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FIRST AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE EAGLE CREST PLANNED COMMUNITY

THIS FIRST AMENDED DECLARATION, made this 17th day of October, 1987, by EAGLE CREST PARTNERS LTD., an Oregon limited partnership, hereinafter referred to as "Declarant" and Eagle Crest Master Association, an Oregon non-profit corporation, hereinafter referred to as "Association," is as follows:

RECITALS

A. On or about June 24, 1985, Declarant caused to be recorded that certain Declaration of Covenants, Conditions and Restrictions for the Eagle Crest Planned Community (the "Existing Declaration"), at Book 98, Page 675 of the Official Records of the County Recorder of Deschutes County, Oregon. The Existing Declaration provides for the creation of a master planned community located near Redmond, Oregon, all pursuant to the terms set forth in the Existing Declaration.

B. Paragraph 12.1(a) of the Existing Declaration provides that the Existing Declaration may be amended from time to time by vote or written approval of a "Super-Majority of Owners" (as the quoted term is defined in the Existing Declaration). A Super-Majority of Owners, as of the date hereof, means the vote or written assent of Non-Declarant Owners entitled to vote or so assent and who collectively are entitled to exercise more than 75% of votes which may be exercised by such Non-Declarant Owners and the consent of Declarant.

C. On or about Oct. 17, 1987, the Association conducted a special meeting of Owners and obtained the approval of a Super-Majority of Owners to the following amendment, which amendment is hereby adopted in its entirety as hereinbelow set forth.

AMENDMENT

NOW, THEREFORE, the Existing Declaration is hereby amended in the following respects:

- 1. Paragraph 12.1(a) is hereby amended by deleting the phrase "Super-Majority of Owners" and substituting therefor the phrase "Majority of Owners."
2. Exhibit B attached hereto is hereby deleted in its entirety and a new Exhibit B in the form of Addendum A attached hereto and made a part hereof is hereby substituted therefor.
3. Except as hereinabove set forth, the Existing Declaration shall continue in full force and effect without any change whatsoever.

IN WITNESS WHEREOF, this First Amended Declaration of Covenants, Conditions and Restrictions for the Eagle Crest Planned Community has been adopted as provided above, effective as of the date first-above written.

CERTIFICATE OF SECRETARY

I, the undersigned, the duly elected and acting Secretary of the Eagle Crest Master Association, an Oregon non-profit corporation, do hereby certify:

That the within and foregoing First Amended Declaration of Covenants, Conditions and Restrictions for the Eagle Crest Planned Community was duly adopted on the 17 day of October, 1987, by vote at a duly noticed and called meeting of the Members of the Eagle Crest Master Association, and that the same does now constitute the First Amended Declaration of Covenants, Conditions and Restrictions for the Eagle Crest Planned Community. This Certificate is given as provided in Paragraph 12.1(d) of the Existing Declaration.

IN WITNESS WHEREOF, I have hereinto subscribed my name this 2nd day of November, 1987.

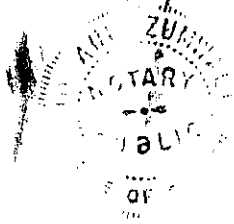
EAGLE CREST MASTER ASSOCIATION, an Oregon non-profit corporation

By: [Signature] Secretary

Bend Title Company

STATE OF OREGON }  
County of Deschutes } ss.

The foregoing instrument was acknowledged before me this 24 day of November, 1987, by KAREN L. SMITH, as Secretary of EAGLE CREST MASTER ASSOCIATION, an Oregon non-profit corporation, on behalf of the corporation.



