DECLARATION OF RESTRICTIONS
WALNUT CROSSING, SECTION FOUR

2-10-6530

THE STATE OF TEXAS X
KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TRAVIS X

This Declaration of Restrictions made this 30th day of August, 1979, by Bill Milburn, Inc., a Texas corporation, acting herein by and through its duly authorized officer, hereinafter called "Developer":

WITNESSETH:

WHEREAS, Developer is the sole owner of all lots in Walnut Crossing, Section Four, a subdivision in Travis County, Texas, according to the plat thereof of record in Book 78, Pages 212-213, Plat Records of Travis County, Texas, to which plat and its record reference is here made for all purposes, (hereinafter called the "Subdivision"), and desires to encumber the lots in the Subdivision with the covenants, conditions, restrictions, reservations, and charges hereinafter set forth, which shall inure to the benefit and pass with the property, each and every parcel or resubdivision thereof, and shall apply to and bind the successors in interest and any other owner thereof:

NOW, THEREFORE, Bill Milburn, Inc., the sole owner in fee simple of the Subdivision, hereby declares that all lots in the Subdivision shall be held, transferred, sold, and conveyed, subject to the following covenants, conditions, restrictions, reservations, and charges, hereby specifying and agreeing that this Declaration and the provisions hereof shall be and do constitute covenants to run with the land and shall be binding on Developer, its successors and assigns, and all subsequent owners of each lot, and the owners by acceptance of their deeds for themselves, their heirs, executors, administrators, successors and assigns, covenant and agree to abide by the terms and conditions of this Declaration:

I.

PROPERTY SUBJECT TO THE DECLARATION

The property which is and shall be held, transferred, sold, and conveyed, subject to the covenants, conditions, restrictions, reservations, and charges hereinafter set forth is described as follows: