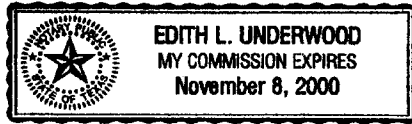


THE STATE OF TEXAS §
COUNTY OF TRAVIS §

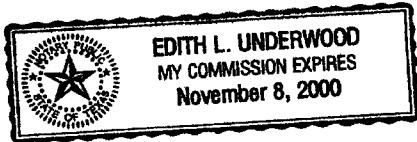
This instrument was acknowledged before me on the 19th day of February, 1997, by Rogers D. Wilson, General Partner of Rogers Wilson Investment, Ltd, a Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnership.



Edith L. Underwood
Notary Public, State of Texas

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 19th day of February, 1997, by Rodney L. Madden, President of R. L. Madden & Associates, Inc., a Texas corporation, a Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said corporation and said partnership.



Edith L. Underwood
Notary Public, State of Texas

CONSENT OF MORTGAGEE

NORWEST BANK TEXAS, SOUTH CENTRAL, as the owner and holder of indebtedness secured by a deed of trust covering the Property, of record in Volume 1273 Pages 252, Real Property Records of Travis County, Texas, does hereby join in the execution of this DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS for the purpose of evidencing its consent hereto and subordinating all of its liens to this Declaration.

Executed this 19th day of FEBRUARY, 1997.

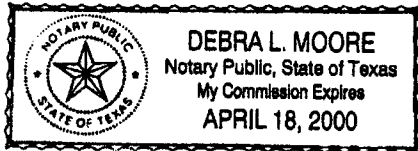
NORWEST BANK TEXAS, SOUTH CENTRAL

By: Terri Talley Nassour
Printed Name: Terri Talley Nassour
Title: Assistant Vice President

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 19 day of FEBRUARY, 1997, by TERRI TALLEY NASSOUR, ASST. VICE PRESIDENT of NORTHWEST BANK TEXAS, SOUTH CENTRAL, an OFFICER, on behalf of said BANK.

Debra C Moore
Notary Public, State of Texas



PLEASE RETURN TO:
Melissa J. Patton
Strasburger & Price, L.L.P.
2600 One American Center
Austin, Texas 78701

FILED
97 FEB 20 PM 3:48
DANA DEBEAUVOIR
COUNTY CLERK
TRAVIS COUNTY, TEXAS

STATE OF TEXAS COUNTY OF TRAVIS
I hereby certify that this instrument was FILED on
the date and at the time stamped hereon by me, and
was duly RECORDED, in the Volume and Page of the
named RECORDS of Travis County, Texas, on

FEB 20 1997



Dana Debeauvoir
COUNTY CLERK
TRAVIS COUNTY, TEXAS

RECEIPT#: B00065307 TRANS#: B7117 DEPT: REGULAR RECORD \$41.00
CASHIER: KHTHJ FILE DATE: 2/20/97 TRANS DATE: 2/20/97
PAID BY: CHECK# 6939

REAL PROPERTY RECORDS
TRAVIS COUNTY, TEXAS

02 ATC 193150-GI FF/legacy

11h

NOTICE OF ADDITIONAL LAND
(Addition of Springbrook Glen Section 2)

FILM CODE
00005846882

This Notice of Additional Land (the "Notice of Additional Land") is made and executed by SPRINGBROOK VENTURE, a Texas joint venture partnership ("Springbrook ") and is as follows:

RECITALS

Springbrook is the Declarant under that certain Springbrook Glen Section One Declaration of Covenants, Conditions, and Restrictions, recorded in Volume 12875, Pages 0243 through 0259 of the Real Property Records of Travis County, Texas (the "Declaration"). Pursuant to the Declaration, Springbrook served notice that portions of the Property, as that term is used and defined in the Declaration, shall from time to time, upon the filing of a Notice of Additional Land in the Real Property Records of Travis County, Texas, be made a part of the property and subjected to the terms, covenants, conditions and charges of the Declaration. In accordance with the conditions set out in the Declaration, Springbrook desires to subject the following additional land to the Declaration:

Springbrook Glen, Section 2, an addition in Travis County, Texas according to the map or plat thereof recorded in Volume 102, Pages 147-149, Plat Records of Travis County, Texas, (the "Additional Land").

NOW, THEREFORE, for good and valuable consideration, the receipt sufficiency of which is hereby acknowledged, Springbrook does hereby subject the Additional Land to the Declaration. In accordance with the authority set out in the Declaration, the Additional Land is hereby included within and made a part of the Property, and is hereby subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Declaration. In accordance with the authority set out in the Declaration, the subdivision plat of the Additional Land is hereby included within and made a part of the term "Plat".

