

**REVISION AND OR AMENDMENT TO DECLARATION
AMENDMENT
DIAMOND HEAD OWNERS ASSOCIATION, INC.**

STATE OF TEXAS

SS

KNOW BY ALL THESE PRESENT:

COUNTY OF BEXAR

NOW COMES, ERNEST BEITLER, VICE PRESIDENT OF DIAMOND HEAD OWNERS ASSOCIATION, INC. (Association) on behalf of the Board of Directors and Owners (as the officer selected unanimously by the Board to sign this document on behalf of the Board as if each member had personally signed this document) at a Meeting held on July 9, 2002 of said Association Board who does state that:

WHEREAS, the Owners of Units totaling in excess of 67% of the voting power of the Association wish to amend and or revise the "Amended Declaration" filed at Book D Volume 07033 Pages 00169-00172 (AMDEC) and the Addendum there to filed at Book D Volume 8144 Pages 1773-1777 (both referred to here is AMDEC) of the Bexar County records, Bexar, Texas, pursuant to Article 8.1 of the original Declarations filed in Volume 8143, Page 0096;

WHEREAS, a meeting was held, with proper notice, on July 27, 2002 at 2:00 PM for the sole purpose of this Revision/Amendment at which quorum was had. The Revision/Amendment was passed by more that 67% of the Owners present in person or by proxy:

WHEREAS, nothing in this document purports to state or infer that any of the items contained herein are covered in the case of a peril covered by the master policy of insurance held by the Association, whether the item be common, areas, limited common areas or personal items if the Owners as coverage is defined by the policy;

WHEREAS, nothing in this documents purports to state or infer that every loss or damage to any common property, limited common property or personal items of the owners is covered by insurance as coverage is determined by the policy, not by the Association;

WHEREAS, nothing in this document purports to change or Amend Article II, Paragraph 3.10, Page 19-20 in the original Declaration filed in Volume 3143, Page 0096 of the Bexar County Records.

WHEREAS, the AMDEC can be construed to mean that an Owner is liable for the deductible in the event of an insurance loss and the deductible has just been raised from \$1000 to \$5000;

WHEREAS the owners wish to reaffirm the items set forth in the "AMDEC" with the exception of the following change :

NOW THEREFORE:

Change Second Paragraph on page 00170 of said Amended Declaration from:

To the extent that any maintenance, replacement or repairs is required on the following General Common Elements, Limited Common Elements and/or Units, the Owner of the Unit appurtenant to said General Common Elements, Limited Common Elements and/or Unit shall maintain, replace and repair said General Common Elements, Limited Common Elements and/or Unit area, to the extent not covered by the master policy of insurance maintained by the Association on said General Common Elements an/or(sic) Limited Common Elements:

Change To:

To the extent that any maintenance, replacement or repairs is required on the following General Common Elements, Limited Common Elements and/or Units, the Owner of the Unit appurtenant to said General Common Elements, Limited Common Elements and/or Unit shall maintain, replace and repair said General Common Elements, Limited Common Elements and/or Unit area, unless said maintenance repairs or replacements is a peril covered by the Association's master Policy of Insurance maintained by the Association on said General Common Elements and/or Limited Common Elements and/or Units(if any):

A copy of the items, as reaffirmed, from the AMDEC are set forth herein for reference on Attachment "A". The Owners of said Association hereby amend AMDEC as set forth on attachment "B" by a list of the Units that have signed to amend the AMDEC and their percentage of Ownership pursuant to the requirements of the said Declaration.

In addition, the Board, through Ernest Beitler and Laura Craft, Secretary, affirm that notice was given lenders representing at least 51% of the voting power and 51 percent, at least, have not objected which is deemed a vote of "yes" by the Original Declaration. A copy of said letter is attached as attachment "C".

STATE OF TEXAS

SS

KNOW BY ALL THESE PRESENT:

COUNTY OF BEXAR

Sworn to before me this 31 day of August, 2002, by Ernest Beitler, Vice President of Diamond Head Owners Association, Inc. (the Board member appointed by unanimous vote to sign for the

Board), who did appear before me and who did sign this Declaration Amendment as his own free act and deed and the free act and deed of Diamond Head Owners Association, Inc.

Ernest Beitler
ERNEST BEITLER, Vice President
Diamond Head Owners Association, Inc.



