

DESCHUTES COUNTY OFFICIAL RECORDS
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2005-54346



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DESCHUTES COUNTY CLERK

CERTIFICATE PAGE



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David Eans & Associates

709 NW Wall St #102

Bend, OR 97701

SUPPLEMENTAL
DECLARATIONS
COVENANTS, CONDITIONS & RESTRICTIONS
SHEVLIN RIDGE SUBDIVISION PHASE 3
DESCHUTES COUNTY, OREGON

Amendment to original CCR's, recorded April 8, 2004, in Book 2004, Page 19569 Deschutes County Official Records.

Page 7 Section 15, Fencing shall be amended to read as follows:

15. Fencing (subject to special Phase 3 provisions set out in bold at the end of this section)

Individual fences are discouraged in Shevlin Ridge and require specific approval from the ARB. Fences shall be limited to 60-inches in height, shall be connected to the house structure and shall blend with the terrain and landscape. Long runs of fencing shall be staggered vertically. Solid wood fences, which completely surround a homesite and/or run along property boundaries, are not permitted.

The use of monofilament line, netting or electric fences for the protection of any part of the landscaped area, individual beds or along property perimeters is strictly prohibited.

Inconspicuous fencing may be permitted with ARB approval around individual plants or shrubs.

Dog runs may exceed the 60-inch height if attached to a structure. All fencing is subject to approval by ARB.

- Fencing on Skyline Ranch Road to be designed and installed by Developer.
- See Landscape guidelines for approved fencing materials, design and construction

Special Phase 3 Property Line Fencing Provision:

Notwithstanding the above provisions or other provisions contained herein, special circumstances on the following lots of Phase 3 shall require fencing as described below.

Lots 21, 22, 23, 24, 25, 26, 27, ~~28, 29, 30, 31, 32, 33, 34, 35, and 123~~

A 60-72-inch high solid cedar wood fence vinyl with a top and bottom rail and cedar boxed steel vinyl posts (AKA "surewood picket fence") shall be required to be installed by homeowners on the easterly property line between the above-referenced lots and the adjacent development commonly referenced as Westside Meadows, and between Lots 28 and 123 and the Shevlin Park Road right of way. Finish shall be "super-deck natural finish" as equivalent approved by the ARB in writing.

IN WITNESS WHEREOF, the undersigned, ~~majority the~~ owners of all said property, have hereunto caused these presents to be executed this 5th day of August, 2005.

Herman Krech
Herman Krech

Krech Development

Pat McClain
Pat McClain

McClain Investments, LLC

STATE OF OREGON)
) ss.
County of Deschutes)

Personally appeared the above named Herman Krech, Krech Development and Pat McClain, McClain Investments, LLC, acknowledged that they signed the same freely and voluntarily.

Subscribed and sworn to before me this 5th day of August, 2005.

Judy Kragerud
Notary Public for Oregon

My Commission expires: December 14, 2006

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