

Denton County  
Juli Luke  
County Clerk

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Instrument Number: 6225

ERecordings-RP

MISCELLANEOUS

Recorded On: January 12, 2021 03:13 PM

Number of Pages: 4

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" Examined and Charged as Follows: "

Total Recording: \$38.00

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\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\*

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 6225  
Receipt Number: 20210112000660  
Recorded Date/Time: January 12, 2021 03:13 PM  
User: Weslie A  
Station: Station 15

**Record and Return To:**

Corporation Service Company



STATE OF TEXAS  
COUNTY OF DENTON

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Denton County, Texas.

Juli Luke  
County Clerk  
Denton County, TX

SECOND SUPPLEMENT  
to  
DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS  
for  
PROVIDENCE VILLAGE 6C  
(Liberty, Phase I)

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THE STATE OF TEXAS           §  
  §  
COUNTY OF DENTON           §

WHEREAS, Jabez Development, LP, a Texas limited partnership, as Declarant, caused the "First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" (the "Declaration") to be recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2017-14907, which instrument imposes various covenants, conditions, restrictions, easements, liens and charges upon the real property described in Exhibit "A" (defined as "Property" in the Declaration) attached thereto; and

WHEREAS, the Declaration was amended by instrument entitled "First Amendment to the First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2017-101550 (the Declaration as amended hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was further amended by instrument entitled "Second Amendment to the First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2017-124142 (the Declaration as amended hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was further amended by instrument entitled "Third Amendment to the First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2018-41796 (the Declaration as amended hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was further amended by instrument entitled "Fourth Amendment to the First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2019-151580 (the Declaration as amended hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was further amended by instrument entitled "Fifth Amendment to the First Amended Declaration of Covenants, Conditions, Restrictions for Providence Village 6C Homeowners Association" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2020-105503 (the Declaration as amended hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was supplemented by instrument entitled "Supplemental Declaration of Covenants, Conditions, Restrictions for Providence Village 6C (The Landing at Providence Village - Phases 1 and 2" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2019-89144 (the Declaration as supplemented hereinafter still referred to as "Declaration"); and

WHEREAS, the Declaration was further supplemented by instrument entitled "First Supplement to Declaration of Covenants, Conditions, Restrictions for Providence Village 6C (Liberty, Phase 1)" recorded in the Official Public Records of Real Property of Denton County, Texas under Clerk's File No. 2019-98382 ("First Supplement to Declaration"); and

WHEREAS, Article 13, Section 13.6, of the Declaration, provides the Declarant the right to facilitate the development, construction, and marketing of the Property and the right to direct the size, shape and composition of the Property; and

WHEREAS, Article 16, Section 16.2, of the Declaration, provides that so long as Declarant owns at least one (1) Lot, the Declaration may be amended unilaterally by Declarant; and

WHEREAS, Declarant owns at least one (1) Lot under the jurisdiction of Providence Village 6C Homeowners Association, Inc. (the "Association"); and

WHEREAS, Declarant annexed certain property described as Liberty at Providence Village, Phase I, an addition to the Town of Providence Village, Denton County, Texas, according to the map or plat recorded under Clerk's File No. 2018-493 in the Plat Records of Denton County, Texas into the Property (as that term is defined in the Declaration) by the First Supplement to Declaration (the "Liberty, Phase I");

WHEREAS, Declarant desires to de-annex and release the restrictions identified herein on the following lots in Liberty, Phase I: Lot 1, Block A and Lot 45, Block C (collectively, the "De-Annexed Lots") pursuant to its powers under the Declaration from the Association and removes the Declaration and First Supplement to Declaration from encumbering the De-Annexed Lots.

NOW, THEREFORE, Declarant de-annexes the De-Annexed Lots from the Property and the Association and terminates the Declaration and the First Supplement to Declaration as to the De-Annexed Lots. From and after the date this instrument is recorded in the Official Public Records of Real Property of Denton County, Texas, the De-Annexed Lots will (i) no longer be a part of the Property; (ii) will no longer be under the jurisdiction of the Association; and (ii) will no longer be encumbered by the Declaration or the First Supplement to Declaration.

Except as amended herein, all provisions in the Declaration, as previously amended, remain in full force and effect.

Capitalized terms used herein have the same meanings as that ascribed to them in the Declaration, unless otherwise indicated.

IN WITNESS WHEREOF, Declarant for the purposes of acknowledging its consent and approval to this Second Supplement to Declaration of Covenants, Conditions, Restrictions for Providence Village 6C (Liberty, Phase I) has executed this instrument as of the date set forth

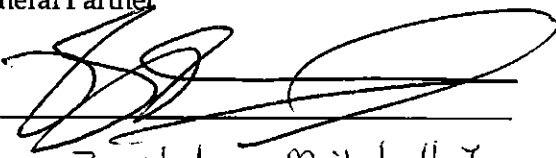
below to be effective upon filing of record in the Official Public Records of Real Property of Denton County, Texas.

DATED this 11<sup>th</sup> day of January, 2021.

**DECLARANT:**

**JABEZ DEVELOPMENT, LP,  
a Texas limited partnership**

By: BNMJR, Inc., a Texas corporation,  
General Partner

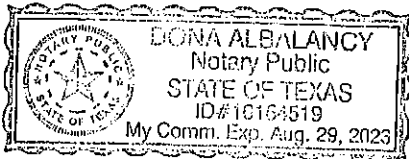
By: 

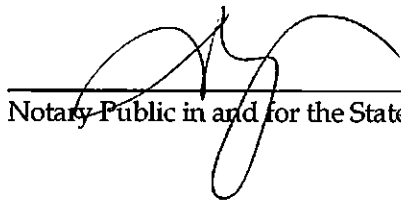
Printed: B. Nelson Mitchell, Jr

Its: CEO

THE STATE OF TEXAS     §  
  §  
COUNTY OF Tarrant     §

BEFORE ME, the undersigned notary public, on this 11<sup>th</sup> day of January, 2021 personally appeared B. Nelson Mitchell, Jr., CEO of BNMJR, Inc., a Texas corporation, General Partner of Jabez Development, LP, a Texas limited partnership, 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 purpose and in the capacity therein expressed.



  
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Notary Public in and for the State of Texas