*[Handwritten Signature]*  
NOTARY PUBLIC FOR OREGON  
My commission expires: 1/21/90

**EXHIBIT B**

DELETED

**"Master Association Annexable Property"**

The South Half of the Southeast Quarter (S $\frac{1}{2}$  SE $\frac{1}{4}$ ), and the Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$  SE $\frac{1}{4}$ ) of Section Fourteen (14), Township 15 South, Range 12 East, Willamette Meridian, Deschutes County, Oregon, EXCEPT those portions described as follows:  
COPY UNREADABLE

Beginning at the Northeast corner of the Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$  SE $\frac{1}{4}$ ) of said Section 14; said point also being 1309.8 feet West of the Quarter corner on the East line of said Section 14; thence South along line between the Northwest Quarter of the Northeast Quarter of said Southeast Quarter (NW $\frac{1}{4}$  NE $\frac{1}{4}$  SE $\frac{1}{4}$ ) a distance of 518.8 feet to a point on the Northerly bank of the Deschutes River; thence along the bank of said river as follows: North 72° 12' West a distance of 83.9 feet; thence North 48° 05' West a distance of 280.0 feet; thence North 1° 45' East a distance of 155.0 feet; thence North 24° 49' East a distance of 166.5 feet to a point on the North line of said Southeast Quarter (SE $\frac{1}{4}$ ) of Section 14; thence East along said North line a distance of 213.7 feet to the Point of Beginning.

ALSO EXCEPT: Beginning at the Northwest corner of said Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$  SE $\frac{1}{4}$ ), and running thence East along the North line thereof a distance of 271.43 feet, more or less, to the Easterly right-of-way line of the Tumalo Cline Falls Market Road, as now located over said premises, being the Point of Beginning; thence East along said North line to the Westerly bank of the Deschutes River, thence Southerly along said Westerly bank of said river a distance of 260 feet; thence West on a line parallel to the North line of said Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$  SE $\frac{1}{4}$ ) to the intersection of the said Easterly right-of-way line of said Tumalo-Cline Falls Road, thence Northerly along said Easterly right-of-way line to the Point of Beginning.

ALSO EXCEPT: Starting at the center of said Section 14, the initial point; thence North 87° 52' East along the North line of said NW $\frac{1}{4}$  SE $\frac{1}{4}$ , 474.00 feet; thence South 15° 19' West 272.53 feet to the Point of Beginning; thence North 87° 52' East 443.15 feet to the high water mark on the Westerly side of the Deschutes River, thence South 12° 59' East 310.70 feet; thence South 87° 52' West 794.05 feet to the Easterly boundary line of Cline Falls-Tumalo State Highway; thence North 04° 54' East 113.10 feet along the Easterly boundary of the said Client Falls-Tumalo Highway to the point of curve right, thence North 14° 51' East 202.95 feet; thence North 87° 52' East 220.45 feet the Point of Beginning.

ALSO EXCEPT: A parcel of land, situated in the NW $\frac{1}{4}$  SE $\frac{1}{4}$ , more particularly described as follows: Starting at the center of said Section 14, the initial point; thence North 87° 52' East along the North line of said NW $\frac{1}{4}$  SE $\frac{1}{4}$ , 474.00 feet; thence South 15° 10' West 272.53 feet; thence South 87° 52' West 220.45 feet to the Easterly right-of-way line of the Cline Falls-Tumalo Highway; thence South 14° 51' West 202.95 feet; thence South 04° 54' West 113.10 feet to the Point

of Beginning; thence North 87° 52' East 600.00 feet; thence South 02° 08' East 25.00 feet; thence South 87° 52' West 603.09 feet; thence North 04° 54' East 25.19 feet to the Point of Beginning.

ALSO EXCEPT: A parcel of land containing 11.90 acres, more or less, located in the Southeast One-Quarter of Section 14, Township 15 South, Range 12 East, Willamette Meridian, Deschutes County, Oregon, being more particularly described as follows:

Beginning at a point from which a 1/2" iron rod marking the South one-quarter corner of said Section 14 bears South 51° 50' 21" West a distance of 930.81 feet and from which a 1" iron rod marking the Southeast corner of said Section 14 bears South 74° 04' 02" East a distance of 1999.52 feet; thence North 61° 26' 48" West a distance of 125.00 feet; thence North 00° 23' 34" West a distance of 100.00 feet; thence North 14° 46' 09" East a distance of 354.30 feet; thence North 05° 24' 51" West a distance of 313.89 feet; thence North 20° 56' 08" West a distance of 185.78 feet; thence North 13° 28' 08" East a distance of 179.93 feet; thence North 80° 53' 25" East a distance of 64.95 feet; thence South 76° 28' 11" East a distance of 130.00 feet; thence South 57° 25' 57" East a distance of 167.06 feet; thence South 00° 29' 55" West a distance of 259.16 feet; thence South 37° 27' 13" East a distance of 435.07 feet; thence South 07° 36' 22" West a distance of 299.49 feet; thence South 19° 32' 26" West a distance of 180.58 feet; thence North 87° 30' 10" West a distance of 419.74 feet to the Point of Beginning, the terminus of this description.

