

THIRD AMENDMENT TO THE
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR ESTATES AT CHAMPIONS RUN

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

KNOW ALL MEN BY THESE PRESENTS:

The Declaration of Covenants, Conditions and Restrictions for Estates at Champions Run, executed on November 19, 1992, recorded in Volume 5571, Page 1833, Official Public Records of Real Property of Bexar County, Texas, as amended, is hereby amended in the following particulars, to-wit:

I.

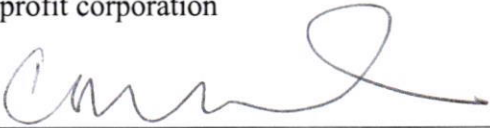
Article IV is amended to add the following Section to read as follows:

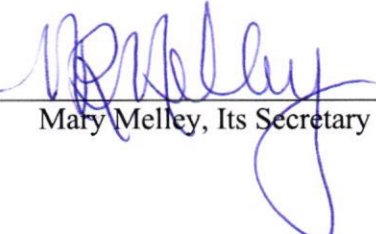
Section 4.04. **“Leases.”** No lot, nor any portion of any lot, maybe leased or rented for a term of less than six months, except for leases between buyers and sellers incident to the sale of a residence.

Thus approved by Owners entitled to cast sixty-seven percent of all votes of all the Owners, as certified by the signature of the President and Secretary of the Association below.

SIGNED this 28 day of January, 2020.

CHAMPIONS ESTATES RESIDENTIAL OWNERS
ASSOCIATION, INC.
a Texas non-profit corporation

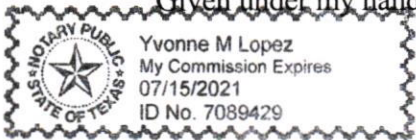
By: 
Cory Neal, Its President

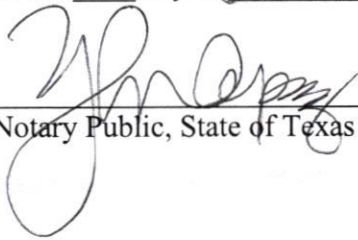
By: 
Mary Melley, Its Secretary

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

Before me, the undersigned notary public, on this day personally appeared Cory Neal, President of Champions Estates Residential Owners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be one of the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 28 day of January, 2020.





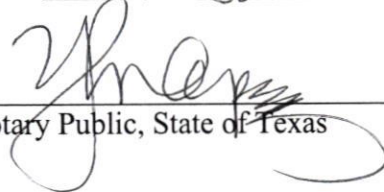
Notary Public, State of Texas

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

Before me, the undersigned notary public, on this day personally appeared Mary Melley, Secretary of Champions Estates Residential Owners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be one of the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 28 day of January, 2020.

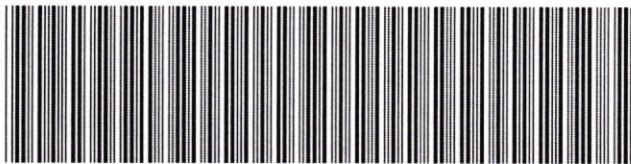




Notary Public, State of Texas

AFTER RECORDING RETURN TO:
Champions Estates Residential Owners Association, Inc.
14603 Huebner Road, Building 40
San Antonio, TX 78230

4080 001/1844057



VG-76-2020-20200024023

File Information

**FILED IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY
LUCY ADAME-CLARK, BEXAR COUNTY CLERK**

Document Number: 20200024023
Recorded Date: February 03, 2020
Recorded Time: 2:54 PM
Total Pages: 3
Total Fees: \$30.00

**** THIS PAGE IS PART OF THE DOCUMENT ****

**** Do Not Remove ****

Any provision herein which restricts the sale or use of the described real property because of race is invalid and unenforceable under Federal law

STATE OF TEXAS, COUNTY OF BEXAR

I hereby Certify that this instrument was FILED in File Number Sequence on this date and at the time stamped hereon by me and was duly RECORDED in the Official Public Record of Bexar County, Texas on:
2/3/2020 2:54 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk