT 4, BLOCK 1

MICHAEL D. MANTEY

LANELL MANTEY

LOT 5, BLOCK 1

PAT CLARKE

DEBORAH CLARKE

LOT 1, BLOCK 2

WAYNE LACROIX

GENEVIEVE LACROIX

OFFICIAL RECORDS

VOL 0348 PAGE 284

LOT 1, BLOCK 1
LOT 15, BLOCK 2

FERNANDO MEDINA

LORRAINE MEDINA

LOT 2, BLOCK 1

RICHARD STAFFORD

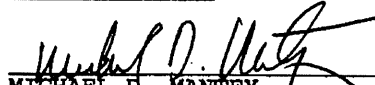
AMANDA STAFFORD

LOT 3, BLOCK 1

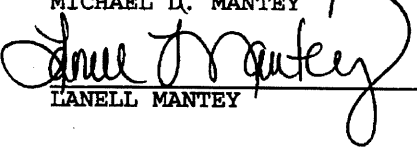
ARNOLD PARKER

JEANETTE PARKER

LOT 4, BLOCK 1



MICHAEL D. MANTEY



LANELL MANTEY

LOT 5, BLOCK 1

PAT CLARKE

DEBORAH CLARKE

LOT 1, BLOCK 2

WAYNE LACROIX

GENEVIEVE LACROIX

LOT 1, BLOCK 1
LOT 15, BLOCK 2

FERNANDO MEDINA

LORRAINE MEDINA

LOT 2, BLOCK 1

RICHARD STAFFORD

AMANDA STAFFORD

LOT 3, BLOCK 1

ARNOLD PARKER

JEANETTE PARKER

LOT 4, BLOCK 1

MICHAEL D. MANTEY

LANELL MANTEY

LOT 5, BLOCK 1

Dennis Cihal

~~FRANK CLARKE~~
DENNIS CIHAL

Robyn M. Cihal

~~ROBYN M. CIHAL~~
ROBYN M. CIHAL

LOT 1, BLOCK 2

WAYNE LACROIX

GENEVIEVE LACROIX

OFFICIAL RECORDS

VOL 0348 PAGE 286

LOT 1, BLOCK 1
LOT 15, BLOCK 2

FERNANDO MEDINA

LORRAINE MEDINA

LOT 2, BLOCK 1

RICHARD STAFFORD

AMANDA STAFFORD

LOT 3, BLOCK 1

ARNOLD PARKER

JEANETTE PARKER

LOT 4, BLOCK 1

MICHAEL D. MANTEY

LANELL MANTEY

LOT 5, BLOCK 1

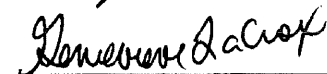
PAT CLARKE

DEBORAH CLARKE

LOT 1, BLOCK 2



WAYNE LACROIX



GENEVIEVE LACROIX

LOT 2 AND 3, BLOCK 2

Tracy E. Funkhouser
TRACY E. FUNKHOUSER

Sarah A. Funkhouser
SARAH A. FUNKHOUSER

LOT 4, BLOCK 2

EDGAR D. OGLE

SHARON A. OGLE

LOT 13, BLOCK 2

MARK SCHOENER

DEBORAH SCHOENER

LOT 14, BLOCK 2

ADAN CAMPOS, JR.

SYLVIA CAMPOS

LOT 16, BLOCK 2

Michael W. Walton
MICHAEL W. WALTON

Tambra A. Walton
TAMBRA A. WALTON

LOT 1, BLOCK 3
LOT 4, BLOCK 3

MODESTO MEDINA

MARIA E. MEDINA

OFFICIAL RECORDS

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LOT 2 AND 3, BLOCK 2

TRACY E. FUNKHOUSER

SARAH A. FUNKHOUSER

LOT 4, BLOCK 2



EDGAR D. OGLE




SHARON A. OGLE

LOT 13, BLOCK 2

MARK SCHOENER

DEBORAH SCHOENER

LOT 14, BLOCK 2



ADAN CAMPOS, JR.