Margo Sabater
Notary Public

Printed Name Margo Sabater My Commission Expires: 2-28-04

STATE OF TEXAS
COUNTY OF BEXAR

SS

KNOW BY ALL THESE PRESENT:

Sworn to before me this 26 day of August, 2002, by Laura Craft, Secretary Diamond Head Owners Association, Inc. who did verify that the letters to mortgage companies were sent and that at least 51% assented to the above change. Further, Craft attests to the fact that Ernest Beitler was selected to sign this document on behalf of the Board, by unanimous vote, as if each Board member had personally signed and, who did appear before me and who did sign this Revised/Amended Declaration Amendment as her own free act and deed and the free act and deed of Diamond Head Owners Association, Inc.

Laura Craft
LAURA CRAFT, Secretary
Diamond Head Owners Association, Inc.



Melanie Garansuay
Notary Public

Printed Name Melanie Garansuay My Commission Expires: 8-15-05

Return to CAMC, P. O. Box 780656, San Antonio, Texas 78278

Attachment "A"

Reaffirmed portions of the AMDEC:

1. Windows and doors serving only said Unit including any doors located on balconies or patios appurtenant to and serving only said Unit;
2. Balcony railings and/or patio wooden gates located on any balconies or patios appurtenant to and serving only said Unit;
3. Walls, floors and ceilings of the Unit to include all lath, furring, wallboard, plasterboard, plaster, acoustical treatments, tile, paint, wallpaper, finished flooring serving only said Unit in addition to any other materials constituting part of the finished surfaces of the Unit;
4. Fireplace flues, chutes and ductwork serving only said Unit;
5. Any electrical fixture operated by said Unit's electrical system, regardless of where located;
6. Screens for any doors or windows serving only said Unit;
7. Hot water heaters, where ever located, that service only said Unit;
8. Any ductwork serving only said Unit, including, but not limited to, heating and air conditioning ducts and dryer ventilation ducts; and/or
9. Storage areas located on balconies or patios serving only said Unit.

Nothing contained herein shall be construed to allow an Owner to change the General Common Elements and/or the Limited common Elements so that such elements do not conform in color, style and overall theme with the Diamond Head complex. No change in color (except within the interior of a Unit), materials, quality of workmanship, or other type change may be made to any General Common Elements and/or Limited Common Elements without obtaining the permission of the Board of Directors, in writing.

The Owner of any Unit shall maintain the above mentioned General Common Elements and/or Limited Common Elements in good condition in conformity with the overall maintenance standards of the Diamond Head complex as established by the Board of Directors. The Association maintains the right to enter upon any General Common Elements and/or Limited Common Elements or Unit appurtenant thereto, to bring such area into conformity with the standards set by the Board if the Owner fails and refuses to do so after thirty days written notice to the Owner from the Board of Directors. Any costs incurred by the Association shall be assessed to the Owner of said Unit as if said costs were an assessment as set forth under ARTICLE V of the Declaration as filed in Volume 3143, page 0096 of the Bexar County Records.

Attachment B

UNIT PERCENTAGE OF OWNERS

1102	0.871570
1103	0.977921
1104	0.977921
1106	0.977921
1108	0.871570
1201	1.488111
1202	1.488111
1204	1.892084
1206	1.892084
2101	0.871570
2102	0.871570
2104	0.977921
2105	0.977921
2106	0.977921
2107	0.871570
2108	0.871570
2203	1.530571
2205	1.530571
2206	1.892084
2207	1.488111
2208	1.488111
3101	0.871570
3103	0.977921
3104	0.977921
3106	0.977921
3107	0.871570
3108	0.871570
3201	1.488111
3202	1.488111
3203	1.530571
3204	1.530571
3205	1.530571
3206	1.530571
3207	1.488111
3208	1.488111
4102	0.977921
4103	0.977921
4104	0.977921
4105	0.977921
4106	0.977921
4108	0.977921
4201	1.530571
4203	1.530571
4204	1.530571
4205	1.530571
4206	1.530571
4207	1.530571
4208	1.530571
5101	0.977921
5102	0.977921
5104	0.977921
5106	0.977921
5201	1.530571
5204	1.530571
5206	1.530571
5207	1.530571
5208	1.530571

