

VOL: 2001 PAGE: 31137
RECORDED DOCUMENT

STATE OF OREGON
COUNTY OF DESCHUTES



*2001-31137 * Vol-Page

Printed: 06/28/2001 15:48:22

DO NOT REMOVE THIS CERTIFICATE

(This certificate constitutes a part of the original instrument in accordance with ORS 205.180(2). Removal of this certificate may invalidate this certificate and affect the admissibility of the original instrument into evidence in any legal proceeding.)

I hereby certify that the attached instrument was received and duly recorded in Deschutes County records:

DATE AND TIME: Jun. 28, 2001; 3:44 p.m.

RECEIPT NO: 37640

DOCUMENT TYPE: Planned Community
Subdivision Declaration

FEE PAID: \$41.00

NUMBER OF PAGES: 3

A handwritten signature in black ink, appearing to read "Mary Sue Penhollow".

MARY SUE PENHOLLOW
DESCHUTES COUNTY CLERK

Return to Karnopp, Petersen et al.

FIRST AMENDMENT TO DECLARATION

SANDERSON CO., INC., an Oregon corporation (the "Developer") hereby amends the Declaration of Covenants, Conditions and Restrictions recorded on August 8, 2000, at Volume 2000, page 31532, Deschutes County Official Records (the "Declaration"), pertaining to the real property described on the attached Exhibit "A," as follows:

1. **Defined Terms.** Except as otherwise expressly defined herein, terms used in this First Amendment to the Declaration (this "First Amendment") shall have the respective meanings assigned to such terms in the Declaration.

2. **Modification of Section 4.17.** Section 4.17 of the Declaration is hereby amended and restated in its entirety as follows:

"4.7 **Signs.** There shall be no billboard or advertising sign of any kind erected, placed or maintained on any Lot or Lots or on any building or structure thereon, except, a "For Sale" sign used by an Owner or builder to advertise a Lot; or "For Sale" signs for future sale of an existing home. The maximum size sign shall be six (6) square feet. The Board may approve larger signs. Any other advertising sign, including, but not limited to, "For Rent" signs are prohibited."

3. **Ratification of the Declaration.** Except as expressly amended hereby, all terms, covenants and conditions of the Declaration shall remain in full force and effect, and the Developer does expressly ratify and confirm the Declaration as amended hereby. All future references to the Declaration shall be deemed to refer to the Declaration as amended hereby.

IN WITNESS WHEREOF, the undersigned, being the Developer, certifies that the foregoing amendment has been adopted by the Declarant pursuant to the Developer's right to amend the Declaration reserved under Section 8.4 of the Declaration.

Executed this 9 day of May, 2001.

"Developer"

SANDERSON CO., INC., an Oregon corporation

By 
ROWE SANDERSON III, President

2001-31137-2

STATE OF OREGON)
) ss.
County of Deschutes)

The foregoing instrument was acknowledged before me this 9th day of
MAY, 2001, by **ROWE SANDERSON III**, as President of **SANDERSON**
CO., INC., an Oregon corporation.

Launa Hartzell
Notary Public for Oregon



2001-31137-3

Exhibit "A"

DESCRIPTION SHEET

PARCEL 1:

Parcels One (1) and Two (2) of Partition Plat 1995-53, a parcel of land located in the West Half of the East Half (W1/2E1/2) of Section Nine (9), Township Eighteen (18) South, Range Twelve (12), East of the Willamette Meridian, Deschutes County, Oregon.

EXCEPTING THEREFROM FOXBOROUGH-PHASE 1, Deschutes County, Oregon.

PARCEL 2:

FOXBOROUGH-PHASE 1, Deschutes County, Oregon.