SYLVIA CAMPOS

LOT 16, BLOCK 2

MICHAEL W. WALTON

TAMBRA A. WALTON

LOT 1, BLOCK 3

LOT 4, BLOCK 3

MODESTO MEDINA

MARIA E. MEDINA

LOT 2 AND 3, BLOCK 2

TRACY E. FUNKHOUSER

SARAH A. FUNKHOUSER

LOT 4, BLOCK 2

EDGAR D. OGLE

SHARON A. OGLE

LOT 13, BLOCK 2

Mark Schoener

MARK SCHOENER

Deborah Schoener

DEBORAH SCHOENER

LOT 14, BLOCK 2

ADAN CAMPOS, JR.

SYLVIA CAMPOS

LOT 16, BLOCK 2

MICHAEL W. WALTON

TAMBRA A. WALTON

LOT 1, BLOCK 3

LOT 4, BLOCK 3

MODESTO MEDINA

MARIA E. MEDINA

OFFICIAL RECORDS

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LOT 2 AND 3, BLOCK 2

TRACY E. FUNKHOUSER

SARAH A. FUNKHOUSER

LOT 4, BLOCK 2

EDGAR D. OGLE

SHARON A. OGLE

LOT 13, BLOCK 2

MARK SCHOENER

DEBORAH SCHOENER

LOT 14, BLOCK 2

ADAN CAMPOS, JR.

SYLVIA CAMPOS


LOT 16, BLOCK 2

MICHAEL W. WALTON

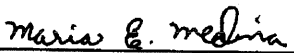
TAMBRA A. WALTON

LOT 1, BLOCK 3

LOT 4, BLOCK 3



MODESTO MEDINA



MARIA E. MEDINA

LOT 2, BLOCK 3

Marty Gonzalez
MARTY GONZALEZ
Mary Lou Gonzalez
MARY LOU GONZALEZ

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

MICHAEL PAWLIK

DLANE PAWLIK

LOT 6, BLOCK 3

JUAN D. PRADO

ELIZABETH S. PRADO

LOT 7, BLOCK 3

STEPHEN BAUDER

SYLVIA BAUDER

OFFICIAL RECORDS

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LOT 2, BLOCK 3

Alba M. Medina
ALBA M. MEDINA

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

MICHAEL PAWLIK

DIANE PAWLIK

LOT 6, BLOCK 3

JUAN D. PRADO

ELIZABETH S. PRADO

LOT 7, BLOCK 3

STEPHEN BAUDER

SYLVIA BAUDER

LOT 2, BLOCK 3

ALBA M. MEDINA

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: *William P. Sage*
WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

MICHAEL PAWLIK

DIANE PAWLIK

LOT 6, BLOCK 3

JUAN D. PRADO

ELIZABETH S. PRADO

LOT 7, BLOCK 3

STEPHEN BAUDER

SYLVIA BAUDER

OFFICIAL RECORDS

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LOT 2, BLOCK 3

ALBA M. MEDINA

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: _____
WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

Michael Pawlik

MICHAEL PAWLIK

Diane Pawlik

DIANE PAWLIK

LOT 6, BLOCK 3

JUAN D. PRADO

ELIZABETH S. PRADO

LOT 7, BLOCK 3

STEPHEN BAUDER

SYLVIA BAUDER

LOT 2, BLOCK 3

MARTY GONZALES

MARY LOU GONZALES

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: _____
WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

MICHAEL PAWLIK

DIANE PAWLIK

LOT 6, BLOCK 3

Juan D. Prado
JUAN D. PRADO

Elizabeth S. Prado
ELIZABETH S. PRADO

LOT 7, BLOCK 3

Stephen Bauder
STEPHEN BAUDER

Sylvia Bauder
SYLVIA BAUDER

OFFICIAL RECORDS

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LOT 2, BLOCK 3

ALBA M. MEDINA

LOT 3, BLOCK 3

OASIS, A TEXAS PARTNERSHIP

By: WILLIAM P. SAGE, Partner

LOT 5, BLOCK 3

MICHAEL PAWLIK

DIANE PAWLIK

LOT 6, BLOCK 3

JUAN D. PRADO

ELIZABETH S. PRADO

LOT 7, BLOCK 3

STEPHEN BAUDER

SYLVIA BAUDER

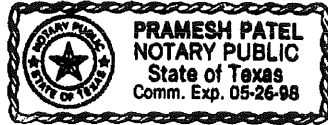
Lot 15, Block 2

Manuel B. Perez Jr 6/25/18
MANUEL B. PEREZ, JR.

