



Skagit County Auditor
4/10/2018 Page 1 of 3 12:47PM \$76.00

AFTER RECORDING RETURN TO:

Law Offices of Gregory E. Thulin, PS
2200 Rimland Drive, Suite 115
Bellingham, WA 98226

TITLE OF DOCUMENT:	SIXTH AMENDMENT TO DECLARATION OF COVENANTS FOR TWIN BROOKS
AF# OF AFFECTED DOCUMENT:	201503180027
GRANTOR:	PW CREEK, INC.
GRANTEE:	THE GENERAL PUBLIC
ABBREV. LEGAL DESCRIPTION:	TWIN BROOKS, PHASE 1, AF# 201510120064
FULL LEGAL:	Pg. 2

SIXTH AMENDMENT TO DECLARATION OF COVENANTS FOR TWIN BROOKS

PURPOSE: TO EXERCISE DEVELOPMENT RIGHT TO CONVERT TRACT TO COMMON AREA

THIS AMENDMENT is made this 6th day of April, 2018, by PW CREEK, INC., a Washington corporation ("Declarant").

WITNESSETH THAT:

A. WHEREAS, the Community's Declarant platted Twin Brooks in Mount Vernon, Skagit County, Washington and caused a Declaration of Covenants, Conditions, Restrictions and Reservations to be recorded in the land records of Skagit County, Washington, at Auditor's File No. 201503180027, to accompany the Plat Map for Twin Brooks Phase 2 which was contemporaneously recorded at Auditor's File No. 201503180026. Subsequently, the Declarant caused a Plat Map for Twin Brooks Phase 1 to be recorded at Auditor's File No. 201510120064, Records of Skagit County, Washington, along with a First Amendment to Declaration of Covenants, which was contemporaneously recorded at Auditor's File No. 201510120065. Further, Declarant caused a Plat Map for Twin Brooks Phase 3 to be recorded at Auditor's File No. 201604150158, along with a Second Amendment to Declaration of Covenants, which was contemporaneously recorded at Auditor's File No. 201604150159. Said Plat Map for Twin Brooks Phase 3 was subsequently re-recorded at Auditor's File Number 201604210098, to correct the description for Easements and add Easement File Numbers to the Map. Subsequently, the Declarant caused a Plat Map for Twin Brooks Phase 4 to be recorded at

Auditor's File No. 201608010235, records of Skagit County, Washington, along with a Third Amendment to Declaration of Covenants, which was contemporaneously recorded at Auditor's File No. 201608010237. Subsequently, the Declarant caused a Plat Map for Twin Brooks Phase 5 to be recorded at Auditor's File No. 201702140050, records of Skagit County, Washington, along with a Fourth Amendment to Declaration of Covenants, which was contemporaneously recorded at Auditor's File No. 201702140051. Thereafter, the Declarant caused a Plat Map for Twin Brooks Phase 6 to be recorded at Auditor's File No. 201802270055, records of Skagit County, Washington, along with a Fifth Amendment to Declaration of Covenants, which was contemporaneously recorded at Auditor's File No. 201802270056.

B. WHEREAS, pursuant to Sections 3.3.2 and 17.4 of the Declaration of Covenants, the Declarant may unilaterally amend the Community's Governing Documents from time to time;

C. WHEREAS, in Section 3.3.1(j) of the Declaration of Covenants, the Declarant reserved Development Rights to create additional Common Areas within real property which could be added to the Community;

D. WHEREAS, the Declarant now wishes to exercise Development Rights and has decided to convert a Tract reserved for development into a Common Area Tract for the benefit of the Community, under the authority of Section 3.3.1 of the Declaration of Covenants.

NOW, THEREFORE, pursuant to and in compliance with Sections 3.3.2 and 17.4 of the Declaration of Covenants, the Declarant hereby amends the following Sections of the Declaration of Covenants, as follows:

1.2.2 Legal Description of Land Burdened by Covenants.

The real property burdened by the original Declaration of Covenants, as amended, is described as follows:

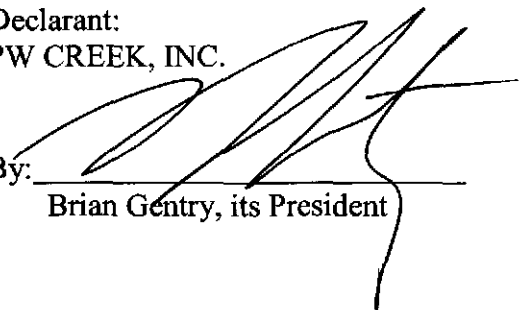
Lots 1 through 87, inclusive, and Tracts A, B, C, D, E, F, G, H (Revised), J, K, L (Revised), M, N, O, P, Q (Revised), R, S, T, U, V and W, Plat of Twin Brooks, as per the Map thereof recorded at Auditor's File No. 201503180026, as amended, records of Skagit County, Washington.

5.1.18 [New] Entire area of Tract P, Phase 1, as depicted on the Survey Map and Plans.

EXCEPT as modified by this Amendment, all of the terms and provisions of the Governing Documents are hereby expressly ratified and confirmed and shall remain in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this Amendment to be executed as of the date first written above.

Declarant:
PW CREEK, INC.

By: 
Brian Gentry, its President

STATE OF WASHINGTON


COUNTY OF SKAGIT

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ss.
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I certify that I know or have satisfactory evidence that Brian Gentry 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 that he acknowledged it as the President of the Declarant, PW CREEK, INC., to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: APRIL 6th, 2018.

**Notary Public
State of Washington
DIANA K WHITNEY
MY COMMISSION EXPIRES
May 15, 2021**


NOTARY PUBLIC in and for the State of Washington.
My commission expires: 15 MAY 2021