ALSO EXCEPT: That portion of the NW 1/4 of the SE 1/4 of said Section 14 lying within the right-of-way of the Tumalo-Cline Falls Market Road (right-of-way is 60 feet in width).

That portion of Section Twenty-three (23), Township Fifteen (15) South, Range Twelve (12) East, Willamette Meridian, Deschutes County, Oregon lying northerly and easterly of the following described line:

Beginning at the Northwest corner of the Northeast One-Quarter of the Northwest One-Quarter (NE 1/4 NW 1/4) of said Section 23; thence following the West Line of said Northeast One-Quarter of the Northwest One-Quarter (NE 1/4 NW 1/4) South 00° 15' 28" East 1316.00 feet to a 3/8" iron rod, set during plat, being the Northwest corner of Lot 3 of Canyon River Territories (a plat on file with Deschutes County Surveyor prepared by Century West Resources Corporation dated 10/11/72); thence following the north line of Lot 3 and 4 of said plat, South 89° 23' 47" East 1333.16 feet to a 3/8" iron rod, set for plat, marking the NE corner of said Lot 4; thence along the East line of said Lot 4 South 00° 25' 33" East a distance of 1308.13 feet to a 1/2" iron pipe, set during plat, marking the Southeast corner of said Lot 4; thence following the North line of Lots 9 and 10 of said plat South 69° 45' 44" East a distance of 1331.54 feet to a 3/8" iron rod, set during plat, marking the Northeast corner of said Lot 10; thence along the east line of said Lot 10 South 00° 40' 24" East a distance of 1326.85 feet to a 3/8" iron rod set for plat marking the Southeast corner of said lot; thence leaving said plat boundary and following the South line of the Northeast One-Quarter of the Southeast One-Quarter (NE 1/4 SE 1/4) South 89° 45' 31" East a distance of 1337.27 feet to the Southeast corner of said Northeast One-Quarter of the Southeast One-Quarter (NE 1/4 SE 1/4) being the terminus of this described line.

Except therefrom: that portion of the NE 1/4 of the NW 1/4 of Section 23 lying within the right-of-way of the Tumalo Cline Falls Market Road.

AND

IN TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon:

Section Twenty-four (24): That portion of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) lying West of the centerline of the Deschutes River and that portion of the Northwest Quarter of the Southwest Quarter (NW 1/4 SW 1/4) lying West of the centerline of the Deschutes River.

AND

That portion of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section Twenty-four (24), lying Westerly of the centerline of the Deschutes River. In TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon. EXCEPTING THEREFROM a portion of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section 24, TOWNSHIP 15 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, lying West-

erly of the centerline of the Deschutes River in Deschutes County, Oregon, and more particularly described as follows: Commencing at a 1/2 inch pin at the Northwest section corner of said Section 24, the initial point; thence South 00° 37' 10" East along the section line common to said Sections 24 and 23, 685.48 feet to a 1/2 inch pipe and the POINT OF BEGINNING; thence North 88° 15' 13" East, 967.23 feet to the centerline of the Deschutes River witness by a 1/2" pipe 217.58 feet from the Easterly extremity; thence 720.40 feet along the arc of a 857.30 foot radius curve right forming a delta angle of 48° 08' 47" and a long chord bearing South 16° 22' 29" East, 699.39 feet; thence North 89° 58' 46" West along the Southerly line of said Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4), 1157.02 feet to a 1/2 inch pipe; thence North 00° 37' 10" West along the section line common to said Sections 24 and 23, 641.16 feet to the POINT OF BEGINNING.