Kathryn J. Perez 6/25/18
KATHRYN J. PEREZ

STATE OF TEXAS §
 §
COUNTY OF ~~VICTORIA~~ §
 §
 §
 §

This instrument was acknowledged before me on this 26 day of MAY, 1998, by FERNANDO MEDINA and wife, LORRAINE MEDINA.



Pramesh Patel
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by RICHARD STAFFORD and wife, AMANDA STAFFORD.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ARNOLD PARKER and wife, JEANETTE PARKER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL D. MANTEY and wife, LANELL MANTEY.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by PAT CLARKE and wife, DEBORAH CLARKE.

NOTARY PUBLIC, STATE OF TEXAS

OFFICIAL RECORDS

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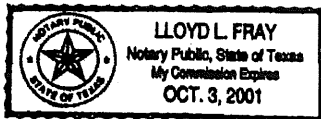
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by FERNANDO MEDINA and wife, LORRAINE MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 8th day of June, 1998, by RICHARD STAFFORD and wife, AMANDA STAFFORD.



Lloyd L. Fray
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ARNOLD PARKER and wife, JEANETTE PARKER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL D. MANTEY and wife, LANELL MANTEY.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by PAT CLARKE and wife, DEBORAH CLARKE.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by FERNANDO MEDINA and wife, LORRAINE
MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

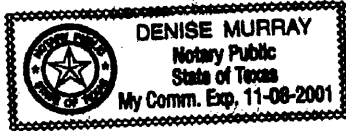
STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by RICHARD STAFFORD and wife, AMANDA
STAFFORD.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 10th day
of June, 1998, by ARNOLD PARKER and wife, JEANETTE
PARKER.



Denise Murray

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by MICHAEL D. MANTEY and wife, LANELL
MANTEY.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by PAT CLARKE and wife, DEBORAH CLARKE.

NOTARY PUBLIC, STATE OF TEXAS

OFFICIAL RECORDS

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STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by FERNANDO MEDINA and wife, LORRAINE MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by RICHARD STAFFORD and wife, AMANDA STAFFORD.

NOTARY PUBLIC, STATE OF TEXAS

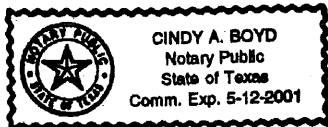
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ARNOLD PARKER and wife, JEANETTE PARKER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this ^{12th} ~~10th~~ day of July, 1998, by MICHAEL D. MANTEY and wife, LANELL MANTEY.



Cindy Boyd
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by PAT CLARKE and wife, DEBORAH CLARKE.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by FERNANDO MEDINA and wife, LORRAINE
MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by RICHARD STAFFORD and wife, AMANDA
STAFFORD.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by ARNOLD PARKER and wife, JEANETTE
PARKER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by MICHAEL D. MANTEY and wife, LANELL
MANTEY.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

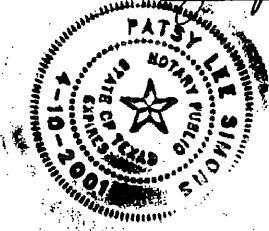
This instrument was acknowledged before me on this 9th day
of July, 1998, by ~~RAT CLARKE~~ and wife, ~~REBORAH CLARKE~~.

DENNIS CIHAL

ROBYN M. CIHAL

Patsy Lee Simmons

NOTARY PUBLIC, STATE OF TEXAS



STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 12th day of June, 1998, by WAYNE LACROIX and wife, GENEVIEVE LACROIX.