71.556048

COUNT:

57

Attachment "C"

DIAMOND HEAD HOMES ASSOC., INC.
C/O CAMC
P. O. Box 780656
SAN ANTONIO, TX 78230
210-308-5538 Fax: 210-308-9820

Date: July 23, 2002

Re: 5322 Medical Drive UNIT:
San Antonio, Texas 78240
% of Ownership: _____

Loan number if known _____

To: _____

Dear Lender,

On March 18, 1997, the Owners having 51% of the vote of the Unit Owners and mortgage holders covering Owners with 51% of the vote Amended the Declaration to include certain items as Owner's maintenance as opposed to Association maintenance. It was also to clear up some ambiguous matters in the Declaration.

However, that Declaration Amendment was construed to required the owner to pay the deductible on an insurance claim involving that Unit. Until July 17, 2002, the deductible was \$1000, and no claims were needed until 2002. July 17, 2002, the deductible went up to \$5000. In an unprecedented response, Owners with over 70% of the voting power attended a Special Meeting in person or by Proxy to pass the attached Revision/Amendment held on July 27, 2002.

According to the Declaration of the Association, you have 30 days to object or you will be deemed to have approved the attached document.

The Owners want this change as none could afford a \$5000 deductible payment. If you agree, you need to do nothing. If you do not agree, we must hear from you by August 23, 2002. We plan on filing on August 24, 2002.

Thank you,

Laura Craft, Secretary

PS: THIS OWNER VOTED FOR THE REVISION/AMENDMENT

_____ Agree _____ Disagree

Book 9556 Page 378

any provision herein which restricts the sale, or use of the described 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:

SEP 09 2002



Gerry Rickhoff
COUNTY CLERK BEXAR COUNTY, TEXAS

Doc# 20020411754
Pages 7
09/09/2002 10:20:29 AM
Filed & Recorded in
Official Records of
BEXAR COUNTY
GERRY RICKHOFF
COUNTY CLERK
Fees \$21.00

DECLARATION AMENDMENT

STATE OF TEXAS

97- 0035023

SS

KNOW BY ALL THESE PRESENT:

COUNTY OF BEXAR

NOW COMES, MONICA SANCHEZ, PRESIDENT OF DIAMOND HEAD OWNERS ASSOCIATION, INC. (Association) on behalf of the Board of Directors and Owners of said Association who does state that:

WHEREAS, the Owners of the Owners of Units totaling in excess of 67% of the voting power of the Association wish to amend the original Declarations filed in Volume 8143, Page 0096 of the Bexar County records, Bexar, Texas, pursuant to Article 8.1 of said Declaration;

AND WHEREAS the owners wish to change or clarify some of the maintenance responsibilities of the Owners,

NOW THEREFORE, the Owners of said Association hereby amend said Declaration as set forth on the attached with a list of the Units that have signed to amend the Declaration and their percentage of Ownership pursuant to the requirements of the said Declaration.

STATE OF TEXAS

SS

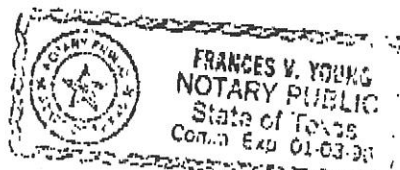
KNOW BY ALL THESE PRESENT:

COUNTY OF ~~LEANO~~ BEXAR

Sworn to before me this 5th day of March, 1997, by Monica Sanchez, President of Diamond Head Owners Association, Inc. who did appear before me and who did sign this Declaration Amendment as her own free act and deed and the free act and deed of Diamond Head Owners Association, Inc.

Monica Sanchez, President
Diamond Head Owners Association, Inc.

Frances V. Young
Notary Public



Printed Name Frances V. Young My Commission Expires: 1/3/01

Return to CAMC, 8026 Vantage #103B, San Antonio, Texas 78230
Prepared by Laura Crfat, Attorney at Law

DECLARATION AMENDMENT

Notwithstanding anything mentioned concerning maintenance of the General Common Elements, the Limited Common Elements and/or the Units in the Declaration of Diamond Head Condominiums, as filed on June 26, 1984 in Volume 3143, page 0096 of the condominium records of Bexar County, Texas, or any Amendment thereto filed in the Bexar County records, said Declaration is hereby Amended to read as follows: Adding (after ARTICLE III, Paragraph 3.7 on Page 19), ARTICLE III, Paragraph 3.7(A) This Section 3.7A shall supersede any, and only inconsistent sections of the original Declaration as filed in Vol 3143, Page 0096 of the Bexar County Records.

