

2015-009680

Klamath County, Oregon

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Fee: \$62.00

WHEN RECORDED, RETURN TO:

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GRANTOR: Lakewoods Owners
Association, Inc.

GRANTEE: Public

2015 AMENDMENT TO DECLARATION

This 2015 Amendment to Declaration of Covenants and Restrictions for Lakewoods Subdivision, a Class I Planned Community ("Amendment") is made by the Lakewoods Owners Association, Inc., an Oregon nonprofit corporation (the "Association").

RECITALS

- A. Lakewoods Subdivision (the "Planned Community") is a Planned Community, located in Klamath County, Oregon. The Planned Community was created and is governed by the following documents, in the records of Klamath County, Oregon:
1. Declaration of Covenants and Restrictions for Lakewoods Subdivision, a Class I Planned Community, recorded on February 27, 2002 in Volume M02, Page 12035 ("Declaration") and as amended and supplemented from time to time.
 2. *Bylaws of Lakewoods Owners Association, Inc.*, recorded on February 27, 2002 as in Volume M02, Page 12018 ("Bylaws") and as amended from time to time.
- B. The Association is the Lakewoods Owners Association, Inc., an Oregon nonprofit corporation, formed pursuant to the Declaration, Bylaws and Articles of Incorporation filed January 15, 2002, in the office of the Oregon Secretary of State, Corporation Division.
- C. Section 13.4 of the Declaration allows the Association, upon a vote of the owners, to amend provisions of the Declaration. The owners and the Association wish to amend provisions of the Declaration as provided below.

AMENDMENT

NOW, THEREFORE, pursuant to Section 13.4 of the Declaration and ORS 94.590, the Association hereby amends the Declaration in the manner set forth below:

I. Section 4.2.2(a) of the Declaration is deleted in its entirety and replaced with the following language:

(a) Upon commencing construction of a Living Unit, the Living Unit is required to be completed in no more than eighteen (18) months from the start of construction. The Board of Directors may grant an extension appropriate to some special circumstances.

II. Section 4.2.10 of the Declaration is deleted in its entirety and replaced with the following language:

4.2.10 Outside Lighting, Windows, and Exterior Siding. All exterior lighting must be approved by the Architectural Review Board. The Architectural Review Board shall only approve lighting that is subdued and non-glaring. All window sash are to be constructed of wood, with an exterior transparent, or semi-transparent stain; bronze, brown, or tan metals; or tan vinyl. All exterior siding shall be log construction or wood of the type and quality to accept a transparent stain, and to be finished with a semi-transparent, transparent, or solid stain. Stain color, and type and quality of wood siding are to be approved by the Architectural Review Board. All stains must be of natural colors that blend in with the surrounding forest area.

III. Section 4.2.11 of the Declaration is deleted in its entirety and replaced with the following language:

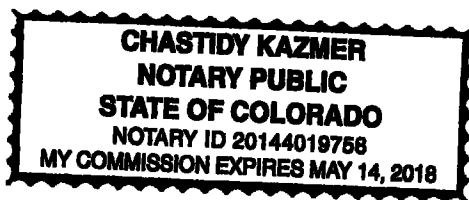
4.2.11 Roofs and Trees. The main roof structure shall be at a minimum pitch of 8 by 12. Ancillary roofs to the main roof may be of lesser pitch. All roofing shall be a corrugated, metal sheeting material of 24 gauge or less, with a weathered rust appearance, and compatible with other roofs in the community as approved by the Architectural Review Board. Existing trees greater than six feet in height shall not be removed without the prior written consent of the Architectural Review Board. Any new trees planted shall be of same or similar species to the natural trees, and must first have prior written consent of the Architectural Review Board.

IV. Except as otherwise indicated, all other provisions of the Declaration remain unchanged.

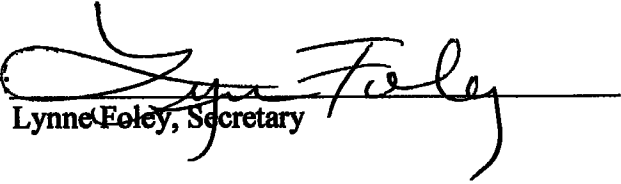
[SIGNATURE ON FOLLOWING PAGE]

By: Dave Bell, President

Dave Bell, President

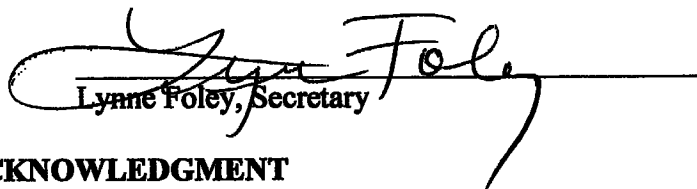


**LAKEWOODS OWNERS ASSOCIATION,
INC., an Oregon nonprofit corporation**

By 
Lynne Foley, Secretary

CERTIFICATION

The undersigned Secretary of the Lakewoods Owners Association, Inc. hereby certify that the within 2015 Amendment to Declaration has been approved pursuant to Section 13.4 of the Declaration and ORS 94.590.


Lynne Foley, Secretary

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

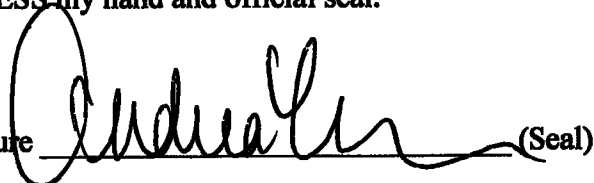
County of Orange

On August 21st, 2015 before me, Andrea Lee Luarda, notary public,
(insert name and title of the officer)

personally appeared Lynn Foley, Secretary of Lakewoods Owners Association, Inc., who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is subscribed to the within instrument and acknowledged to me that he (she) they executed the same in his (her) their authorized capacity(ies), and that by his (her) their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

