



AUSTIN CITY CLERK
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2012 JAN 5 PM 1 59
TERMINATION OF RESTRICTIVE COVENANT
FOR
ZONING CASE: C14-97-0102

OWNER: Dreyfus Antiques Brocante, a Texas general partnership
ADDRESS: 1901 North Lamar Blvd., Austin, Texas 78701
CITY: The City of Austin, a home-rule city, municipal corporation and political subdivision of the State of Texas, in Travis County, Texas.
CITY COUNCIL: The City Council of the City of Austin.
CONSIDERATION: Ten and No/100 Dollars (\$10.00) and other good and valuable consideration paid by the City of Austin to the Owner, the receipt and sufficiency of which is acknowledged.

WHEREAS, Texas Medical Association, a Texas non-profit association, as owner of all that certain property described in Zoning Case No. C14-97-0102, described as Lot 3, Lamar at 19th Subdivision, City of Austin, Travis County (the "Property"), as more particularly described in the restrictive covenant recorded in the Real Property Records of Travis County, Texas, in Volume 13016, Page 1820 (the "Restrictive Covenant"), imposed certain restrictions and covenants on the Property by the Restrictive Covenant of record; and,

WHEREAS, the Restrictive Covenant provided that the covenant could be modified, amended, or terminated by joint action of both a majority of the members of the City Council and the owner of the Property at the time of such modification, amendment or termination; and,

WHEREAS, Dreyfus Antiques Brocante, a Texas general partnership, as sole and current owner (the "Owner") of the Property, now desires to terminate the Restrictive Covenant; and,

WHEREAS, the City Council and the Owner, agree the Restrictive Covenant should be terminated;

NOW, THEREFORE, for and in consideration of the premises and mutual promises, covenants, and agreements set forth in this covenant, the City of Austin and the Owner agree as follows:

1. The Restrictive Covenant is terminated by this termination. Each and every one of the terms, conditions, and provisions of the Restrictive Covenant, as set forth in the Restrictive Covenant, shall have no force or effect on the Property on and after the effective date of this termination.
2. The City Manager, or his designee, shall execute, on behalf of the City, this Termination of Restrictive Covenant for Zoning Case No. C14-97-0102 (the "Termination of Restrictive Covenant") as authorized by the City Council of the City of Austin. This Termination of Restrictive Covenant shall be filed in the Official Public Records of Travis County, Texas, which will terminate the document of record in Volume 13016, Page 1820, Real Property Records, Travis County, Texas.

11-10-11
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5168 Z

EXECUTED this the _____ day of _____, 2011.

OWNER:

**Dreyfus Antiques Brocante,
a Texas general partnership**

By: _____

George Dreyfus,
General partner

By: _____

Dominique D. Leon,
General Partner

CITY OF AUSTIN:

By: _____

Sue Edwards,
Assistant City Manager
City of Austin

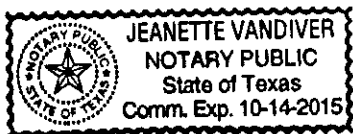
APPROVED AS TO FORM:

Chad Shaw
Assistant City Attorney
City of Austin

THE STATE OF TEXAS §

COUNTY OF TRAVIS §

This instrument was acknowledged before me on this the 10th day of November, 2011, by George Dreyfus, general partner on behalf of Dreyfus Antiques Brocante a Texas general partnership.

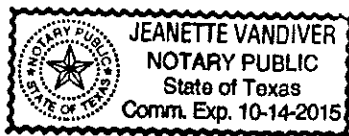


Notary Public, State of Texas

THE STATE OF TEXAS §

COUNTY OF TRAVIS §

This instrument was acknowledged before me on this the 10th day of November, 2011, by Dominique D. Leon, general partner on behalf of Dreyfus Antiques Brocante a Texas general partnership.

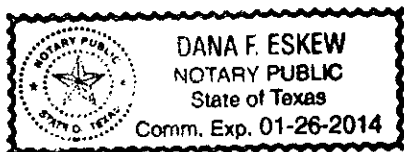


Jeanette Vandiver
Notary Public, State of Texas

THE STATE OF TEXAS §

COUNTY OF TRAVIS §

This instrument was acknowledged before me on this the 30th day of November, 2011, by Sue Edwards, as Assistant City Manager of the City of Austin, a municipal corporation, on behalf of the municipal corporation.



Dana F. Eskew
Notary Public, State of Texas

After Recording, Please Return to:
City of Austin
Department of Law
P. O. Box 1088
Austin, Texas 78767-1088
Attention: Diana Minter, Paralegal

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS

Dana DeBeauvoir

Dec 06, 2011 10:20 AM

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MACHADOP: \$24.00

Dana DeBeauvoir, County Clerk
Travis County TEXAS