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KING COUNTY, WA

**FIRST AMENDMENT TO DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS  
RELATING TO LIVINGSTON HOMEOWNERS' ASSOCIATION**

**Reference No:** 8809091071

**Grantor/Declarant:** Livingston Homeowners' Association  
a Washington nonprofit corporation

**Grantee:** Livingston Homeowners' Association  
a Washington nonprofit corporation

**Abbr. Legal:** Parcel A: NW ¼ SW ¼. Section 14, TWP 24 N, R: 6 E, W.M.  
Parcel B: Klahanie Div 3, Vol. 134, pg 95-102  
Parcel C: NE ¼, SW 1/4, Section 14, TWP 24 N, R: 6 E, W.M.

**Tax Parcel Nos:** 807910-0010...(see Exhibit B for add'l Tax Parcel Numbers)

DEPARTMENT OF ASSESSMENTS  
Examined and Approved this 3<sup>rd</sup>  
day of May, 2006.

SCOTT NOBLE  
Assessor

Toreen Anderson  
Deputy Assessor

**FIRST AMENDMENT TO DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS  
RELATING TO LIVINGSTON HOMEOWNERS' ASSOCIATION**

William E. Buchan, Inc., a Washington corporation, (the "Declarant"), recorded on September 9, 1988 under King County Auditor's File No. 8809091071 a DECLARATION COVENANTS, CONDITIONS AND RESTRICTIONS OF LIVINGSTON HOMEOWNERS' ASSOCIATION (the "Declaration").

**RECITALS**

A. The Lot Owners of the Livingston Homeowners' Association, a Washington nonprofit corporation, (the "Association") desire to amend the Declaration to allow for architecture style composition roof shingles as set forth herein;

B. The Declaration provides in Article XIX, Section 2, that the Declaration may be amended if not less than seventy-five percent (75%) of the Lot Owners vote for the amendment;

C. The Lot Owners, upon notice duly given to all of the Lot Owners entitled to vote thereon, not less than seventy-five percent (75%) percent of the Lot Owners have consented by vote to amend the Declaration as set forth herein; and

D. Except as modified herein, all capitalized terms in this First Amendment to Declaration of Covenants, Conditions and Restrictions Relating to Livingston Homeowners' Association (the "First Amendment") shall have the meaning set forth in the Declaration.

NOW THEREFORE, the President of the Association, by signature hereunder, certifies the Declaration to have been duly amended by the Lot Owners, effective as of the recordation of this First Amendment as follows:

***A. Article XV, Section 1 of the Declaration is hereby deleted and a new Article XV, Section 1 is substituted in its place as follows:***

***Section 1. Building Materials.*** All homes constructed on each Lot shall be built of new materials, with the exception of décor items such as used brick, weathered planking, and similar items. The Committee will determine whether a used material is a décor item. In making this determination, the Committee will consider whether the material harmonizes with the aesthetic character of the Livingston development and whether the materials would add to the attractive development of the subdivision. All roofs are to be unpainted cedar shingles, shakes, tile, or architecture style composition shingles (not standard shingles). Siding and trim are to be resawn wood of a color approved by the Committee. All visible masonry shall be native stone, brick or stucco.



**EXHIBIT A  
(Legal Description)**

**PARCEL A:**

The north half of the northwest quarter of the southwest quarter of Section 14, Township 24 north, Range 6 east, W.M., in King County, Washington. \*

**PARCEL B:**

Tract G, Klahanie Division 3, according to the Plat recorded in Volume 134 of Plats, Pages 95 thru 102, inclusive, in King County, Washington. \*

**PARCEL C:**

That portion of the north half of the northeast quarter of the southwest quarter of Section 14, Township 24 north, Range 6 east, W.M., King County, Washington described as follows:

BEGINNING at the northwest corner of said subdivision; Thence S 2 06'43" W along the west line thereof a distance of 665.88 feet to the southwest corner thereof; Thence S 88 29'50" E along the south line of said subdivision a distance of 264.00 feet; Thence N 21 51'31" W a distance of 366.42 feet; Thence N 7 57'47" W a distance of 333.96 feet to the north line of said subdivision; Thence N 88 26'31" W along said north line a distance of 56.70 feet to the point of Beginning. NOTE: see deed under Rec. No. 8707301703 (L.L.A. No. 8609020).

**EXHIBIT B**  
**(Tax Parcel Numbers)**

<b>Parcel #</b>		
807910-0010	807910-0340	807910-0680
807910-0020	807910-0350	807910-0690
807910-0030	807910-0360	807910-0700
807910-0040	807910-0370	807910-0710
807910-0050	807910-0380	807910-0720
807910-0060	807910-0390	807910-0730
807910-0070	807910-0400	807910-0740
807910-0080	807910-0410	807910-0750
807910-0090	807910-0420	807910-0760
807910-0100	807910-0430	807910-0770
807910-0110	807910-0440	807910-0780
807910-0120	807910-0450	807910-0790
807910-0130	807910-0460	807910-0800
807910-0140	807910-0470	807910-0810
807910-0150	807910-0480	807910-0820
807910-0160	807910-0490	807910-0830
807910-0170	807910-0500	807910-0840
807910-0180	807910-0510	807910-0850
807910-0190	807910-0520	807910-0860
807910-0200	807910-0530	807910-0870
807910-0210	807910-0540	807910-0880
807910-0220	807910-0550	
807910-0230	807910-0560	
807910-0240	807910-0570	
807910-0250	807910-0580	
807910-0260	807910-0590	
807910-0270	807910-0600	
807910-0280	807910-0610	
807910-0290	807910-0620	
807910-0300	807910-0630	
807910-0310	807910-0640	
807910-0320	807910-0650	
807910-0330	807910-0660	
	807910-0670	