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04/06/2023 11:16 AM Pages: 1 of 1 Fees: \$203.50
Skagit County Auditor

AMENDMENT OF COVENANTS

San Juan Lookout HOA
16185 Lookout Lane
Bow, WA 98232

REFERENCES: AF#8108190028, AF#9605090036, AF#8107170015

The following is a revision to and is made a part of the San Juan Lookout Homeowners Association's "Declaration of Protective Covenants and Restrictions to Plat of San Juan Lookout, Skagit County, Washington, dated August 14, 1981. Original document recorded at the Skagit County Auditor's office on August 19, 1981 as AF#8108190028 and amended on May 9, 1996 as AF#9605090036.

Text of AF#9605090036 Residential Area Covenant Part 3 follows:

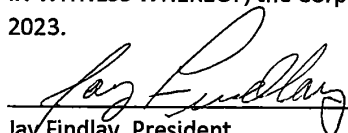
3. Dwelling Cost, Quality and Size. No dwelling shall be permitted on any lot at a cost of less than \$120,000, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality, workmanship and materials substantially the same. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 1300 square feet for a one story dwelling nor less than 900 feet for a dwelling of more than one story.

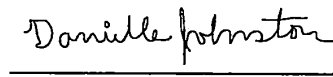
Text of REVISED Residential Area Covenant Part 3 follows:

3. Dwelling Cost, Quality and Size. No dwelling shall be permitted on any lot at a cost of less than 100% of the tax assessed value of the least expensive house in the San Juan Lookout HOA, it being the intention and purpose of the covenant to assure that all dwellings shall be of a quality, workmanship and materials substantially the same. The ground floor area of the main structure, exclusive of one story open porches and garages, shall be not less than 1300 square feet for a one story dwelling nor less than 900 feet for a dwelling of more than one story.

The above revision was approved by a motion with more than 2/3 vote of the membership at the annual meeting of the San Juan Lookout Homeowners Association, held on April 12, 2022.

IN WITNESS WHEREOF, the Corporation Directors hereunto set their signatures this 5TH day April, 2023.


Jay Findlay, President


Danielle Johnston, Secretary