

TRV 2003144201  
4 PGS

**SUPPLEMENTAL DECLARATION TO THE  
DEER CREEK RANCH MASTER DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS**

4

THE STATE OF TEXAS           §  
  §  
COUNTY OF WILLIAMSON       §  
AND TRAVIS

WHEREAS, Standard-Morrison No. 2, L.L.C., is the "Declarant" under Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions filed of record in Document No. 2000158907 of the Official Public Records of Travis County, Texas and Document No. 2000071140 of the Official Records of Williamson County, Texas, as amended by that certain Deer Creek Ranch Phase 1, Section 1, Supplemental Declaration to Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions of record in Document No. 2001086536 of the Official Public Records of Travis County, Texas, as further amended by that certain Deer Creek Ranch Phase 2, Section 1, Supplemental Declaration to Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions of record in Document No. 2001086537 of the Official Public Records of Travis County, Texas, as further amended by that certain Correction/Supplemental Declaration to Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions of record in Document No. 2002061502 of the Official Public Records of Travis County, Texas, and as further amended by that certain First Supplemental Declaration to Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions of record in Document No. 2002095683 of the Official Public Records of Travis County, Texas, as further amended by that certain Second Supplemental Declaration to Deer Creek Ranch Master Declaration of Covenants, Conditions, and Restrictions of Record in Document No. 2002122914 of the Official Public Records of Travis County, Texas and

Document No. 2002054658 of the Official Public Records of Williamson County, Texas (collectively, "the Declaration"); and

**WHEREAS**, Declarant desires to amend the Declaration to restrict the size of stand-alone storage buildings, sheds, workshops, or other similar structures built on Lots; and

**WHEREAS**, Declarant desires to amend the Declaration to address the use and storage of temporary athletic equipment within the Property; and

**WHEREAS**, pursuant to Declarant's power of amendment set out on Article IX of the Declaration, Declarant, acting alone, has the right to amend the Declaration.

**NOW THEREFORE**, it is hereby declared that the Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions shall be amended by adding the following:

3.29. Size Restriction on Stand-Alone Buildings. Stand-alone storage buildings, sheds, workshops, or other similar structures built on Lots shall not exceed a height of 9 feet and shall not exceed 120 square feet in area; provided, however, that the temporary structures for architects, builders, and foremen described in Article 3.13 of the Declaration shall not be subject to this provision.

3.30 Use and Storage of Temporary Athletic Equipment. Temporary outdoor athletic equipment and facilities such as basketball goals, soccer goals and skateboard ramps may be placed and used only on a member's own property. All such equipment shall be stored only on a member's own property and in no event may such equipment block any sidewalk or street within the Property at any time.

The Declaration shall be further amended by adding the following sentence to the end of Article 3.18 Animals-Household Pets, to-wit:

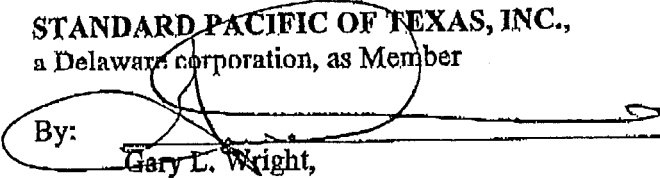
No enclosure for the containment of animals presented to the Architectural Review Committee for consideration may exceed six-feet (6') in height.

The Effective Date of this Supplemental Declaration shall be the date of execution.

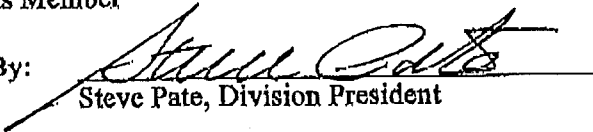
**DECLARANT:**

**STANDARD-MORRISON NO. 2, L.L.C.,**  
a Texas limited liability company

By: **STANDARD PACIFIC OF TEXAS, INC.,**  
a Delaware corporation, as Member

By:   
Gary L. Wright,  
Vice President of Construction Operations

By: **MORRISON HOMES OF TEXAS, INC.,**  
a Texas corporation,  
formerly known as George Wimpey of Texas, Inc.,  
as Member

By:   
Steve Pate, Division President

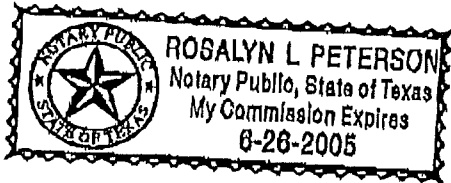
[Acknowledgements on next page]

STATE OF TEXAS

§  
§  
§

COUNTY OF DALLAS

This Supplemental Declaration to the Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions was acknowledged before me on this the 22nd day of May, 2003 by Gary L. Wright, Vice President of Construction Operations of Standard Pacific of Texas, Member of Standard-Morrison No. 2, L.L.C. a Texas limited liability company, on behalf of said limited liability company as Declarant.



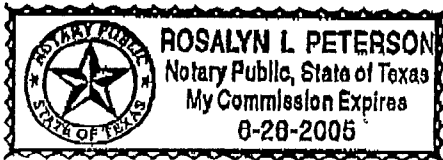
*Rosalyn L. Peterson*  
Notary Public, State of Texas

STATE OF TEXAS

§  
§  
§

COUNTY OF TRAVIS

This Supplemental Declaration to the Deer Creek Ranch Master Declaration of Covenants, Conditions and Restrictions was acknowledged before me on this the 22nd day of May, 2003, by Steve Pate, Division President of Morrison Homes of Texas, Inc., a Texas corporation, Member of Standard-Morrison No.2, L.L.C., a Texas limited liability company, on behalf of said corporation and limited liability company as Declarant.



*Rosalyn L. Peterson*  
Notary Public, State of Texas

**AFTER RECORDING, RETURN TO:**

The Law Offices of Glenn K. Weichert, P.C.  
3821 Juniper Trace, Suite 107  
Austin, Texas 78738

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS

*Dana Debeauvoir*

06-25-2003 04:06 PM 2003144201  
TANGUMAK \$15.00  
DANA DEBEAUVOIR, COUNTY CLERK  
TRAVIS COUNTY, TEXAS