To the extent that any maintenance, replacement or repairs is required on the following General Common Elements, Limited Common Elements and/or Units, the Owner of the Unit appurtenant to said General Common Elements, Limited Common Elements and/or Unit shall maintain, replace and repair said General Common Elements, Limited Common Elements and/or Unit area, to the extent not covered by the master policy of insurance maintained by the Association on said General Common Elements and/or Limited Common Elements:

1. Windows and doors serving only said Unit including any doors located on balconies or patios appurtenant to and serving only said Unit;
2. Balcony railings and/or patio wooden gates located on any balconies or patios appurtenant to and serving only said Unit;
3. Walls, floors and ceilings of the Unit to include all lath, furring, wallboard, plasterboard, plaster, acoustical treatments, tile, paint, wallpaper, finished flooring serving only said Unit in addition to any other materials constituting part of the finished surfaces of the Unit;
4. Fireplace flues, chutes and ductwork serving only said Unit;
5. Any electrical fixture operated by said Unit's electrical system, regardless of where located;
6. Screens for any doors or windows serving only said Unit;
7. Hot water heaters, where ever located, that service only said Unit;
8. Any ductwork serving only said Unit, including, but not limited to, heating and air conditioning ducts and dryer ventilation ducts; and/or
9. Storage areas located on balconies or patios serving only said Unit.

Nothing contained herein shall be construed to allow an Owner to change the General Common Elements and/or the Limited common Elements so that such elements do not conform in color, style and overall theme with the Diamond Head complex. No change in color (except within the interior of a Unit), materials, quality of workmanship, or other type change may be made to any General Common Elements and/or Limited Common Elements without obtaining the permission of the Board of Directors, in writing.

The Owner of any Unit shall maintain the above mentioned General Common Elements and/or Limited Common Elements in good condition in

conformity with the overall maintenance standards of the Diamond Head complex as established by the Board of Directors. The Association maintains the right to enter upon any General Common Elements and/or Limited Common Elements or Unit appurtenant thereto, to bring such area into conformity with the standards set by the Board if the Owner fails and refuses to do so after thirty days written notice to the Owner from the Board of Directors. Any costs incurred by the Association shall be assessed to the Owner of said Unit as said costs were an assessment as set forth under ARTICLE V of the Declaration as filed in Volume 3143, page 0096 of the Bexar County Records.

UNIT	PERCENTAGE OF OWNERSHIP
1102	0.871570
1104	0.977921
1202	1.488111
1203	1.530571
1204	1.892084
1206	1.892084
2104	0.977921
2106	0.977921
2107	0.871570
2108	0.871570
2201	1.488111
2202	1.488111
2205	1.530571
2206	1.892084
2207	1.488111
2208	1.488111
3101	0.871570
3103	0.977921
3104	0.977921
3106	0.977921
3107	0.871570
3108	0.871570
3201	1.488111
3202	1.488111
3203	1.530571
3204	1.530571
3205	1.530571
3206	1.530571
3207	1.488111
3208	1.488111

UNIT	PERCENTAGE OF OWNERSHIP
4101	0.977921
4102	0.977921
4103	0.977921
4108	0.977921
4201	1.530571
4202	1.530571
4203	1.530571
4204	1.530571
4205	1.530571
4207	1.530571
4208	1.530571
5102	0.977921
5103	0.977921
5104	0.977921
5106	0.977921
5107	0.977921
5201	1.530571
5202	1.530571
5203	1.530571
5204	1.530571
5205	1.530571
5206	1.530571
5207	1.530571
5208	1.530571
	71.109481

Book D Volm 07033 Page 00171

1-4-97

Any provision herein which restricts the sale, rental, or use of the described 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 this date and of the time stamped hereon by me and was duly RECORDED in the Office of Public Records of the County of Bexar, Texas on:

MAR 18 1997



Gerry Rickhoff

COUNTY CLERK BEXAR COUNTY, TEXAS

Filed for Record in:
BEXAR COUNTY, TX
GERRY RICKHOFF, COUNTY CLERK

On Mar 17 1997

At 1:19pm

Receipt #: 18915
Recording: 7.00
Doc/Inst: 6.00

Doc/Inst: 97-0035023

Deputy - ROSEMARY G RAMON

Book D Volm 07033 Page 00172

Exhibit A

DECLARATION AMENDMENT

STATE OF TEXAS

SS

KNOW BY ALL THESE PRESENT:

COUNTY OF BEXAR

NOW COMES, MONICA SANCHEZ, PRESIDENT OF DIAMOND HEAD OWNERS ASSOCIATION, INC. (Association) on behalf of the Board of Directors and Owners of said Association who does state that:

WHEREAS, the Owners of the Owners of Units totaling in excess of 67% of the voting power of the Association wish to amend the original Declarations filed in Volume 8143, Page 0096 of the Bexar County records, Bexar, Texas, pursuant to Article 8.1 of said Declaration;

AND WHEREAS the owners wish to change or clarify some of the maintenance responsibilities of the Owners,

NOW THEREFORE, the Owners of said Association hereby amend said Declaration as set forth on the attached with a list of the Units that have signed to amend the Declaration and their percentage of Ownership pursuant to the requirements of the said Declaration.

STATE OF TEXAS

SS

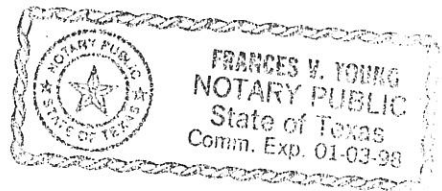
KNOW BY ALL THESE PRESENT:

COUNTY OF LLANO BEXAR

Sworn to before me this 5th day of March, 1997, by Monica Sanchez, President of Diamond Head Owners Association, Inc. who did appear before me and who did sign this Declaration Amendment as her own free act and deed and the free act and deed of Diamond Head Owners Association, Inc.

Monica Sanchez
Monica Sanchez, President
Diamond Head Owners Association, Inc.

Frances V. Young
Notary Public



Printed Name FRANCES V. YOUNG My Commission Expires: 1-3-98

Return to CAMC, 8026 Vantage #103B, San Antonio, Texas 78230
Prepared by Laura Crfat, Attorney at Law

DECLARATION AMENDMENT

Not withstanding anything mentioned concerning maintenance of the General Common Elements, the Limited Common Elements and/or the Units in the Declaration of Diamond Head Condominiums, as filed on June 26, 1984 in Volume 3143, page 0096 of the condominium records of Bexar County, Texas, or any Amendment thereto filed in the Bexar County records, said Declaration is hereby Amended to read as follows: Adding (after ARTICLE III, Paragraph 3.7 on Page 19), ARTICLE III, Paragraph 3.7(A) This Section 3.7A shall supersede any, and only inconsistent sections of the original Declaration as filed in Vol 3143, Page 0096 of the Bexar County Records.

To the extent that any maintenance, replacement or repairs is required on the following General Common Elements, Limited Common Elements and/or Units, the Owner of the Unit appurtenant to said General Common Elements, Limited Common Elements and/ or Unit shall maintain, replace and repair said General Common Elements, Limited Common Elements and/or Unit area, to the extent not covered by the master policy of insurance maintained by the Association on said General Common Elements an/or Limited Common Elements:

1. Windows and doors serving only said Unit including any doors located on balconies or patios appurtenant to and serving only said Unit;
2. Balcony railings and/or patio wooden gates located on any balconies or patios appurtenant to and serving only said Unit;
3. Walls, floors and ceilings of the Unit to include all lath, furring, wallboard, plasterboard, plaster, acoustical treatments, tile, paint, wallpaper, finished flooring serving only said Unit in addition to any other materials constituting part of the finished surfaces of the Unit;
4. Fireplace flues, chutes and ductwork serving only said Unit;
5. Any electrical fixture operated by said Unit's electrical system, regardless of where located;
6. Screens for any doors or windows serving only said Unit;
7. Hot water heaters, where ever located, that service only said Unit;
8. Any ductwork serving only said Unit, including, but not limited to, heating and air conditioning ducts and dryer ventilation ducts; and/or
9. Storage areas located on balconies or patios serving only said Unit.

