

DRIPPING SPRINGS' HIDDEN SPRINGS RANCH
HOMEOWNER'S ASSOCIATION, INC.

AMENDMENT TO BYLAWS
February 2011

On February 12, 2011, the Board of Directors of Dripping Springs' Hidden Springs Ranch Homeowner's Association, Inc. (the **Association**) approved amending the Association Bylaws as set forth below. The amendment was adopted by a majority vote of the Board at a meeting for which proper notice was given to all Directors.

1. Article II, section 6, first sentence is modified as follows:

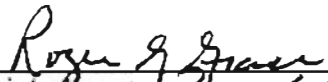
"Commencing in the year 2011, an annual meeting of the members shall be held at such place and time as may be determined by the Board of Directors and no later than the 2nd Monday in April of each year."

The remainder of Article II, section 6, remains unchanged.

2. Article III, section 5, is modified in its entirety as follows:

"An annual meeting of the Board of Directors shall be held in the same place as, and immediately following, the annual meeting of members. No notice need be given of the annual meeting of the Directors."

3. The foregoing amendments were effective immediately upon adoption.


Printed name: Roger G. Grace
Title: Vice President

NOTICE OF DEDICATORY INSTRUMENTS

Declaration of Covenants, Conditions and Restrictions: Recorded at document 9925950, Official Public Records, Hays County, Texas, and as thereafter amended.

Association: Dripping Springs' Hidden Springs Ranch Homeowner's Association, Inc.

Subdivision Name: Hidden Springs Ranch

Pursuant to Texas Property Code §202.006, the Association gives notice that all property subject to the Declaration referenced above is also subject to the Bylaws adopted in September 2000, and Bylaws amendment adopted in February 2011, which are attached as Exhibit A.

The dedicatory instrument is complete, correct, and current as of the date of this Notice, but may be amended from time to time. A current copy of the dedicatory instrument can be obtained from Hidden Springs Ranch Homeowner's Association, Inc, P.O. Box 362, Dripping Springs, Texas 78620.

EXECUTED this 7th day of April, 2011.

DRIPPING SPRINGS' HIDDEN SPRINGS RANCH
HOMEOWNER'S ASSOCIATION, INC.

By: Roger G. Grace
Printed Name: Roger G. Grace
Title: Vice President

STATE OF TEXAS

COUNTY OF HAYS

This instrument was acknowledged before me on the 7th day of April, 2011, by Roger Grace, the Vice President of Dripping Springs' Hidden Springs Ranch Homeowner's Association, Inc., on behalf of said entity.



Candice N. Ruiz
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

AFTER RECORDING RETURN TO:
Arnold & Associates, PC
406 Sterzing St.
Austin, Texas 78704

HSR HOA Administrator

From: Rhonda Grover <arnold_assoc@sbcglobal.net>
Sent: Monday, March 28, 2011 1:04 PM
To: 'HSR HOA Administrator'
Subject: Hidden Springs
Attachments: Notice of Dedicatory Instruments.doc; Bylaws Amendment.doc

CONFIDENTIALITY NOTICE: This email transmission contains confidential information. The information is intended only for the use of the recipient named above. If you have received this email in error, please immediately notify us by telephone at (512) 472-8000. You are cautioned that any disclosure, copying, distribution, or other use of the transmitted information is strictly prohibited.

Attached is a draft of a formal amendment to the Bylaws. It should be signed by the president, vice-president or secretary of the Association, and a copy (I don't need the original) sent to me.

Also, in checking the property records, it appears that the original Bylaws may not have been recorded. State law requires recording, and so I recommend that we record the Bylaws as well as last month's amendment.

Attached is a Notice of Dedicatory Instruments (the Bylaws is a dedicatory instrument, as that term is defined by statute). This document must be signed by the president, vice president, or secretary, and the original returned to me. I will then attach the Bylaws and 2011 Amendment, and file the document with the Hays County Clerk.

If there have been any other amendments besides the one done this year, those should be referenced as well. Please send those amendments to me and I will revise the Notice accordingly.

Finally, in going through the file to prepare these documents, I realized that the Association's full legal name is Dripping Springs' Hidden Springs Ranch Homeowner's Association, Inc. In the past, I have prepared lien notices that did not include "Dripping Springs" in the name. I will correct future filings.

An alternative is for the Association to file an assumed name certificate with the Secretary of State and Hays County Clerk. This would indicate that the Association commonly goes by the shorter name of Hidden Springs Ranch Homeowner's Association. Filing fees will be about \$25 with the Secretary of State, and \$20 with the County Clerk. The filing will be good for 10 years, after which it must be renewed.

If you would like for me to prepare an assumed name certificate, let me know. While it is not essential, I do think it important that if the assumed name certificate is not filed, the Association use its full and correct legal name on contracts and legal notices.

Patrice Arnold
Arnold and Associates, PC
406 Sterzing Street
Austin, Texas 78704
512/472-8000 (office)
512/474-7121 (fax)