

When recorded, return document to:

Amelia Adair
Quadrant Homes
14725 SE 36th Street, Suite 320
Bellevue, Washington 98006

File No. 102.041



200608250117
Skagit County Auditor
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LAND TITLE OF SKAGIT COUNTY

122482.8

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| DOCUMENT TITLE: | Amendment to Declaration of Protective Covenants, Conditions and Restrictions for Skagit Highlands Residential Property to Add Additional Real Property - Skagit Highlands Division 4 |
| REFERENCE NUMBER(S): | 200508170114 |
| GRANTOR(S): | Skagit Highlands, LLC, a Washington limited liability company; The Quadrant Corporation, a Washington corporation |
| GRANTEE(S): | Skagit Highlands, LLC, a Washington limited liability company; The Quadrant Corporation, a Washington corporation; Skagit Highlands Homeowners Association; the Public |
| LEGAL DESCRIPTION: | Lots 1-69, and Tracts 900 through 911, Plat of Skagit Highlands Division 4, according to the plat recorded at Auditor's File No. 200608230062 (aka Lot 1, Amended Boundary Line Adjustment Survey, AFN 200506080122, ptn of Section 22, Township 34 North, Range 4 East, W.M.) |
| ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER | |

**AMENDMENT TO THE DECLARATION OF PROTECTIVE COVENANTS,
CONDITIONS & RESTRICTIONS OF SKAGIT HIGHLANDS RESIDENTIAL
PROPERTY TO ADD ADDITIONAL REAL PROPERTY -
SKAGIT HIGHLANDS DIVISION 4**

A. RECITALS

1. Real Property - Skagit Highlands Division 1. Skagit Highlands, LLC, a Washington limited liability company (hereafter "Skagit") was the Declarant of the Declaration of Protective Covenants, Conditions and Restrictions of Skagit Highlands Residential Property, recorded at Skagit County Auditor's No. 200508170114 (hereafter referred to as the "Declaration"), and was at the time of the recording of the Declaration an owner in fee simple of all the following real property (the "Real Property" as defined in the Declaration):

UNRECORDED
LOTS 1 THROUGH 45, AND TRACTS 900 THROUGH 909 OF SKAGIT HIGHLANDS DIVISION 1, ACCORDING TO THE PLAT THEREOF RECORDED AT SKAGIT COUNTY AUDITOR'S FILE NO. 200508160182, RECORDS OF SKAGIT COUNTY, WASHINGTON

which Real Property is platted and recorded as Skagit Highlands Division 1, referred to herein as "Division I." Skagit is also the declarant of a related agreement affecting the Real Property, the Declaration of Easements and Covenant To Share Costs for Skagit Highlands, recorded at Skagit County Auditor's No. 200508170113 ("Covenant"). Skagit assigned its all of it rights as Declarant of Declaration and the Covenant to The Quadrant Corporation, a Washington corporation, by instrument recorded at Skagit County Auditor's Number 200607250100. The Quadrant Corporation, also known as Quadrant Homes ("Declarant"), is the successor in interest to Skagit and holder of all Declarant's rights under the Declaration and the Covenant, including the sole right to amend the Declaration and the Covenant.

2. Prior Amendment. Skagit previously amended the Declaration and the Covenant by instruments recorded at Skagit County Auditor's Number 200604060049, 200605230088 and 200605260150,*to add Skagit Highlands Divisions 2 and 3 to the Properties subject to the Declaration and Covenant. *and 200605250083 and 200608100126.

3. Additional Real Property. Skagit is the owner in fee simple of the following real property (hereafter referred to herein as the "Additional Real Property" and as "Skagit Highlands Division 4"), and Declarant holds an interest in Skagit Highlands Division 4 by a contract for the Declarant's future purchase of Division 4:

LOTS 1 THROUGH 69 AND TRACTS 900 THROUGH 911 OF SKAGIT HIGHLANDS DIVISION 4, ACCORDING TO THE PLAT THEREOF RECORDED AT SKAGIT COUNTY AUDITOR'S FILE NO. 200608230062, RECORDS OF SKAGIT COUNTY, WASHINGTON.

(which is a plat of Lot 1 of that certain Amended Boundary Line Adjustment Survey Approved June 8, 2005 and recorded June 8, 2005, under Auditor's File Number 200506080122, and being a portion of Section 22, Township 34 North, Range 5 East, W.M., except therefrom any portion within the right of way as conveyed by deed recorded under Auditor's File Number 200506080120).

4. Purpose of Amendment. The purpose of this Amendment is to add the Additional Real Property described herein to the Properties subject to the Declaration, subject the Additional Real Property to the terms of the Covenant, and to confirm the title to all common areas located in Skagit Highlands Division 1, 2, 3 and 4 in the Skagit Highlands Homeowners Association, by agreement of Skagit and the Declarant.