This notice of Additional Land is issued pursuant to the authority set out and in accordance with the requirements of Article IX of the Declaration. Any capitalized terms used and not otherwise specifically defined in this document shall have the meaning set forth in the Declaration. In the event of a conflict between the terms of this Notice of Additional Land and the Declaration, this Notice of Additional Land is intended and shall be construed as controlling.

EXECUTED to be effective as of the 15th day of December 1998.

SPRINGBROOK VENTURE,
a Texas joint venture partnership

By: Rogers Wilson Investment, Ltd.,
A Texas limited partnership

By: [Signature]
Rogers D. Wilson, General Partner

By: F.L. Madden & Associates, Inc.,
a Texas corporation, Partner

By: [Signature]
Rodney L. Madden, President

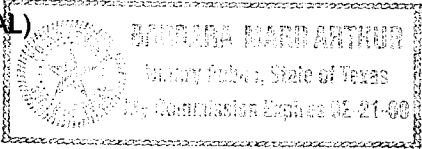
REAL PROPERTY RECORDS
Travis County, Texas

13332 1451

THE STATE OF TEXAS }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 15th day of December 1998 by Roger D. Wilson, General Partner of Rogers Wilson Investment, Ltd., a Texas limited partnership, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnership.

(SEAL)

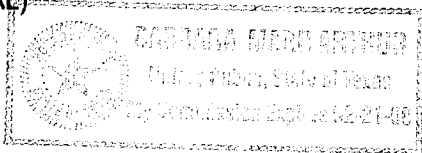


Barbara Madden Arthur
Notary Public, State of Texas

THE STATE OF TEXAS }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 15th day of December 1998 by Rodney L. Madden, President of R. L. Madden & Associates, Inc., a Texas corporation, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnership.

(SEAL)



Barbara Madden Arthur
Notary Public, State of Texas

Let: Austin Title Co.

FILED
98 DEC 17 PM 2:21
DANA DEBEAUVON
COUNTY CLERK
TRAVIS COUNTY, TEXAS

STATE OF TEXAS COUNTY OF TRAVIS
I hereby certify that this instrument was FILED on
the date and at the time stamped hereon by me, and
was duly RECORDED, in the Volume and Page of the
named RECORDS of Travis County, Texas, on

DEC 17 1998

Dana Debeaumont
COUNTY CLERK
TRAVIS COUNTY, TEXAS

RECEIPT#: 000131333 TRANS#: 82212 DEPT: REGULAR RECORD \$11.00
CASHIER: CHECK: ETX DATE: 12/17/98 TRANS DATE: 12/18/98

13332 1452

02 ATC 143150-GI FF/Legacy

9/2

CONSENT OF MORTGAGEE

FILM CODE

00005846884

MCPHAUL FAMILY LIMITED PARTNERSHIP, A Texas limited partnership, the owner and holder of indebtedness secured by Amended and Restated Deed of Trust (Security Agreement and Financing Statement) covering the Additional Land of record in Volume 13321, Page 1, Official Records of Travis County, Texas, does hereby join in the execution of this Notice of Land to Springbrook Glen Section 2, Declaration of Covenants, Conditions and Restrictions for the purposes of evidencing his consent hereto and subordinating all of his liens to the Declaration of Covenants, Conditions and Restrictions.

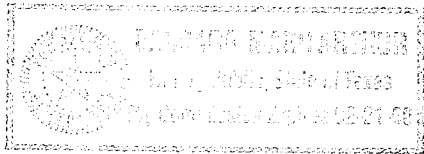
EXECUTED this 15th day of December 1998

John A. McPhaul
John A. McPhaul

THE STATE OF TEXAS }
 }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 15th day of December 1998 by John A. McPhaul.

(Seal)



Barbara Marr Perdue
Notary Public Signature

AFTER RECORDING, RETURN TO:

Jason A. Hart
The Madden Company
4210 Spicewood Springs Road
Suite 203
Austin, Texas 78759

FILED
98 DEC 17 PM 2:22
DANA DEBEAUVON
COUNTY CLERK
TRAVIS COUNTY, TEXAS

STATE OF TEXAS COUNTY OF TRAVIS
I hereby certify that this instrument was FILED on
the date and at the time stamped hereon by me, and
was duly RECORDED, in the Volume and Page of the
named RECORDS of Travis County, Texas, on

DEC 17 1998

Dana Debeauvon
COUNTY CLERK
TRAVIS COUNTY, TEXAS

RECORDS 50000-000 TRANS# 00014 DEPT# REGULAR RECORD \$5.00
FILED 12/17/98 FILE DATE: 12/17/98 TRANS DATE: 12/18/98
401 501 50000 00014

13332 1455

REAL PROPERTY RECORDS
Travis County, Texas

NOTICE OF ADDITIONAL LAND

(Addition of Springbrook Glen Section 3)