Kristine M Orr
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by TRACY E. FUNKHOUSER and wife, SARAH A. FUNKHOUSER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by EDGAR D. OGLE and wife, SHARON A. OGLE.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MARK SCHOENER and wife, DEBORAH SCHOENER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ADAN CAMPOS, JR. and wife, SYLVIA CAMPOS.

NOTARY PUBLIC, STATE OF TEXAS

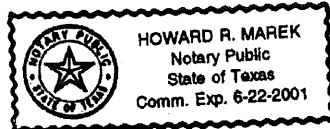
STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by WAYNE LACROIX and wife, GENEVIEVE
LACROIX.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 17th day
of June, 1998, by TRACY E. FUNKHOUSER and wife, SARAH A.
FUNKHOUSER.



[Signature]

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by EDGAR D. OGLE and wife, SHARON A. OGLE.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by MARK SCHOENER and wife, DEBORAH
SCHOENER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by ADAN CAMPOS, JR. and wife, SYLVIA
CAMPOS.

NOTARY PUBLIC, STATE OF TEXAS

OFFICIAL RECORDS

VOL 0348 PAGE 304

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WAYNE LACROIX and wife, GENEVIEVE LACROIX.

NOTARY PUBLIC, STATE OF TEXAS

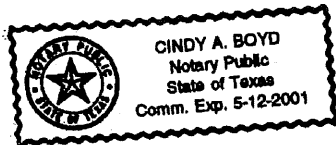
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by TRACY E. FUNKHOUSER and wife, SARAH A. FUNKHOUSER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this ^{13th} _____ day of July, 1998, by EDGAR D. OGLE and wife, SHARON A. OGLE.



Cindy A. Boyd
NOTARY PUBLIC, STATE OF TEXAS

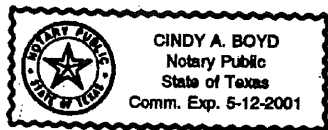
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MARK SCHOENER and wife, DEBORAH SCHOENER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 10th day of July, 1998, by ADAN CAMPOS, JR. and wife, SYLVIA CAMPOS.



Cindy A. Boyd
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WAYNE LACROIX and wife, GENEVIEVE LACROIX.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by TRACY E. FUNKHOUSER and wife, SARAH A. FUNKHOUSER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by EDGAR D. OGLE and wife, SHARON A. OGLE.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 23rd day of June, 1998, by MARK SCHOENER and wife, DEBORAH SCHOENER.



Catherine M. Myers

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ADAN CAMPOS, JR. and wife, SYLVIA CAMPOS.

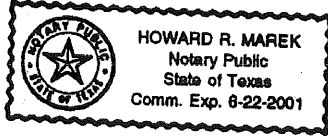
NOTARY PUBLIC, STATE OF TEXAS

OFFICIAL RECORDS

VOL 0348 PAGE 306

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 17th day of June, 1998, by MICHAEL W. WALTON and wife, TAMBRA A. WALTON.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MODESTO MEDINA and wife, MARIA E. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MARTY GONZALES and wife, MARY LOU GONZALES.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WILLIAM P. SAGE, Partner, on behalf of OASIS, a Texas Partnership.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.

NOTARY PUBLIC, STATE OF TEXAS

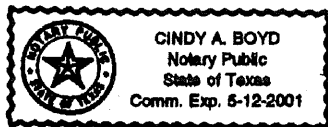
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL W. WALTON and wife, TAMBRA A. WALTON.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 6th day of July, 1998, by MODESTO MEDINA and wife, MARIA E. MEDINA.



Cindy Boyd
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ALBA M. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WILLIAM P. SAGE, Partner, on behalf of OASIS, a Texas Partnership.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.

NOTARY PUBLIC, STATE OF TEXAS

VOL 0348 PAGE 308

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL W. WALTON and wife, TAMARA A. WALTON.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MODESTO MEDINA and wife, MARIA E. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 14th day of July, 1998, by MARTY GONZALES and wife, MARY LOU GONZALES.

mlg



Sherrie F. Cumberland
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WILLIAM P. SAGE, Partner, on behalf of OASIS, a Texas Partnership.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL W. WALTON and wife, TAMERA A. WALTON.

