

**THIRD AMENDMENT TO
THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR THE VILLAGE AT WESTSIDE CROSSINGS**

This Third Amendment to Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings is made on the date hereinafter set forth by EPWCV, LLC., a Texas limited liability company, hereinafter referred to as "Declarant".

WHEREAS, Declarant has previously caused to be filed that Certain Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings hereinafter referred to as "Declaration" being recorded under Clerk's File No. 20200037948, Real Property Records of El Paso County, Texas; the First Amendment to the Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings being recorded under Clerk's File No. 20200051034, Real Property Records of El Paso County, Texas; and the Second Amendment to the Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings being recorded under Clerk's File No. 20200059252, Real Property Records of El Paso County, Texas.

WHEREAS Declarant desires to amend the Second Amendment to the Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings;

NOW THEREFORE, the Declarant hereby amends the Second Amendment to the Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings as follows:

Article 5, Section 5.09 is deleted in its entirety and replaced with the following:


5.09 Building Location. No building shall be located on any lot nearer to the front lot line or nearer to the side street line than the minimum building setback lines required for these lots as set in the City of El Paso Zoning Ordinance. Except as provided by special exception, variance, or other setback waiver allowed by any governmental agency, no building shall be located on any lot nearer than 20 feet from the front line and rear lot line, not nearer than 10 feet from the side street lines, and no nearer than 5 feet to interior lot lines, provided that a distance between buildings be no nearer than 10 feet. For the purposes of this covenant, boxed and bay windows, eaves, steps, and open porches or stoops, and projections of fireplaces and windows shall not be considered as a part of the building, provided, however, that this shall not be construed to permit any portion of a building on a lot to encroach upon another lot.

Except as amended by this Third Amendment to the Declaration of Covenants, Conditions and Restrictions for the Village at Westside Crossings, the Declaration of Covenants, Conditions and Restrictions for the Village at Westside Crossings and the Second Amendment to the Declaration of Covenants, Conditions and Restrictions For The Village At Westside Crossings as amended from time to time shall continue in full force and effect under its original terms.

Terms not otherwise defined herein shall have the same meaning as in the Declaration.

IN WITNESS WHEREOF, the undersigned Declarant has executed this Third Amendment to the Declaration of Covenants, Conditions and Restrictions for the Village at Westside Crossings to be effective as of the 7th day of December, 2020.

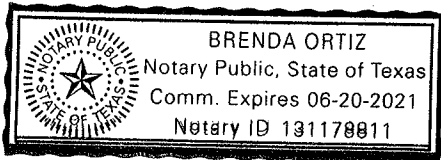
EPWCV, LLC



Russell Alan Vandenburg, Vice-President of
Development of EPWCV, LLC

JURAT TO FOLLOW

STATE OF TEXAS §
 §
COUNTY OF EL PASO §

BEFORE ME, the undersigned authority, on this day personally appeared Russell Alan Vandenburg, Vice-President of Development of EPWCV, LLC, on behalf of said entity,





Notary Public, State of Texas

Doc # 20200100996
#Pages 2 #NFPages 1
12/07/2020 03:05 PM
Filed & Recorded in
Official Records of
El Paso County
Delia Briones
County Clerk
Fees \$30.00

eRecorded

I hereby certify that this instrument was filed on the date and time stamped
heron 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