This Notice of Additional Land (the "Notice of Additional Land") is made and executed by SPRINGBROOK VENTURE, a Texas joint venture partnership ("Springbrook ") and is as follows:

RECITALS

Springbrook is the Declarant under that certain Springbrook Glen Section One Declaration of Covenants, Conditions, and Restrictions, recorded in Volume 12875, Pages 0243 through 0259 of the Real Property Records of Travis County, Texas (the "Declaration"). Pursuant to the Declaration, Springbrook served notice that portions of the Property, as that term is used and defined in the Declaration, shall from time to time, upon the filing of a Notice of Additional Land in the Real Property Records of Travis County, Texas, be made a part of the property and subjected to the terms, covenants, conditions and charges of the Declaration. In accordance with the conditions set out in the Declaration, Springbrook desires to subject the following additional land to the Declaration:

3
lee

Springbrook Glen, Section 3, an addition in Travis County, Texas according to the map or plat thereof recorded as Document Number 199900239, Plat Records of Travis County, Texas, (the "Additional Land").

NOW, THEREFORE, for good and valuable consideration, the receipt sufficiency of which is hereby acknowledged, Springbrook does hereby subject the Additional Land to the Declaration. In accordance with the authority set out in the Declaration, the Additional Land is hereby included within and made a part of the Property, and is hereby subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Declaration. In accordance with the authority set out in the Declaration, the subdivision plat of the Additional Land is hereby included within and made a part of the term "Plat".

This notice of Additional Land is issued pursuant to the authority set out and in accordance with the requirements of Article IX of the Declaration. Any capitalized terms used and not otherwise specifically defined in this document shall have the meaning set forth in the Declaration. In the event of a conflict between the terms of this Notice of Additional Land and the Declaration, this Notice of Additional Land is intended and shall be construed as controlling.

EXECUTED to be effective as of the 23rd day of August 1999.

SPRINGBROOK VENTURE,
a Texas joint venture partnership

By: Rogers Wilson Investment, Ltd.,
A Texas limited partnership

By: [Signature]
Rogers D. Wilson, General Partner

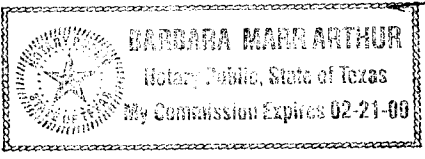
By: R.L. Madden & Associates, Inc.,
a Texas corporation, Partner

By: [Signature]
Rodney L. Madden, President

THE STATE OF TEXAS }
 }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 23rd day of August, 1999 by Roger D. Wilson, General Partner of Rogers Wilson Investment, Ltd., a Texas limited partnership, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnership.

(SEAL)

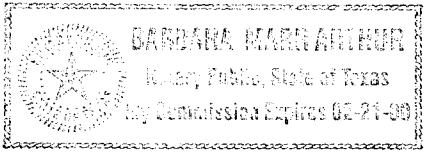


Barbara Marr Arthur
Notary Public, State of Texas

THE STATE OF TEXAS }
 }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 23rd day of August, 1999 by Rodney L. Madden, President of R. L. Madden & Associates, Inc., a Texas corporation, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnership.

(SEAL)



Barbara Marr Arthur
Notary Public, State of Texas

CONSENT OF MORTGAGEE

MCPHAUL FAMILY LIMITED PARTNERSHIP, A Texas limited partnership, the owner and holder of indebtedness secured by Amended and Restated Deed of Trust (Security Agreement and Financing Statement) covering the Additional Land of record in Volume 13321, Page 1, Official Records of Travis County, Texas, does hereby join in the execution of this Notice of Land to Springbrook Glen Section 37, Declaration of Covenants, Conditions and Restrictions for the purposes of evidencing his consent hereto and subordinating all of his liens to the Declaration of Covenants, Conditions and Restrictions.

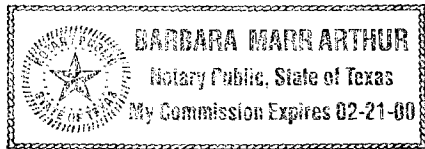
EXECUTED this 23rd day of August, 1999

John A. McPhaul
John A. McPhaul

THE STATE OF TEXAS }
 }
COUNTY OF TRAVIS }

This instrument was acknowledged before me on the 23rd day of August, 1999 by John A. McPhaul.