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**B. AMENDMENT OF THE DECLARATION AND COVENANT
TO ADD ADDITIONAL REAL PROPERTY**

The Additional Real Property qualifies under Article IX, Section 9.1 of the Declaration to be added to the definition of the "Properties" contained in the Declaration in Article II, definition number 2.33. Therefore, the Declarant, which holds contract rights in the Additional Real Property and Skagit, which owns title to such Additional Real Property, elects to subject the Additional Real Property to the terms of the Declaration as permitted by Article IX, making the Additional Real Property and the Real Property collectively the "Properties" subject to the terms of the Declaration, and granting to the Owners of Lots located on such Additional Real Property all the rights and benefits to which Members of the Association are entitled. By such addition to the Declaration, the Additional Real Property is also made a part of the Residential Property described in the Covenant, definition number 1.19, and subject to the terms thereof.

The undersigned Declarant, along with Skagit, hereby covenants, agrees and declares that all of the Additional Real Property and Housing Units constructed on the Additional Real Property are and will be held, sold and conveyed subject to the Declaration and the Covenant, which are made for the purpose of enhancing and protecting the value, desirability and attractiveness of the Real Property and the Additional Real Property for the benefit of all of the Real Property, the Additional Real Property and the owners thereof. The covenants, restrictions, reservations and conditions contained in the Declaration and the Covenant shall run with the Additional Real Property as easements and equitable servitudes, and shall be binding upon the Additional Real Property and each portion thereof and all persons owning, purchasing, leasing, subleasing or occupying any Lot on the Additional Real Property, and upon their respective heirs, successors and assigns.

C. COMMON AREAS CONFIRMED OWNED BY HOMEOWNERS ASSOCIATION

The land located in the plat of Skagit Highlands Division 4, legally described as:

TRACTS 900 THROUGH 911 OF SKAGIT HIGHLANDS DIVISION 4,
ACCORDING TO THE PLAT THEREOF RECORDED AT SKAGIT
COUNTY AUDITOR'S FILE NO. 200608230062, RECORDS OF
SKAGIT COUNTY, WASHINGTON.

is hereby confirmed as the property of the Skagit Highlands Homeowners Association, as conveyed to the Association by recordation of the plat of Skagit Highlands Division 4, and is hereby added to the Common Area, as defined in the Declaration in Article II, definition number 2.9. The Common Areas shall also include any planter islands identified on the face of the plat. The Association shall henceforth administer such Common Areas located in Skagit Highlands Division IV, along with the Common Areas delineated on the plats of Skagit Highlands Divisions 1, 2, 3 and 4.



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D. EFFECTIVE DATE

This Amendment shall be effective on the date it is recorded in the Skagit County Recorder's Office.

DECLARANT:
THE QUADRANT CORPORATION
a Washington corporation

ACCEPTANCE OF COMMON AREAS:
Skagit Highlands Homeowners Association
a Washington non-profit corporation

By [Signature]
Michael Lorenz (Printed Name)
Its VICE PRESIDENT

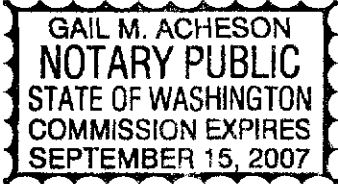
By [Signature]
Amelia J. Adair, President

CONSENT AND JOINDER IN AMENDMENT:
SKAGIT HIGHLANDS, LLC
a Washington limited liability company

By [Signature]
James Tosti, Managing Member

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that MICHAEL LORENZ is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it as a VICE PRESIDENT of **The Quadrant Corporation, a Washington Corporation** to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

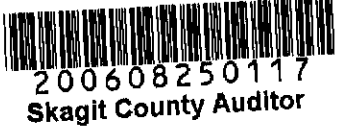


DATED: August 9, 2006
Gail M. Acheson
Gail M. Acheson (Printed Name)
Notary Public - My Appointment Expires: 9/15/07

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

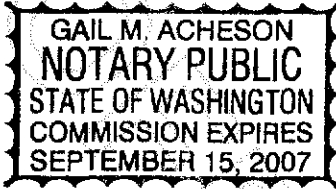
I certify that I know or have satisfactory evidence that AMELIA ADAIR is the person who appeared before me, and said person acknowledged that he was authorized to execute the instrument and acknowledged it as President of **Skagit Highlands Homeowners Association, a Washington non -**

AMENDMENT OF DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR SKAGIT HIGHLANDS RESIDENTIAL PROPERTY, TO ADD ADDITIONAL REAL PROPERTY - 4



profit corporation to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: August 9, 2006

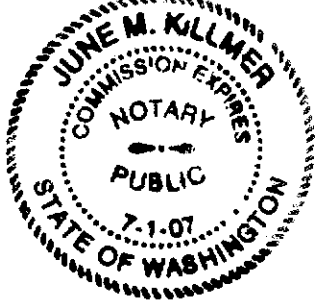


Gail M. Acheson
Gail M. Acheson (Printed Name)
Notary Public - My Appointment Expires: 9/15/07

STATE OF WASHINGTON)
)
COUNTY OF KING)

ss.

On this day personally appeared before me James Tosti to me known to be the Managing Member of **Skagit Highlands, LLC**, a Washington limited liability company, that executed the foregoing instrument, and acknowledged such instrument to be the free and voluntary act and deed of such corporation, for the uses and purposes therein mentioned, and on oath stated that he/she was duly authorized to execute such instrument.



DATED: August 9, 2006

June M. Killmer
June M. Killmer (Printed Name)
Notary Public - My Appointment Expires: 7/01/07



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