AND

Description of a parcel of land situated in a portion of the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section Twenty-four (24), TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon, more particularly described as follows:

Commencing at a 1" rod monumenting the South 1/4 corner of Section 24, TOWNSHIP 15 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, the initial Point, thence North 89° 58' 31" West, along the South line of the Southwest Quarter (SW 1/4) of said Section 24, 1391.13 feet to the East line of the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4); thence North 00° 05' 47" West, along said East line, 1325.32 feet to the North line of said Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4); thence North 89° 55' 47" West, along said North line, 678.15 feet to the centerline of the Deschutes River and the TRUE POINT OF BEGINNING; thence North 89° 55' 47" West, along said North line 713.83 feet to the West line of said Southwest Quarter (SW 1/4); thence South 00° 07' 58" East, along said West line 1124.02 feet to a 1/2" pipe with a plastic cap stamped "PLS 1652," a point witnessed by the Southwest corner of said Section 24 which bears South 00° 07' 58" East 202.42 feet and also witnessed by a 1/2" pipe per Mansfield's 1972 survey which bears South 89° 58' 31" East 30.16 feet; thence South 89° 58' 31" East, parallel with the South line of said Southwest Quarter (SW 1/4), 218.43 feet to the centerline of the Deschutes River; thence along said centerline as follows: North 33° 52' 04" East, 95.39 feet; thence North 30° 31' 12" East, 160.32 feet; thence North 46° 04' 29" East, 382.57 feet; thence North 22° 16' 24" East, 269.87 feet; thence North 04° 07' 05" East, 168.73 feet; thence North 08° 07' 04" West, 224.75 feet to the TRUE POINT OF BEGINNING.

AND

A portion of the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section Twenty-four (24), TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon, lying Westerly of the centerline of the Deschutes River, and more particularly described as follows:

Commencing at a 1/2" point at the Northwest section corner of said Section 24, the Initial Point; thence South 00° 37' 10" East along the section line common to said Sections 24 and 23, 685.48 feet to a 1/2 inch pipe and the POINT OF BEGINNING; thence North 88° 15' 13" East, 967.23 feet to the centerline of the Deschutes River witness by a 1/2 inch pipe 217.58 feet from the Easterly extremity; thence 720.40 feet along the arc of a 857.30 foot radius curve right forming a delta angle of 48° 08' 47" and a long chord bearing South 16° 22' 29" East, 699.39 feet; thence North 89° 58' 46" West along the Southerly line of said Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4), 1157.02 feet to a 1/2 inch pipe; thence North 00° 37' 10" West along the section line common to said Sections 24 and 23, 641.16 feet to POINT OF BEGINNING.

AND

That certain real property situated in Deschutes County, State of Oregon, described as follows: That portion of the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section Thirteen (13), lying Westerly of the centerline of the Deschutes River, in TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon.

SUBJECT TO: All easements, restrictions, and rights-of-way of record and those common and apparent on the land.

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AND

That certain real property situated in Deschutes County, State of Oregon, described as follows:  
That portion of the Northeast Quarter of the Southeast Quarter (NE $\frac{1}{4}$  SE $\frac{1}{4}$ ) of Section Fourteen  
(14), lying Southerly of the centerline of the Deschutes River in TOWNSHIP FIFTEEN (15) SOUTH,  
RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon.

## ADDENDUM A

## EXHIBIT B

## "MASTER ASSOCIATION ANNEXABLE PROPERTY"

The South Half of the Southeast Quarter (S1/2 SE1/4), and the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) of Section Fourteen (14), Township 15 South, Range 12 East, Willamette Meridian, Deschutes County, Oregon, EXCEPT those portions described as follows:

EXCEPT: Beginning at the Northeast corner of the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) of said Section 14; said point also being 1309.8 feet West of the Quarter corner on the East line of said Section 14; thence South along line between the Northwest Quarter of the Northeast Quarter of said Southeast Quarter (NW1/4 NE1/4 SE1/4) a distance of 518.8 feet to a point on the Northerly bank of the Deschutes River; thence along the bank of said river as follows: North 72 degrees 12' West a distance of 83.9 feet; thence North 48 degrees 05' West a distance of 280.0 feet; thence North 1 degree 45' East a distance of 155.0 feet; thence North 24 degrees 49' East a distance of 166.5 feet to a point on the North line of said Southeast Quarter (SE1/4) of Section 14; thence East along said North line a distance of 213.7 feet to the Point of Beginning.