(Seal)



Barbara Marie Arthur
Notary Public Signature

AFTER RECORDING, RETURN TO:

Jason A. Hart
The Madden Company
4210 Spicewood Springs Road
Suite 203
Austin, Texas 78759

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dana DeBeauvoir
08-27-1999 03:37 PM 1999095401
STATEND \$13.00
Dana DeBeauvoir, COUNTY CLERK
TRAVIS COUNTY, TEXAS

OFFICIAL PUBLIC RECORDS

ORIGINAL FILED FOR RECORD

NOTICE OF ADDITIONAL LAND
08-31-2001 11:44 AM 2001147126
KNOWLEDGE \$13.00
(Addition of Springbrook Section Four)
DANA DEBEVERDIER COUNTY CLERK
TRAVIS COUNTY, TEXAS

This Notice of Additional Land (the "Notice of Additional Land") is made and executed by SPRINGBROOK VENTURE, a Texas joint venture partnership ("Springbrook") and is as follows:

RECITALS

Springbrook is the Declarant under that certain Springbrook Glen Section One Declaration of Covenants, Conditions, and Restrictions, recorded in Volume 12875, Page 0243 through 0259 of the Real Property Records of Travis County, Texas (the "Declaration"). Pursuant to the Declaration, Springbrook served notice that portions of the Property, as that term is used and defined in the Declaration, shall from time to time, upon the filing of Notice of Additional Land in the Real Property Records of Travis County, Texas, be made a part of the property and subjected to the terms, covenants, conditions and charges of the Declaration. In accordance with the conditions set out in the Declaration, Springbrook desires to subject the following additional land to the Declaration:

Springbrook Glen, Section Four, a subdivision in Travis County, Texas according to the map or plat thereof recorded as Document Number 200100113, Plat Records, Travis County, Texas, (the "Additional Land").

NOW, THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Springbrook does hereby subject the Additional Land to the Declaration. In accordance with the authority set out in the Declaration, the Additional Land is hereby included within and made a part of the Property, and is hereby subjected to the terms, covenants, conditions, restrictions, reservations, easements, servitudes, liens and charges of the Declaration. In accordance with the authority set out in the Declaration, the subdivision plat of the Additional Land is hereby included within and made a part of the term "Plat".

This Notice of Additional Land is issued pursuant to the authority set out and in accordance with the requirements of Article IX of the Declaration. Any capitalized terms used and not otherwise specifically defined in this document shall have the meaning set forth in the Declaration. In the event of a conflict between the terms of this Notice of Additional Land and the Declaration, this Notice of Additional Land is intended and shall be construed as controlling.

EXECUTED to be effective as of the 29th day of August 2001.

SPRINGBROOK VENTURE,
a Texas joint venture partnership

By: Rogers Wilson Investment, Ltd.,
a Texas limited partnership, Partner

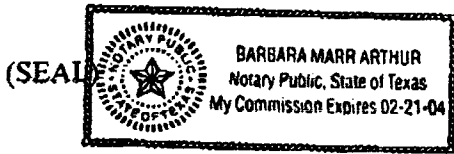
By: [Signature]
Rogers D. Wilson, General Partner

By: R.L. Madden & Associates, Inc.,
a Texas corporation, Partner

By: [Signature]
Rodney L. Madden, President

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 29th day of August, 2001 by Rogers D. Wilson, General Partner of Rogers Wilson Investment, Ltd , a Texas limited partnership, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said partnerships.



[Signature]
Notary Public, State of Texas

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 29th day of August, 2001 by Rodney L. Madden, President of R.L. Madden & Associates, Inc., a Texas corporation, Partner of Springbrook Venture, a Texas joint venture partnership, on behalf of said corporation and partnership.



[Signature]
Notary Public, State of Texas

CONSENT OF MORTGAGEE

MCPHAUL FAMILY LIMITED PARTNERSHIP, a Texas limited partnership, the owner and holder of indebtedness secured by Amended and Restated Deed of Trust (Security Agreement and Financing Statement) covering the Additional Land of record in Volume 13321, Page 1, Official Records of Travis County, Texas, does hereby join in the execution of this Notice of Land to Springbrook Glen Section Four, Declaration of Covenants, Conditions and Restrictions for the purposes of evidencing his consent hereto and subordinating all of his liens to the Declaration of Covenants, Conditions and Restrictions.

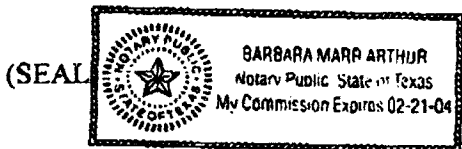
EXECUTED this 29th day of August, 2001

MCPHAUL FAMILY LIMITED PARTNERSHIP,
a Texas limited partnership

By: John A. McPhaul
Printed Name: John A. McPhaul
Title: GENERAL PARTNER

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on the 29th day of August, 2001 by John A. McPhaul, General Partner of McPhaul Family Limited Partnership, a Texas limited partnership, on behalf of said partnership.



Barbara Marr Arthur
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Robert Burton
Armbrust Brown & Davis
100 Congress, Suite 1300
Austin, Texas 78701