



200202130058

Skagit County Auditor

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When recorded, please return to:
Nielsen Brothers, Inc.
P.O. Box 2789
Bellingham, WA 98227

DOCUMENT TITLE: AMENDMENT OF DECLARATION OF PROTECTIVE COVENANTS, CONDITIONS AND RESTRICTIONS – RIVER VALLEY VIEW ESTATES RECORDED AS AF# 200105070103
DECLARANT: NIELSEN BROTHERS, INC.
ABBREVIATED LEGAL DESCRIPTION: PTN SEC 31/32, T 36 N, R 4E
ASSESSOR'S TAX PARCEL NUMBER: 36043140050103, 360432380063

AMENDMENT OF DECLARATION OF PROTECTIVE COVENANTS, CONDITIONS AND RESTRICTIONS – RIVER VALLEY VIEW ESTATES

The undersigned, NIELSEN BROTHERS, INC., a Washington corporation, being the owner of parcels of land described in the following described Declaration of Protective Covenants, Conditions, Restrictions and Easements, and the property described below, hereby wish to amend that Declaration of Protective Covenants, Conditions and Restrictions – River Valley View Estates dated May 4, 2001 and recorded May 7, 2001 as AF# 200105070103 as provided for below.

PROPERTY INVOLVED

The property are lots 2 through 9 described in that Plat entitled "River Valley View Estates" recorded in the office of the Auditor of Skagit County, State of Washington, recorded May 7, 2001, under Auditor's File Number 200105070102.

Lot 1 is not involved herein.

Provision No. 1 on page 2 is hereby amended to read as follows:

1.

1. Each lot shall be used primarily for residential purposes. All buildings and structures shall be constructed in accordance with applicable Skagit County building code regulations. The primary residential structure to be allowed upon any residential lot shall have at least 1,400 square feet, as measured to the outside walls, not including porches, decks, patios, garage or other accessory building(s). The residential dwelling shall be stick built with an attached or detached garage for not less than two standard size passenger automobiles. During construction of a residential structure, a construction office and construction materials may be placed on a residential lot. All buildings and structures shall be completed on the exterior, including paint or other suitable finish, within nine (9) months of commencement of construction. Buildings and structures shall be located on each lot in accordance with the Skagit County codes. Mobile homes can be used as temporary residence for period not to exceed a total of twelve (12) months during the period of construction of a permanent residence. After that they must be removed from the property.

Provision no. 10 on page 3 is hereby amended as follows:

10. No animals, livestock or poultry of any kind shall be maintained on any lot, except that cats, dogs, birds or other household pets may be kept if they are not kept in numbers or under conditions so as to become a hazard to health, safety and/or quiet enjoyment of any lot subject hereto. All dogs must be kept so as to minimize excessive noise from barking or they be considered a nuisance according to the terms of these covenants, conditions and restrictions.

All other provisions of the original Protective Covenants, conditions and Restrictions shall remain in full force and effect.

DATED this 31st day of January, 2002.

NIELSEN BROTHERS, INC.

BY: Robert C. Nielsen
Robert C. Nielsen, President

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STATE OF WASHINGTON)

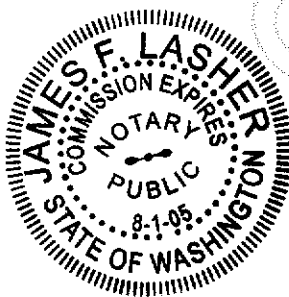
COUNTY OF WHATCOM)

On this 31st day of January, 2002, before me, the undersigned Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Robert C. Nielsen, to me known to be the individual described in and who executed the foregoing instrument, as President of Nielsen Brothers, Inc. and acknowledged the said instrument to be his free and voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above written.



Notary Public in and for the State of Washington
residing at Bellingham, WA



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