ALSO EXCEPT: Beginning at the Northwest corner of said Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4), and running thence East along the North line thereof a distance of 271.43 feet, more or less, to the Easterly right-of-way line of the Tumalo Cline Falls Market Road, as now located over said premises, being the point of Beginning; thence East along said North line to the Westerly bank of the Deschutes River, thence Southerly along said Westerly bank of said river a distance of 260 feet; thence West on a line parallel to the North line of said Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) to the intersection of the said Easterly right-of-way line of said Tumalo-Cline Falls Road, thence Northerly along said Easterly right-of-way line to the Point of Beginning.

ALSO EXCEPT: Starting at the center of said Section 14, the initial point; thence North 87 degrees 52' East along the North line of said NW1/4 SE1/4, 474.00 feet; thence South 15 degrees 19' West 272.53 feet to the Point of Beginning; thence North 87 degrees 52' East 443.15 feet to the high water mark on the Westerly side of the Deschutes River, thence South 12 degrees 59' East 310.70 feet; thence South 87 degrees 52' West 794.05 feet to the Easterly boundary line of Cline Falls-Tumalo State Highway; thence North 04 degrees 54' East 113.10 feet along the Easterly boundary of the said Cline Falls-Tumalo Highway to the point of curve right; thence North 14 degrees 51' East 202.95 feet; thence North 87 degrees 52' East 220.45 feet the Point

of Beginning.

ALSO EXCEPT: A parcel of land, situated in the NW1/4SE1/4, more particularly described as follows: Starting at the center of said Section 14, the initial point; thence North 87 degrees 52' East along the North line of said NW1/4 SE1/4, 474.00 feet; thence South 15 degrees 10' West 272.53 feet; thence South 87 degrees 52' West 220.45 feet to the Easterly right-of-way line of the Cline Falls-Tumalo Highway; thence South 14 degrees 51' West 202.95 feet; thence South 04 degrees 54' West 113.10 feet to the Point of Beginning; thence North 87 degrees 52' East 600.00 feet; thence South 02 degrees 08' East 25.00 feet; thence South 87 degrees 52' West 603.09 feet; thence North 04 degrees 54' East 25.19 feet to the Point of Beginning.

ALSO EXCEPT: A parcel of land containing 11.90 acres, more or less, located in the Southeast One-Quarter of Section 14, Township 15 South, Range 12 East, Willamette Meridian, Deschutes County, Oregon, being more particularly described as follows:

Beginning at a point from which a 1/2" iron rod marking the South one-quarter corner of said Section 14 bears South 51 degrees 50' 21" West a distance of 930.81 feet and from which a 1" iron rod marking the Southeast corner of said Section 14 bears South 74 degrees 04' 02" East a distance of 1999.52 feet; thence North 61 degrees 26' 48" West a distance of 125.00 feet; thence North 00 degrees 23' 34" West a distance of 100.00 feet; thence North 14 degrees 46' 09" East a distance of 354.30 feet; thence North 05 degrees 24' 51" West a distance of 313.89 feet; thence North 20 degrees 56' 08" West a distance of 185.78 feet; thence North 13 degrees 28' 08" East a distance of 179.93 feet; thence North 80 degrees 53' 25" East a distance of 64.95 feet; thence South 76 degrees 28' 11" East a distance of 130.00 feet; thence South 57 degrees 25' 57" East a distance of 167.06 feet; thence South 00 degrees 29' 55" West a distance of 259.16 feet; thence South 37 degrees 27' 13" East a distance of 435.07 feet; thence South 07 degrees 36' 22" West a distance of 299.49 feet; thence South 19 degrees 32' 26" West a distance of 180.58 feet; thence North 87 degrees 30' 10" West a distance of 419.74 feet to the Point of Beginning, the terminus of this description.

ALSO EXCEPT: That portion of the NW1/4 of the SE1/4 of said Section 14 lying within the right-of-way of the Tumalo-Cline Falls Market Road (right-of-way is 60 feet in width).

