

137368

BOOK 196 PAGE 571

Planning Dept

FEB 7 4 36 PM '00

O. Lowry

GARY L. NELSON

Stanley W. Andersen  
251 Sprague Idg. Road  
Stevenson, Wa. 98648

DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS

Wildrose Short Plat  
as recorded in Book 3 on Page 364

Grantor Stanley W. Andersen

Grantee Wildrose Short Plat

Section 17, Township 3N, Range 8 E -- Assessor's #2501

DECLARATION OF COVENANT

FOR PRIVATE MAINTENANCE OF SHORT PLAT APPROVED PRIVATE ROAD

~~"NORTHWOOD LANE"~~ AMENDED TO "WILDROSE LANE"

Declaration of Covenant

In consideration of the approval by Skamania County of Short  
Plat #SP-97-51 which said plat creates four (4) lots described  
as follows:

(See legal Description as recorded in Book # 83

Page 464 of Skamania County deed of record)

the undersigned owners and developers covenant and agree that:

1. Each lot owner shall be responsible for maintenance of  
the private road named ~~Northwood Lane~~ <sup>WILDROSE</sup> within said short  
plat on an equal basis.
2. Maintenance methods, standards and financing shall be in a  
manner determined by the owners of a majority of the lots  
within such aforedescribed property.

Supervisor	/
Ordinary	/
Notary	/
Witness	/
Filed	/


3. Owners of lots within the above referenced short plat, who are served by such private road may sue and recover from any owner of any lot within the short plat which is similarly served who refuses to participate in the maintenance. Such owners who refuse to share the costs under the percentage set forth above shall be liable for any attorneys fees.

4. Shumana County has no responsibility to build, improve, maintain, or otherwise service the private roads contained within or providing service to the above referenced property.

This agreement shall run with the land and shall be binding upon and inure to the benefit of all parties hereto, their successors and assigns, and all persons claiming under them and shall be part of all transfers and conveyances of the property within such platted areas as if set forth in full in such transfers and conveyances.

  
STANLEY W. ANDERSEN



  
Notary Public in and for  
State of Washington,  
Residing at Skvenson