



201705160108

After Recording Return To:

**Scot S. Swanson**  
Belcher Swanson Law Firm, PLLC  
900 Dupont Street  
Bellingham, WA 98225

Document Title:	Fourth Amendment to Condominium Declaration for the Gardens at Sunset Cove Condominium
Declarant:	The Gardens at Sunset Cove Condominium Association
Legal Description:	Tract G, Plat of Sunset Cove Estates, according to Plat thereof
Tax Parcel ID#:	P117861, P117862, P117863, P117864, P117865, P117866, P117867, P117868, P117869, P117870, P117871, P117872, P117873, P117874, P117875, P117876, P126165, P126166, P126167, P126168, P129862, P129863, P129864, and P129865
AF Nos. Affected:	20070601008, 200908040050, 201310070171, and 201612200041

**FOURTH AMENDMENT TO CONDOMINIUM DECLARATION FOR THE GARDENS AT SUNSET COVE CONDOMINIUM**

**RECITALS:**

WHEREAS, the Declarant executed certain condominium instruments establishing the Gardens at Sunset Cove Condominium, in Skagit County, Washington and caused the Declaration to be recorded in the land records of said county at Auditor’s File No. 20070601008, along with a Survey Map and Plans, which were contemporaneously recorded at Auditor’s File No. 20070601007. The Declaration had been previously amended by First Amendment of Declaration recorded at Auditor’s File No. 200908040050, a Second Amendment of Declaration recorded at Auditor’s File No. 201310070171, a Third Amendment of Declaration recorded at Auditor’s File No. 201612200041. The Survey Map and Plans have been previously amended by a First Amendment to the Survey Map and Plans recorded at Auditor’s File No. 200908040049.

WHEREAS, this Fourth Amendment was approved by unanimous consent of the owners in the Association.

NOW, THEREFORE, the President and Secretary of the Association certify the Declaration to be amended in the following particulars:

A. Section 22.1.6 shall be amended as follows:

22.1.6 The Special Declarant Rights specified herein shall terminate on the earlier of (a) the eleventh (11<sup>th</sup>) anniversary of the recording of this Declaration or (b) the recording of a notice signed by the Declarant that it no longer wishes to exercise any of the Special Declarant Rights.

B. Section 22.2.6 shall be amended as follows:

22.2.6 The Development Rights specified herein shall terminate on the earlier of (a) the eleventh (11<sup>th</sup>) anniversary of the recording of this Declaration or (b) the recording of a notice signed by the Declarant that it no longer wishes to exercise any of the Development Rights.

C. This Amendment to the Declaration shall take effect upon recording. Except as amended by this instrument, the Declaration shall remain in full force and effect.

DATED this 15 day of May, 2017.

ATTEST: The above Fourth Amendment was properly adopted.

**THE GARDENS AT SUNSET COVE  
CONDOMINIUM ASSOCIATION**

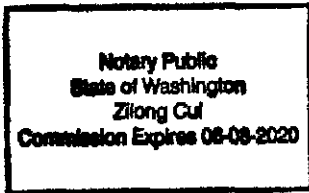
Robert A Warner  
President

Jean K Warner  
Secretary

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

On this 15<sup>th</sup> day of May, 2017, before me personally appeared Robert Warner, to me known to be the President of the corporation that executed the within and foregoing instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.




Zilong Cui  
PRINTED NAME: Zilong Cui  
Notary Public in and for the State of Washington,  
residing at Mount Vernon  
My commission expires: June 8, 2020

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF SKAGIT )

On this 15<sup>th</sup> day of May, 2017, before me personally appeared Jean Warner, to me known to be the Secretary of the corporation that executed the within and foregoing instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.

Notary Public  
State of Washington  
Zilong Cui  
Commission Expires 06-08-2020

  
PRINTED NAME: Zilong Cui  
Notary Public in and for the State of Washington,  
residing at Mount Vernon  
My commission expires: June 8, 2020