AND

That portion of Section Twenty-three (23), Township Fifteen (15) South, Range Twelve (12) East, Willamette-Meridian, Deschutes County, Oregon lying northerly and easterly of the following described line:

Beginning at the Northwest corner of the Northeast One-Quarter of the Northwest One-Quarter (NE1/4 NW1/4) of said Section 23; thence following the West Line of said



Northeast One-Quarter of the Northwest One-Quarter (NE1/4 NW1/4) South 00 degrees 15' 28" East 1316.00 feet to a 5/8" iron rod, set during plat, being the Northwest corner of Lot 3 of Canyon River Territories (a plat on file with Deschutes County Surveyor prepared by Century West Resources Corporation dated 10/11/72); thence following the North Line of Lot 3 and 4 of said plat, South 89 degrees 23' 47" East 1333.16 feet to a 5/8" iron rod, set for plat, marking the NE corner of said Lot 4; thence along the East Line of said Lot 4 South 00 degrees 25' 33" East a distance of 1308.13 feet to a 1-1/2" iron pipe, set during plat, marking the Southeast corner of said Lot 4; thence following the North line of Lots 9 and 10 of said plat South 89 degrees 45' 44" East a distance of 1331.54 feet to a 5/8" iron rod, set during plat, marking the Northeast corner of said Lot 10; thence along the East line of said Lot 10 South 00 degrees 40' 24" East a distance of 1326.85 feet to a 5/8" iron rod set for plat marking the Southeast corner of said lot; thence leaving said plat boundary and following the South line of the Northeast One-Quarter of the Southeast One-Quarter (NE1/4 SE1/4) South 89 degrees 45' 31" East a distance of 1337.27 feet to the Southeast corner of said Northeast One-Quarter of the Southeast One-Quarter (NE1/4 SE1/4) being the terminus of this described line.

Except therefrom: that portion of the NE1/4 of the NW1/4 of Section 23 lying within the right-of-way of the Tumalo-Cline Falls Market Road.

AND

IN TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon: Section Twenty-four (24): That portion of the Southwest Quarter of the Northwest Quarter (SW1/4 NW1/4) lying West of the centerline of the Deschutes River and that portion of the Northwest Quarter of the Southwest Quarter (NW1/4 SW1/4) lying West of the centerline of the Deschutes River.

AND

That portion of the Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section Twenty-four (24), lying Westerly of the centerline of the Deschutes River. In TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon. EXCEPTING THEREFROM a portion of the Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section 24, TOWNSHIP 15 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, lying Westerly of the centerline of the Deschutes River in Deschutes County, Oregon, and

more particularly described as follows: Commencing at a 1-1/2" pin at the Northwest section corner of said Section 24, the initial point; thence South 00 degrees 37' 10" East along the section line common to said Sections 24 and 23, 685.48 feet to a 1/2 inch pipe and the POINT OF BEGINNING; thence North 88 degrees 15' 13" East, 967.23 feet to the centerline of the Deschutes River witness by a 1/2" pipe 217.58 feet from the Easterly extremity; thence 720.40 feet along the arc of a 857.30 foot radius curve right forming a delta angle of 48 degrees 08' 47" and a long chord bearing South 16 degrees 22' 29" East, 699.39 feet; thence North 89 degrees 58' 46" West along the Southerly line of said Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4), 1157.02 feet to a 1/2 inch pipe; thence North 00 degrees 37' 10" West along the section line common to said Sections 24 and 23, 641.16 feet to the POINT OF BEGINNING.

AND

Description of a parcel of land situated in a portion of the Southwest Quarter of the Southwest Quarter (SW1/4 SW1/4) of Section Twenty-four (24), TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon, more particularly described as follows:

