

AFTER RECORDING MAIL TO:

ALDER HILLS CONDOMINIUM OWNERS ASSOCIATION
c/o Soria Property Management
P.O. Box 988
Burlington, WA 98233



201607060091

Skagit County Auditor

\$76.00

7/6/2016 Page

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4 4:07PM

**SECOND AMENDMENT TO THE DECLARATION
AND COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS
FOR ALDER HILLS, A CONDOMINIUM**

Reference Numbers of related documents: **200505130121 & 200512020058**

Grantor(s): **ALDER HILLS CONDOMINIUM OWNERS ASSOCIATION**

Grantee(s): **ALDER HILLS, A CONDOMINIUM**

Legal Description (abbreviated): **Units A-1, A-2, B-1, B-2, C-1, C-2, D-1, D-2, E-1, E-2, F-1 and F-2, Alder Hills, A Condominium.**

Full Legal Description on Exhibit A Annexed and by this reference incorporated herein.

Assessor's Property Tax Parcel Account Number(s): **P122883, P122884, P122885, P122886, P122887, P122888, P122889, P122890, P122891, P122892, P122893, & P122894**

This is the Second Amendment to the Declaration and Covenants, Conditions, Restrictions and Reservations for Alder Hills, A Condominium. The original Declaration and Covenants, Conditions, Restrictions and Reservations for Alder Hills, a Condominium (hereinafter "Declaration"), was filed with the Auditor of Skagit County, Washington, under Skagit County Auditor File No. 200505130121, and subsequently amended pursuant to the First Amendment to the Declaration and Covenants, Conditions, Restrictions, and Reservations for Alder Hills, A Condominium, filed with the Auditor of Skagit County, Washington, under Skagit County Auditor File No. 200512020058. The Survey Map and Plans for Alder Hills, a Condominium (hereinafter "Survey") was recorded under Skagit County Auditor File No. 200505130120.

RECITALS:

WHEREAS there is a discrepancy between the Declaration and the Survey with respect to the designation of the Units. The Units delineated on the Survey were designated as Lots A-1 through F-2, and the Declaration designated the Units with Numbers 1 through 12;

AND WHEREAS Section 21.1 of the Declaration allows for amendments to be made to the Declaration based upon a sixty-seven percent (67%) approval of the Alder Hills Condominium Owners Association (hereinafter "Association");

EXHIBIT A

LEGAL DESCRIPTION

PARCEL A:

Fractional Lot 1, Lots 2 through 6, inclusive, Block 187, CITY OF ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

PARCEL B:

Lots 1 through 10, inclusive, Block 188, CITY OF ANACORTES, according to the plat thereof, recorded in Volume 2 of Plats, page 4, records of Skagit County, Washington.

All situated in Skagit County, Washington.

EXHIBIT C

Unit No.	Former Unit No.	Unit Address	Parcel No.	Unit Area	Floor Location	Unit Building Type (Open)	Declared Value	Allocated Interests (%)	No. of Attached Garage Parking Spaces	No. of Open Parking Spaces
A-2	1	2117 19 th Street	P122884	1,946	1 & 2	A	\$299,950	8.333	2	2
A-1	2	2119 19 th Street	P122883	2,022	1 & 2	B	\$299,950	8.333	2	2
B-2	3	2111 19 th Street	P122886	1,946	1 & 2	A	\$299,950	8.333	2	2
B-1	4	2113 19 th Street	P122885	2,022	1 & 2	B	\$299,950	8.333	2	2
C-2	5	2118 19 th Street	P122888	2,022	1 & 2	B	\$299,950	8.333	2	2
C-1	6	2120 19 th Street	P122887	1,946	1 & 2	A	\$299,950	8.333	2	2
D-2	7	2112 19 th Street	P122890	2,022	1 & 2	B	\$299,950	8.333	2	2
D-1	8	2114 19 th Street	P122889	1,946	1 & 2	A	\$299,950	8.333	2	2
E-1	9	2119 18 th Street	P122891	2,022	1 & 2	B	\$299,950	8.333	2	2
E-2	10	2117 18 th Street	P122892	1,946	1 & 2	A	\$299,950	8.333	2	2
F-1	11	2113 18 th Street	P122893	2,022	1 & 2	B	\$299,950	8.333	2	2
F-2	12	2111 18 th Street	P122894	1,946	1 & 2	A	\$299,950	8.333	2	2

NOTES

- The Declarant reserves the right to create up to 12 total Units in Phase 1. There are no future phases.

END OF EXHIBIT C