

NOTICE OF FILING OF DEDICATORY INSTRUMENTS FOR IRON HORSE CANYON HOMEOWNERS ASSOCIATION INC

STATE OF TEXAS
COUNTY OF Bexar

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KNOW ALL MEN BY THESE PRESENTS:

THIS NOTICE OF FILING OF DEDICATORY INSTRUMENTS FOR Iron Horse Canyon Homeowners Association Inc is made on this 18 July 2006 by Iron Horse Canyon Homeowners Association Inc (the "Association").

WITNESSETH:

WHEREAS, Iron Horse Canyon Limited prepared and recorded an instrument entitled Declaration of Covenants, Conditions and Restrictions for a development known as Iron Horse Canyon and annexation to the Iron Horse Homeowners Association, inc. Articles of Incorporation of Iron Horse Canyon Homeowners Association, Inc. By-Laws of Iron Horse Canyon Homeowners Association, Inc. recorded on August 20, 2002



LT1-77-20060200763-1

Files May 7, 2002

in Book 9524; page 2006 et seq. of the Deed Records of Bexar County, Texas (the "Declaration") and any amendments or additions thereto;

WHEREAS, the Association is the Property Owners Association created by the Declarant to manage or regulate the planned development covered by the Declaration, which development is more particularly described on Exhibit "A" attached hereto and incorporated herein by reference; and

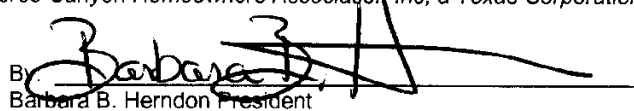
WHEREAS, Section 202.006 of the Texas Property Code provides that a property owners' association must file each dedicatory instrument governing the association that has not been previously recorded in the real property records in which the planned development is located; and

WHEREAS, the Association desires to record the attached dedicatory instruments in the real property records of Bexar County, Texas, pursuant to and in accordance with Section 202.006 of the Texas Property Code.

NOW, THEREFORE, the dedicatory instruments attached hereto as Exhibit "B" are true and correct copies of the originals and are hereby filed of record in the real property records of Bexar, County, Texas, in accordance with the requirements of Section 202.006 of the Texas Property Code.

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

ASSOCIATION: Iron Horse Canyon Homeowners Association Inc, a Texas Corporation

By 
Barbara B. Herndon President
Professional Community Management Services, Inc.
Its: Managing Agent

ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF Bexar

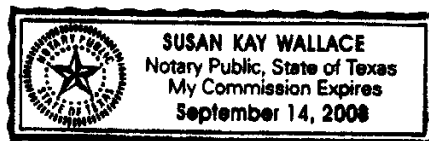
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KNOW ALL MEN BY THESE PRESENTS:

BEFORE ME, the undersigned authority, on this day personally appeared Barbara B. Herndon, President, Professional Community Management Services, Inc., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed on behalf of said corporation.

SUBSCRIBED AND SWORN TO BEFORE ME on this 4th Day of August, 2006.

AFTER RECORDING, RETURN TO:
PROCOMM,
300 East Sonterra Boulevard, Suite 350
San Antonio, Texas 78258-3972
(210) 545-1888




Notary Public, State of Texas
9-14-2008
My Commission Expires



LT2-12337-958-4

Iron Horse Canyon Homeowners Association

AMENDED RESOLUTION

FENCING GUIDELINES FOR THE RANCH AT IRON HORSE CANYON

WHEREAS, Article I of the Articles of Incorporation of Iron Horse Canyon Homeowners Association, Inc. states that the purpose of the Corporation is to provide for the governance of the property owners association and for the operation and maintenance of the subdivision as may be required or permitted by the governing documents and state law; and

WHEREAS, Article III of the Land Use Regulations provides for the guidelines to all owner responsibilities for usage to the property within the subdivision; and

WHEREAS, Article V of the Declaration of Restrictive Covenants, Conditions and Restrictions provides for the establishment of an Architectural Control Committee (ACC) to review construction plans for improvements of any character on any lot within the subdivision to if same meet the requirements of the Covenants, and if the appearance of the structure or improvement, as to the quality of workmanship and materials and conformity of the external design, is in harmony with other structures in the subdivision and protects the values of the neighborhood and preserves the serenity and natural beauty of the surroundings; and

WHEREAS, Article V of the Declaration assigns to the members of the Architectural Control Committee the full power and authority over Architectural Control for the Association; and

WHEREAS, Article VII of the Bylaws grants the Board of Directors the power to appoint committees from time to time as they may at their discretion decide are appropriate to assist in the conduct of the affairs of the Association; and

NOW, THEREFORE, BE IT RESOLVED, that the Board of Directors hereby appoints the Architectural Control Committee (ACC), having the authority to uphold the following in regard to perimeter fencing within the Ranch at Iron Horse Canyon.

RESPONSIBILITY:

The responsibility of the Architectural Control Committee (ACC) is to fulfill its duties as outlined in Article V of the Restrictions and uphold the following in terms of perimeter fencing character and design.

In fulfilling its responsibility, all perimeter fencing shall:

1. Maximum height of the fencing shall be 72".
2. To allow for view of the natural preserve fencing materials must be composed of wrought iron or wire fencing "King Ranch" in design. The required mesh type will be #949-12-121/2.
3. Typically, only one entry gate will be allowed on any lot. A second gate may be allowed for unusually large lots or lots with extreme topographical conditions.
4. Entry gates shall be constructed from steel or wrought iron and painted. No galvanized ranch type gates will be allowed. Gate design shall be approved by the Architectural Control Committee prior to installation.
5. Fencing facing the front of the lot shall not surpass the front of the residential structure.
6. Wrought iron or similar style fences will be allowed inside the Building Envelope. Chain link fences may be allowed for dog kennels (with a maximum height of 72"), tennis court fencing or other similar uses. All alternative fencing may not exceed 72" in height.
7. All plans must be approved by the Architectural Control Committee prior to commencement of any construction.

Accepted and adopted by the Board of Directors this 11 day of July, 2006.

[Signature]
Director

[Signature]
Director

July 11th, 2006
Date

July 11th, 2006
Date

EXHIBIT "A"

PROPERTY DESCRIPTION FOR *Iron Horse Canyon Homeowners Association Inc*

Iron Horse Canyon (Iron Horse Canyon Homeowners Association Inc,) containing 649 lots according to the recorded map or plat thereof, filed in Volume Volume 9554 page 201 Volume 9554 pages 202-204, and any other additions which are subsequently annexed thereto and made subject to the authority of the Association.

EXHIBIT "B"

**RECORD OF DEDICATORY INSTRUMENTS FOR
Iron Horse Canyon Homeowners Association Inc
PURSUANT TO PROPERTY CODE §202.006**

Iron Horse Canyon Homeowners Association Amended Resolution Fencing Guidelines for The Ranch at Iron Horse Canyon

Doc# 20060200763 Fees: \$28.00
08/21/2006 3:37PM # Pages 4
Filed & Recorded in the Official Public
Records of BEXAR COUNTY
GERRY RICKHOFF COUNTY CLERK

Any provision herein which restricts the sale, or use or enjoyment of 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 the date and at the time stamped hereon by me and was duly RECORDED in the Official Public Record of Real Property of Bexar County, Texas on:

AUG 21 2006



Gerry Rickhoff
COUNTY CLERK BEXAR COUNTY, TEXAS