



RETURN NAME and ADDRESS

NORTHVIEW ESTATES HOA

PO BOX 18206

SPOKANE, WA 99228

Please Type or Print Neatly and Clearly All Information

Document Title(s)

AMENDMENT TO CC&R's OF NORTHVIEW ESTATES ARTICLE 3.4 & 3.5

Reference Number(s) of Related Documents

5124702 & 5329369

Grantor(s) (Last Name, First Name, Middle Initial)

NORTHVIEW ESTATES ADD & NORTHVIEW ESTATES 1ST ADD

Grantee(s) (Last Name, First Name, Middle Initial)

THE PUBLIC

Legal Description (Abbreviated form is acceptable, i.e. Section/Township/Range/Qtr Section or Lot/Block/Subdivision)

Assessor's Tax Parcel ID Number

The County Auditor will rely on the information provided on this form. The Staff will not read the document to verify the accuracy and completeness of the indexing information provided herein.

Sign below only if your document is Non-Standard.

I am requesting an emergency non-standard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some parts of the text of the original document. Fee for non-standard processing is \$50.

Signature of Requesting Party

**Northview Estates
PO Box 18206
Spokane, WA 99228**

**AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, AND
RESTRICTIONS OF NORTHVIEW ESTATES**

This Amendment to Declaration of Covenants, Conditions, and Restrictions of Northview Estates is made on the date hereinafter set forth by not less than ninety percent (90%) of the Lot Owners as defined in the Declaration of Covenants.

WHEREAS, Northview Estates is governed by the Declaration of Covenants for Northview Estates, which was recorded in Spokane County, Washington at Record No. 5124702; and

WHEREAS, by the terms of Article 10.3, the Declaration of Covenants may be amended during the first twenty (20) year period by an instrument signed by not less than ninety percent (90%) of the Lot Owners;

NOW, THEREFORE, Northview Estates does hereby declare that the Declaration of Covenants for Northview Estates as originally filed is amended by amending existing Section 3.4 and existing Section 3.5. Existing section 3.4 shall be amended to read:

3.4 VOTING ALLOCATION. Each member shall be entitled to one (1) vote for each Lot owned. If a lot is owned by more than one (1) person, each such person shall be a Member of the Association but there shall be not more than one vote for each Lot.

Existing section 3.5 shall be amended to read:

3.5 VOTING REQUIREMENT. Except where otherwise expressly provided in this Declaration, the Articles or the Bylaws, any action by the Association which must have the approval of the Association Membership before being undertaken shall require the vote or written assent of the prescribed percentage of all Owners.

EXECUTED this 20th day of July, 2017.

[NOTARIZED SIGNATURES OF NOT LESS THAN 90 PERCENT OF LOT OWNERS]

**Northview Estates
PO Box 18206
Spokane, WA 99228**

**AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, AND
RESTRICTIONS OF NORTHVIEW ESTATES 1ST ADDITION**

This Amendment to Declaration of Covenants, Conditions, and Restrictions of Northview Estates 1st Addition is made on the date hereinafter set forth by not less than ninety percent (90%) of the Lot Owners as defined in the Declaration of Covenants.

WHEREAS, Northview Estates 1st Addition is governed by the Declaration of Covenants for Northview Estates 1st Addition, which was recorded in Spokane County, Washington at Record No. 5329369; and

WHEREAS, by the terms of Article 10.3, the Declaration of Covenants may be amended during the first twenty (20) year period by an instrument signed by not less than ninety percent (90%) of the Lot Owners;

NOW, THEREFORE, Northview Estates 1st Addition does hereby declare that the Declaration of Covenants for Northview Estates 1st Addition as originally filed is amended by amending existing Section 3.4 and existing Section 3.5. Existing section 3.4 shall be amended to read:

3.4 VOTING ALLOCATION. Each member shall be entitled to one (1) vote for each Lot owned. If a lot is owned by more than one (1) person, each such person shall be a Member of the Association but there shall be not more than one vote for each Lot.

Existing section 3.5 shall be amended to read:

3.5 VOTING REQUIREMENT. Except where otherwise expressly provided in this Declaration, the Articles or the Bylaws, any action by the Association which must have the approval of the Association Membership before being undertaken shall require the vote or written assent of the prescribed percentage of all Owners.

EXECUTED this 30th day of July, 2017.

[NOTARIZED SIGNATURES OF NOT LESS THAN 90 PERCENT OF LOT OWNERS]