

FIRST SUPPLEMENT  
TO  
NOTICE OF FILING OF DEDICATORY INSTRUMENTS  
FOR  
THE PARKS OF CARROLLTON HOMEOWNERS ASSOCIATION

STATE OF TEXAS           §  
  §           KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF DALLAS       §

THIS FIRST SUPPLEMENT TO NOTICE OF FILING OF DEDICATORY INSTRUMENTS FOR THE PARKS OF CARROLLTON HOMEOWNERS ASSOCIATION (this "First Supplement") is made this 5<sup>th</sup> day of January, 2010, by The Parks of Carrollton Homeowners Association (the "Association").

**WITNESSETH:**

WHEREAS, Pulte Home Corporation of Texas, a Michigan corporation (the "Declarant"), prepared and recorded an instrument entitled "Declaration of Covenants, Conditions and Restrictions for The Parks of Carrollton" on November 19, 1992, in Volume 92167, Page 0967 of the Real Property Records of Dallas County, Texas (the "Declaration"); and

WHEREAS, the Association is the property owners' association created by the Declarant to manage or regulate the planned development subject to the Declaration, which development is more particularly described in the Declaration; and

WHEREAS, on or about January 5, 2000, the Association recorded a Notice of Filing of Dedicatory Instruments for the Parks of Carrollton Homeowners Association at Volume 2000003, Page 04594 *et seq.* of the Real Property Records of Dallas County, Texas (the "Notice"); and

WHEREAS, the Association desires to supplement the Notice to include the "Jackson Road Perimeter Fence Resolution" as set out in Exhibit "1" attached hereto and incorporated herein for all purposes, pursuant to and in accordance with Section 202.006 of the Texas Property Code.

NOW, THEREFORE, the dedicatory instrument attached hereto as Exhibit "1" is a true and correct copy of the original and is hereby filed of record in the Real Property Records of Dallas County, Texas, in accordance with the requirements of Section 202.006 of the Texas Property Code.

IN WITNESS WHEREOF, the Association has caused this First Supplement to be executed by its duly authorized agent as of the date first above written.

THE PARKS OF CARROLLTON HOMEOWNERS  
ASSOCIATION, a Texas non-profit corporation

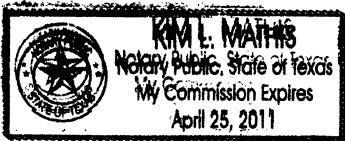
By: Steve Biel  
Its: President

**ACKNOWLEDGMENT**

STATE OF TEXAS     §  
                                  §  
COUNTY OF DALLAS   §

BEFORE ME, the undersigned authority, on this day personally appeared Steve Biel, president of The Parks of Carrollton Homeowners Association, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that (s)he executed the same for the purposes and consideration therein expressed on behalf of said corporation.

SUBSCRIBED AND SWORN TO BEFORE ME on this 5<sup>th</sup> day of January, 2010  
2009.



Kim L. Mathis  
Notary Public in and for the State of Texas  
April 25, 2011  
My Commission Expires

**AFTER RECORDING, RETURN TO:**  
Riddle & Williams, P.C.  
3710 Rawlins Street  
Suite 1400 - Regency Plaza  
Dallas, Texas 75219

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***EXHIBIT "1"***

**Jackson Road Perimeter Fence Resolution**

**THE PARKS OF CARROLLTON HOMEOWNERS ASSOCIATION**

**JACKSON ROAD PERIMETER FENCE RESOLUTION**

**WHEREAS**, Article VI, Section 6.1 of the Declaration of Covenants, Conditions and Restrictions for The Parks of Carrollton (the "Declaration") authorizes the Association, but does not obligate it, to erect, install, maintain, repair and/or replace fences within those portions of the "Restricted Area" of any lot which are located between the property line of such lot and the set-back or sight lines as established by the Plat, the Declaration or any governmental entity;

**WHEREAS**, the Jackson Road Perimeter Fence runs the entire edge of the Association's neighborhood as more particularly described in the Declaration;

**WHEREAS**, Article VI, Section 6.3 of the Declaration further provides for a fence encroachment easement for the purpose of exercising the discretionary rights set forth in Article VI, Sections 6.1 and 6.2 of the Declaration;

**WHEREAS**, the Association has maintained, repaired and restained the Jackson Road Perimeter Fence since the founding of the Association;

**WHEREAS**, on February 3, 2007, the Annual Meeting of the Parks of Carrollton Homeowners Association (the "2007 Annual Meeting") was held and a quorum of the owners were present at the Annual Meeting;

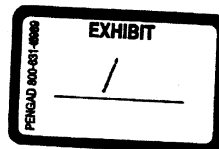
**WHEREAS**, at the 2007 Annual Meeting a motion was made that the Association continue to maintain, repair and stain the Jackson Road Perimeter Fence and that motion was seconded and approved by a vote of the owners present; and

**WHEREAS**, pursuant to Article VI, Section 6.1 of the Declaration, the Board of Directors deems it to be in the best interest of the community and all owners for the Association to maintain and repair the Jackson Road Perimeter Fence;

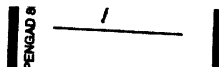
**NOW, THEREFORE, IT IS RESOLVED** that the Association, in the discretion of the Board of Directors, will maintain, repair and stain the Jackson Road Perimeter Fence.

**IT IS FURTHER RESOLVED** that this Jackson Road Perimeter Fence Resolution is effective upon adoption hereof, to remain in full force and effect until revoked, modified or amended.

Resolution Regarding Jackson Road Perimeter Fence – Page 1



Resolution Regarding Jackson Road Perimeter Fence – Page 1



This is to certify that the foregoing resolution was adopted by the Board of Directors at a meeting of the same on 03 April, 2009, and has not been modified, rescinded or revoked.

Date: 28 sept 09

Joseph W. Green  
Secretary

ARC/Parks of Carrollton/JacksonPerimeterFenceResolution

**Filed and Recorded**  
**Official Public Records**  
**John F. Warren, County Clerk**  
**Dallas County, TEXAS**  
**01/14/2010 10:10:27 AM**  
**\$32.00**  
**201000010086**

*JF*



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Resolution Regarding Jackson Road Perimeter Fence – Page 2