

Return to:

Portalis Limited Liability Co.
4819 Portalis Way
Anacortes, WA 98221



200707250080
Skagit County Auditor

7/25/2007 Page 1 of 4 3:15PM

Document Title: First Amendment to the Declaration Portalis Townhomes Condominium
Grantor: Portalis Limited Liability Co.
Grantee: Portalis Townhomes Condominium
The Public

Legal Description: Lots 7, 8 and 9, City of Anacortes Short Plat No. ANA 04-005 and Lot 6-A, City of Anacortes Boundary Line Adjustment approved December 30, 2006, being a portion of the SE 1/4 of SW 1/4, S 22, T 35 N, R 1 EWM.

Assessor's Property Tax Parcel Account Numbers:
P122192; P122193 (P123903-5); P122194 (P123900-2); and P122196 (P123894, P123898, P123899)

**First Amendment to the
Declaration for Portalis Townhomes Condominium**

Portalis Limited Liability Co., a Washington limited liability company, as the Declarant, has concurrently executed and recorded a certain First Amendment to the Survey Map and Plans for Portalis Townhomes Condominium, under Skagit County, Washington, Recording No. 200707250074.

In order to create Portalis Townhomes Condominium, (herein referred to as the Condominium) Declarant has previously recorded a certain Declaration for Portalis Townhomes Condominium, under Recording No. 200512160096, (the Declaration herein) and a certain Survey Map and Plans for Portalis Townhomes Condominium, under Recording 200512160095 (the Map and Plans herein), all in records of Skagit County, Washington. Pursuant to Section 8 of the Declaration, the Declarant has reserved the right to expand the Condominium by amending the Declaration and Map and Plans thereby adding lands and units to the Condominium and incident thereto to divide Lot 5. The Declarant has divided Lot 5 by a boundary line adjustment referred to herein and now desires to exercise in part the rights reserved in Section 8 of the Declaration in order to add the real property described as Parcel 1 and Parcel 2 in Exhibit A to the Declaration and units in the manner described in Section 8.1.1 of the Declaration.

Now, therefore, Declarant executes this First Amendment to the Declaration for Portalis Townhomes Condominium, as follows:

1. Exhibit A which is attached to the Declaration shall be amended and replaced in its entirety by the provisions of the "First Amended Exhibit A" which is attached hereto and made a part hereof as though here fully set forth.
2. In all respects the Declaration, as amended hereby, is ratified and confirmed.

Dated: July 25, 2007.

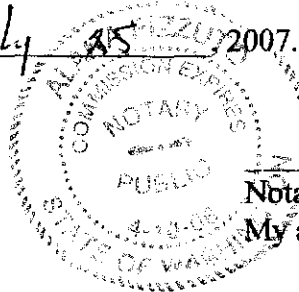
Portalis Limited Liability Co.

By *Allan D. Schroeder*
Allan D. Schroeder, Manager

State of Washington
County of Skagit

I certify that I know or have satisfactory evidence that Allan D. Schroeder is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as manager of Portalis Limited Liability Co., a limited liability company, to be the free and voluntary action of such party for the use and purposes mentioned in the instrument.

Dated: July 25, 2007.



Alana Pizzuto
Notary Public
My appointment expires 4-10-2008



First Amended Exhibit A

Real Property in the Condominium. The real property included in this condominium is situate in Skagit County, Washington, and described as follows:

Lots 7, 8 and 9, City of Anacortes Short Plat No. ANA-04-005, approved November 2, 2004, recorded November 3, 2004, under Skagit County Auditor's File No. 200411030031 and Lot 6A, of that City of Anacortes Boundary Line Adjustment, approved December 30, 2006, recorded January 11, 2007 under Skagit County Auditor's File No. 2007111083, being a portions of the Southeast Quarter of the Southwest Quarter of Section 22, Township 35 North, Range 1 East W.M.

Number of Units. Fifteen (15) units are created hereby. Declarant reserves the right to create three (3) more units.

Unit Numbers, Area, Number of Bathrooms and Bedrooms, Fireplaces, Fraction of Interest and Levels The number of each of the units and the respective area of each unit, the number of bathrooms, whole or part, in each respective unit, the number of rooms intended as bedrooms in each respective unit, the fraction of interest of each respective unit in the common elements and the level of the building on which each respective unit is located is shown in the following table.

Unit Numbers	Area	Number of Bathrooms	Number of Bedrooms	Fraction of Interest	Building Levels of Unit
4813	1,308 sf	3	2	1/15th	1 and 2
4815	1,305 sf	3	3	1/15th	1, 2 and 3
4817	1,309 sf	3	3	1/15th	1 and 2
4819	1,308 sf	3	3	1/15th	1 and 2
4901	1,306 sf	3	3	1/15th	1, 2 and 3
4903	1,306 sf	3	3	1/15th	1 and 2
4905	1,306 sf	3	3	1/15th	1 and 2
4907	1,308 sf	3	3	1/15th	1, 2 and 3
4909	1,306 sf	3	3	1/15th	1 and 2



200707250080

Skagit County Auditor

First Amended Exhibit One

4911	1,313 sf	3	3	1/15th	1 and 2
4913	1306 sf	3	3	1/15th	1, 2 and 3
4915	1298 sf	3	3	1/15th	1 and 2
4917	1307 sf	3	3	1/15th	1 and 2
4919	1317 sf	3	3	1/15th	1, 2 and 3
4921	1306 sf	3	3	1/15th	1 and 2

Each unit has one built in fireplace.

Parking. There are thirty (30) enclosed parking spaces in the condominium, each of which spaces is a part of a unit. There are no open parking spaces or covered parking spaces in the condominium.

Property Subject to Development Rights. The following parcels of property which are situate in Skagit County, Washington, is subject to development rights described in Section 8 of the Declaration:

Lot 5A of that Anacortes Boundary Line Adjustment, approved December 30, 2006, recorded January 11, 2007, under Skagit County Auditor's File No. 200701110083, being a portion of the Southeast Quarter of the Southwest Quarter of Section 22, Township 35 North, Range 1 East W.M.


200707250080
Skagit County Auditor