NOTARY PUBLIC, STATE OF TEXAS

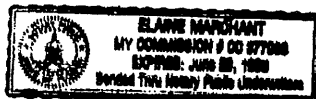
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MODESTO MEDINA and wife, MARIA E. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

Howe
STATE OF ~~TEXAS~~ §
Howe
COUNTY OF ~~VICTORIA~~ §

This instrument was acknowledged before me on this 1 day of June, 1998, by ALBA M. MEDINA. *Alba M. Medina*



Elaine Marchant
NOTARY PUBLIC, STATE OF ~~TEXAS~~
Flourish

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by WILLIAM P. SAGE, Partner, on behalf of OASIS, a Texas Partnership.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.

NOTARY PUBLIC, STATE OF TEXAS

OFFICIAL RECORDS

VOL 0348 PAGE 310

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL W. WALTON and wife, TAMBRA A. WALTON.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MODESTO MEDINA and wife, MARIA E. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

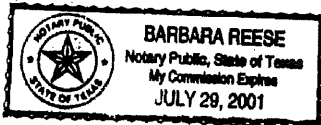
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by ALBA M. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 1st day of June, 1998, by WILLIAM P. SAGE, Partner, on behalf of OASIS, a Texas Partnership.



Barbara Reese
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by MICHAEL W. WALTON and wife, TAMBRA A.
WALTON.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by MODESTO MEDINA and wife, MARIA E.
MEDINA.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by ALBA M. MEDINA.

NOTARY PUBLIC, STATE OF TEXAS


STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day
of _____, 1998, by WILLIAM P. SAGE, Partner, on behalf of
OASIS, a Texas Partnership.

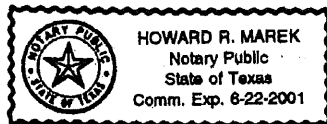
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
 §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 17 day
of June, 1998, by MICHAEL PAWLIK and wife, DIANE PAWLIK.



NOTARY PUBLIC, STATE OF TEXAS

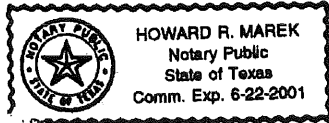


OFFICIAL RECORDS

VOL 0348 PAGE 312

STATE OF TEXAS §
COUNTY OF VICTORIA §

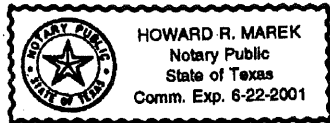
This instrument was acknowledged before me on this 17th day of June, 1998, by JUAN D. PRADO and wife, ELIZABETH S. PRADO.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 17th day of June, 1998, by STEPHEN BAUDER and wife, SYLVIA BAUDER.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

RETURN TO:

HOWARD R. MAREK
HOUSTON, MAREK & GRIFFIN, L.L.P.
P.O. Box 2329
Victoria, Texas 77902
ca8ky\uniquo.hcm\amrcad.rce

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by JUAN D. PRADO and wife, ELIZABETH S. PRADO.

NOTARY PUBLIC, STATE OF TEXAS

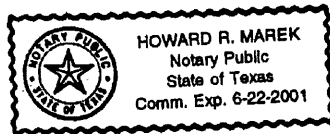
STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this _____ day of _____, 1998, by STEPHEN BAUDER and wife, SYLVIA BAUDER.

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS §
COUNTY OF VICTORIA §

This instrument was acknowledged before me on this 25 day of June, 1998, by MANUEL B. PEREZ, JR. and wife, KATHRYN J. PEREZ.



[Signature]

NOTARY PUBLIC, STATE OF TEXAS

RETURN TO:

HOWARD R. MAREK
HOUSTON, MAREK & GRIFFIN, L.L.P.
P.O. Box 2329
Victoria, Texas 77902
cathy\unique.hcm\amend.res

FILED AND RECORDED

Val D. Hugar
1998 JUL 20 04:33 PM 199809075
VAL D. HUGAR

VICTORIA COUNTY, TEXAS
By *Christ Bradley*