Nothing contained herein shall be construed to allow an Owner to change the General Common Elements and/or the Limited common Elements so that such elements do not conform in color, style and overall theme with the Diamond Head complex. No change in color (except within the interior of a Unit), materials, quality of workmanship, or other type change may be made to any General Common Elements and/or Limited Common Elements without obtaining the permission of the Board of Directors, in writing.

The Owner of any Unit shall maintain the above mentioned General Common Elements and/or Limited Common Elements in good condition in

conformity with the overall maintenance standards of the Diamond Head complex as established by the Board of Directors. The Association maintains the right to enter upon any General Common Elements and/or Limited Common Elements or Unit appurtenant thereto, to bring such area into conformity with the standards set by the Board if the Owner fails and refuses to do so after thirty days written notice to the Owner from the Board of Directors. Any costs incurred by the Association shall be assessed to the Owner of said Unit as said costs were an assessment as set forth under ARTICLE V of the Declaration as filed in Volume 3143, page 0096 of the Bexar County Records.

UNIT	PERCENTAGE OF OWNERSHIP
1102	0.871570
1104	0.977921
1202	1.488111
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1204	1.892084
1206	1.892084
2104	0.977921
2106	0.977921
2107	0.871570
2108	0.871570
2201	1.488111
2202	1.488111
2205	1.530571
2206	1.892084
2207	1.488111
2208	1.488111
3101	0.871570
3103	0.977921
3104	0.977921
3106	0.977921
3107	0.871570
3108	0.871570
3201	1.488111
3202	1.488111
3203	1.530571
3204	1.530571
3205	1.530571
3206	1.530571
3207	1.488111
3208	1.488111

UNIT	PERCENTAGE OF OWNERSHIP
4101	0.977921
4102	0.977921
4103	0.977921
4108	0.977921
4201	1.530571
4202	1.530571
4203	1.530571
4204	1.530571
4205	1.530571
4207	1.530571
4208	1.530571
5102	0.977921
5103	0.977921
5104	0.977921
5106	0.977921
5107	0.977921
5201	1.530571
5202	1.530571
5203	1.530571
5204	1.530571
5205	1.530571
5206	1.530571
5207	1.530571
5208	1.530571

	71.109481

Exhibit 'D' Sample

Ref to:

DIAMOND HEAD OWNER'S ASSOCIATION, INC.

C/O CAMC

8026 VANTAGE #103B

SAN ANTONIO, TEXAS, 78230

210-308-5538 FAX: 210-308-9680

March 1, 1998

RE: UNIT _____, 5322 MEDICAL DRIVE, SAN ANTONIO, TEXAS 78240
Owner _____

TO:

Gentlemen,

The owner of the above Unit at Diamond Head Condominiums has given us your name as the lender on their Unit. The Homeowners have voted to Amend their Declaration. A copy of the Declaration Amendment (3 pages) is attached hereto for your approval. The owners wish this Declaration to pass to keep the cost of monthly maintenance fees down.

The original Diamond Head Declaration states:

"Any First Mortgagee who receives a written request to approve additions or Amendments to the Declaration or By-Laws, and who do not deliver or post to the requesting party a negative response within thirty (30) days, shall be deemed to have approved such request."

Accordingly, we ask that you read the attached Declaration Amendment and deliver or post any negative responses to the above address by April 10, 1998 (additional days allowed to account for mailing time).

We thank you in advance for your cooperation.

Sincerely,

Laura Craft, Secretary

Book D Volm 08144 Page 01777

RECORDERS MEMORANDUM

At time of Recordation this instrument was found to be inadequate for good photographic reproduction due to : (illegibility, carbon or photo copy, discolored paper, deterioration, etc.)

Any provision herein which restricts the sale, or use of the described 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:

SEP 24 1999



Gerry Rickhoff
COUNTY CLERK BEXAR COUNTY, TEXAS

Filed for Record in:
BEXAR COUNTY, TX
GERRY RICKHOFF, COUNTY CLERK

On Sep 24 1999

At 9:21am

Receipt #: 266614
Recording: 11.00
Doc/Mgmt: 6.00

Doc/Num : 99- 0181287

Deputy -Barbara Gutierrez

Book Volm Page
D 08144 01778