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Charlotte Mills - Gallatin County, MT MISC



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AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS & RESTRICTIONS FOR
COUNTRYSIDE ESTATES SUBDIVISION

Reference is made to the Declaration of Covenants, Conditions & Restrictions for Countryside Estates Subdivision, which were recorded on October 17, 2007, as Document no. 2281783, records of the Clerk and Recorder of Gallatin County Montana.

RECITALS

1. That the Declaration of Covenants referenced above currently states that they may be amended, abandoned, terminated, modified, or supplemented at any time by the written consent, duly recorded with the Clerk and Recorder of Gallatin County, Montana of the owners of 60% of the privately owned land within the subdivision.
2. That the undersigned Steve Quiroz and Kim McGrew, president and secretary of the Countryside Estates Homeowners Association respectively, represent that by a vote of 49 in favor and 7 opposed, an amendment of the Declaration of Covenants was approved, as set forth below.
3. That the subdivision consists of 72 lots, of which 49 lots constitutes 68% of the total.
4. That the ballots by the owners were signed and are available for inspection by the owners within the subdivision.
5. That this instrument is intended to memorialize the vote and wishes of the owners.

NOW THEREFORE, the undersigned hereby certify that the Declaration of Covenants, Conditions & Restrictions for Countryside Estates Subdivision, has been amended by a vote of at least 60% of the owners within Countryside Estates Subdivision as follows:

1. That Section 4 ("Recreational Equipment") of Article IX ("USE RESTRICTIONS") of the Declaration of Covenants, Conditions & Restrictions for Countryside Estates Subdivision

is deleted in its entirety and the following shall be substituted in its place:

Section 4. Recreational Vehicles: Only passenger cars and pickup trucks may be parked in driveways or upon the streets of the subdivision. All recreational vehicles, trailers, boats, snowmobiles, campers, or other similar vehicles or items, may only be stored within the subdivision if parked behind a 6' tall fence. There shall be no storage of more than one such item exceeding 6' tall, per lot. For purposes of these Covenants, an item shall be deemed stored if it is not removed from the subdivision at least three days out of every week. Recreational vehicles, trailers, boats, snowmobiles, campers and similar vehicles may be parked in a driveway if the owner is in the process of readying such vehicle for use outside Countryside Estates, or readying such vehicle for return to storage after use, and for no other purpose. The terms "readying such vehicle for use" and "readying such vehicle for return to storage" include loading and unloading such vehicle, performing minor tasks to insure the road worthiness of such vehicle, such as checking tire pressure, checking oil, winterizing, etc. It shall not include mechanical repairs or any action requiring disassembly of any component of such vehicle. Furthermore, the terms "readying such vehicle for use" and "readying such vehicle for return to storage" shall not be construed to allow such vehicle to remain parked within Countryside Estates Subdivision for more than 24 consecutive hours, or more than a cumulative total of 48 total hours in a seven day period, unless properly screened behind a 6' fence.

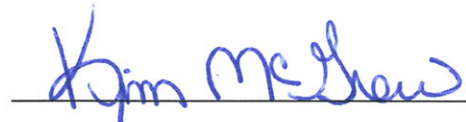
2. That except as specifically amended hereby, all of the original Declaration of Covenants, Conditions & Restrictions for Countryside Estates Subdivision shall remain in full force and effect.

DATED this 4 day of ^{October}~~September~~ 2016.

COUNTRYSIDE ESTATES HOMEOWNERS ASSOCIATION



Steve Quiroz, president



Kim McGrew, secretary

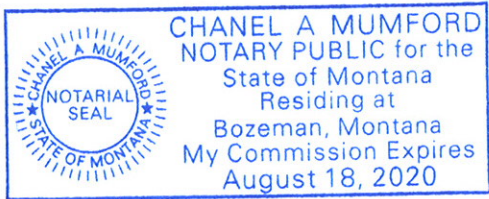
ACKNOWLEDGMENTS

STATE OF MONTANA)

:ss.

County of Gallatin)

This instrument was acknowledged before me this 4 day of ~~September~~^{October} 2016, by Steve Quiroz, president of Countryside Estates Homeowners Association.



Chanel Mumford

Printed Name Chanel Mumford

Notary Public for the State of Montana

Residing at Bozeman, Montana

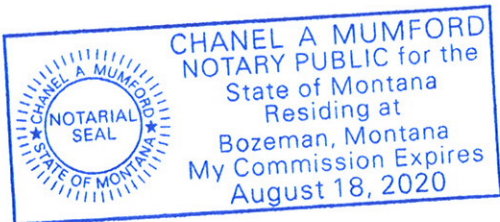
My Commission expires: August 18 2020

STATE OF MONTANA)

:ss.

County of Gallatin)

This instrument was acknowledged before me this 4 day of ~~September~~^{October} 2016, by Kim McGrew, secretary of Countryside Estates Homeowners Association.



Chanel Mumford

Printed Name Chanel Mumford

Notary Public for the State of Montana

Residing at Bozeman, Montana

My Commission expires: August 18 2020