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When recorded return to:

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2820 Northup Way, Suite 130
Bellevue, WA 98004



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05/03/2016 13:28
KING COUNTY, WA

Said documents were filed of record as an accommodation only. It has not been examined as to proper execution or as to its contents.

**2nd AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS, EASEMENTS AND RESERVATIONS
OF
THE RESERVE AT PATTERSON CREEK**

This Amendment to the Declaration is made this 20 day of April, 2016.

RECITALS

- A. A Declaration of Covenants, Conditions, Restrictions, Easements and Reservations ("Declaration") was previously filed and recorded under King County Recording No. 9904082528 upon the real property more particularly described in the declaration. The Declaration was subsequently amended on October 6, 2015 under King County Recording no. 20151006000346.
- B. It is desired to amend Section 3.2.1 of the Declaration in order to clarify costs and review fees related to the submission of plans to the Architectural Control Committee.

NOW THEREFORE, to accomplish the foregoing purpose, and pursuant to the provisions of the Declaration, the Board of Directors of the Reserve at Patterson Creek hereby publishes and declares this Amendment to the Declaration as follows:

- 1. Amendment. Section 3.2.1 shall be removed and replaced with the following:

Submission of Plans and Plan Review Fee. Before commencing Construction of any Structure on any Lot, the Owner shall submit to the Architectural Control Committee two (2) complete sets of detailed building (including, but

not limited to, proposed paint color and roofing materials), construction, surface water-run-off and landscaping plans and specifications, and a site plan showing the topography and location of all proposed Structures (the plans, specifications and site plans are collectively referred to herein as the "Plans"). Should the ACC incur expenses to review the plan (including but not limited to costs related to legal review of submissions, environmental impact assessments of changes on common areas or adjacent properties, for example) the ACC will charge the submitter the actual costs of review incurred. If fees are estimated to exceed \$500, the ACC will notify the submitter of the estimated fee. The ACC will invoice the submitter for any required Plan Review Fees. Approval of the submission will not be granted until that invoice is paid, in the form of a check made payable to the Association.

2. Effective date. The Amendment shall take effect upon recording.
3. Other Provisions. Except as modified specifically herein, all other provisions of the Declaration shall remain in full force and effect.

In WITNESS WHEREOF, the undersigned has executed this Amendment to the Declaration as of the date first above given and attests that this Amendment was properly adopted according to the procedure set forth in Sections 11.1, 11.1.1 and 11.1.2.

THE RESERVE AT PATTERSON CREEK

By _____
Terry Finley, President

By Albert S. Yost
Al Yost, Treasurer and Secretary

By _____
Christy Mark, Director

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THE RESERVE AT PATTERSON CREEK

By Terry Finley
Terry Finley, President

By _____
Al Yost, Treasurer and Secretary

By _____
Christy Mark, Director

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Terry Finley, President

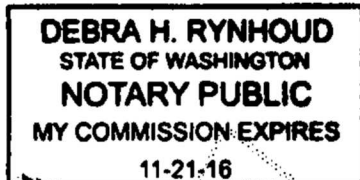
By _____
Al Yost, Treasurer and Secretary

By 
Christy Mark, Director

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that Al Yost is the person who appeared before me and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal this 26 day of April, 2016.



Debra H. Rynhoud

Notary Public in and for the State of Washington
residing at 14702 NE 51st STREET, #A7, BELLEVUE, WA 98007
My commission expires: 11-21-16

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that Terry Finley is the person who appeared before me and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal this 20th day of April, 2016.



Notary Public in and for the State of Washington

residing at Renton

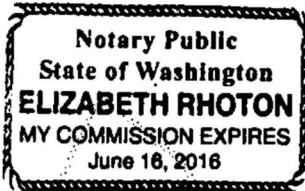
My commission expires: 01-03-2018



STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

I certify that I know or have satisfactory evidence that Christy Mark is the person who appeared before me and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal this 21 day of April, 2016.



[Signature]
Notary Public in and for the State of Washington
residing at Redmond
My commission expires: June 16, 2016