Commencing at a 1" rod monumenting the South 1/4 corner of Section 24, TOWNSHIP 15 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, the Initial Point, thence North 89 degrees 58' 31" West, along the South line of the Southwest Quarter (SW1/4) of said Section 24, 1391.13 feet to the East line of the Southwest Quarter of the Southwest Quarter (SW1/4 SW1/4); thence North 00 degrees 05' 47" West, along said East line, 1325.32 feet to the North line of said Southwest Quarter of the Southwest Quarter (SW1/4 SW1/4); thence North 89 degrees 55' 47" West, along said North line, 678.15 feet to the centerline of the Deschutes River and the TRUE POINT OF BEGINNING; thence North 89 degrees 55' 47" West, along said North line 713.83 feet to the West line of said Southwest Quarter (SW1/4); thence South 00 degrees 07' 58" East, along said West line 1124.02 feet to a 1/2" pipe with a plastic cap stamped "PLS 1652," a point witnessed by the Southwest corner of said Section 24 which bears South 00 degrees 07' 58" East 202.42 feet and also witnessed by a 1/2" pipe per Mansfield's 1972 survey which bears South 89 degrees 58' 31" East 30.16 feet; thence South 89 degrees 58' 31" East, parallel with the South line of said Southwest Quarter (SW1/4), 218.43 feet to the centerline of the Deschutes River; thence along said centerline as follows: North 33 degrees 52' 04" East, 95.39 feet; thence North 30 degrees 31' 12" East, 160.32 feet; thence North 46 degrees 04' 29" East, 382.57 feet; thence North 22 degrees 16' 24" East, 269.87 feet; thence North 04 degrees 07' 05" East,

168.73 feet; thence North 08 degrees 07' 04" West, 224.75 feet to the TRUE POINT OF BEGINNING.

AND

A portion of the Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section Twenty-four (24), TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon, lying Westerly of the centerline of the Deschutes River, and more particularly described as follows:

Commencing at a 1-1/2" point at the Northwest section corner of said Section 24, the Initial Point; thence South 00 degrees 37' 10" East along the section line common to said Sections 24 and 23, 685.48 feet to a 1/2 inch pipe and the POINT OF BEGINNING; thence North 88 degrees 15' 13" East, 967.23 feet to the centerline of the Deschutes River witness by a 1/2 inch pipe 217.58 feet from the Easterly extremity; thence 720.40 feet along the arc of a 857.30 foot radius curve right forming a delta angle of 48 degrees 08' 47" and a long chord bearing South 16 degrees 22' 29" East, 699.39 feet; thence North 89 degrees 58' 46" West along the Southerly line of said Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4), 1157.02 feet to a 1/2 inch pipe; thence North 00 degrees 37' 10" West along the section line common to said Sections 24 and 23, 641.16 feet to POINT OF BEGINNING.

AND

That certain real property situated in Deschutes County, State of Oregon, described as follows:  
That portion of the Southwest Quarter of the Southwest Quarter (SW1/4 SW1/4) of Section Thirteen (13), lying Westerly of the centerline of the Deschutes River, in TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon.  
SUBJECT TO; All easements, restrictions and rights-of-way of record and those common and apparent on the land.

AND

That certain real property situated in Deschutes County, State of Oregon, described as follows:  
That portion of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of Section Fourteen (14), lying Southerly of the centerline of the Deschutes River in TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon.

AND

That certain real property situated in Deschutes County, State of Oregon, described as follows:

That portion of the East Half, Southwest Quarter (E1/2 SW1/4), Section Fourteen (14) lying Easterly of Cline Falls Market Road, TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon.

AND

That certain real property situated in Deschutes County, State of Oregon, described as follows:

That portion of the Northwest Quarter, Southwest Quarter (NW1/4 SW1/4), Section Twenty-three (23) lying Easterly of Cline Falls Market Road, TOWNSHIP FIFTEEN (15) SOUTH, RANGE TWELVE (12) EAST OF THE WILLAMETTE MERIDIAN, Deschutes County, Oregon;

AND

Such other real property situated in Deschutes County, State of Oregon as may hereafter be acquired by Declarant and be adjacent to the subject property on the Annexable Property;

EXCEPTING THEREFROM all those parcels previously annexed to the Master Association.

STATE OF OREGON )  
COUNTY OF DESCHUTES ) SS.

I, MARY SUE PENHOLLOW, COUNTY CLERK AND RECORDER OF CONVEYANCES, IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS RECORDED THIS DAY:

87 NOV -3 AM 11:22

MARY SUE PENHOLLOW  
COUNTY CLERK

BY: P. Link DEPUTY  
NO. 87-22557 FEE 60-  
DESCHUTES COUNTY OFFICIAL RECORDS