

SECOND AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS
OF
PINNACLE ESTATES

STATE OF TEXAS)
)
COUNTY OF EL PASO)

This SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (the "Second Amendment") is executed to be effective for all purposes as of the 21ST day of December, 2006.

RECITALS:

WHEREAS, PINNACLE PARTNERS, L.P., a Texas limited partnership (the "Declarant"), executed and delivered that certain Declaration of Covenants, Conditions and Restrictions of Pinnacle Estates, dated as of July 12, 2002 (the "Declaration"), recorded in Volume 4899, Page 921 of the Deed Records of El Paso County, Texas, against the following described property (the "Real Property");

Parcel One: Lots 17 through 26, inclusive, of Block 1, and Lot 2, Block 2, PINNACLE SUBDIVISION, a subdivision in the City of El Paso, El Paso County, Texas, according to the subdivision map recorded in Volume 77, Pages 11, 11A and 11B, Real Property Records, El Paso County, Texas, with the associated common areas.

Parcel Two: Lot 8, Block 1, Stanton Park Addition, an addition to the City of El Paso, Texas, according to the plat thereof recorded in Volume 77, Page 4 of the Real Property Records, El Paso County, Texas (the "Subdivision").

WHEREAS, pursuant to Article 14.15(d), until Declarant's Class B Membership terminates, the Declarant has the right to amend the Declarations without the approval of the PINNACLE ESTATES HOMEOWNERS' ASSOCIATION, the Members thereof, or any other person;

WHEREAS, the Declarant's Class B Membership has not terminated; and

WHEREAS, the Declarant desires to amend Article 4.4(a) of the Declaration.

NOW, THEREFORE, in consideration of the mutual covenants herein contained and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and confessed, Declarant hereby amends the Declaration as follows, to-wit:

1. Capitalized Terms. The capitalized terms as used herein have the same meaning assigned to such terms in the Declaration, unless the text of this Second Amendment states otherwise.

2. Classes of Voting Membership. Section 4.4(a) of the Declaration is hereby amended so as to read as follows:

(a) "When Declarant or a Related Party to it, owns, either separately or jointly, a total of not more than one (1) Lot, which may be a Personal Lot," or

3. Ratification. Except as modified hereby, the terms and conditions of the Declaration are hereby ratified and confirmed by the Declarant.

Declarant:

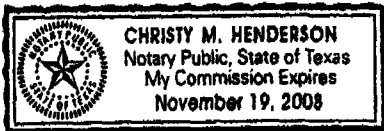
PINNACLE PARTNERS, LP,

By:

[Signature]
Ron L. Bissell

STATE OF TEXAS)
)
COUNTY OF EL PASO)

This instrument was acknowledged before me on this the 21st day of December, 2006, by Ron L. Bissell, the Limited Partner, of PINNACLE PARTNERS, LP, a Texas limited partnership, on behalf of said partnership.



Christy M. Henderson
Notary Public in and for the State of Texas

Christy M. Henderson
Typed or printed name of Notary

My Commission Expires: 11-19-08

Doc# 20070002311

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Filed & Recorded in
Official Records of
EL PASO COUNTY
DELIA BRIONES
COUNTY CLERK
Fees \$28.00

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I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded by document number in the Official Public Records of Real Property in El Paso County.



Delia Briones

EL PASO COUNTY, TEXAS