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**Attorney's Title
W-2421**

Name & Return Address:

Jean Bouffard

3906 S 74th St

Tacoma, Wa 98409

Please print legibly or type information.

Document Title(s) Amendment to Declaration of Protective Covenants for Bonney Lake Manor

Grantor(s) Bonney Lake Manor HOA

____ Additional Names on Page ____ of Document

Grantee(s) Pierce County

____ Additional Names on Page ____ of Document

Legal Description (Abbreviated: i.e., lot, block & subdivision name or number OR
section/township/range and quarter/quarter section)

Plat of Bonney Lake Manor, BK0723 PG1132

Complete Legal Description on Page 4 of Document

Auditor's Reference Number(s)

9111050401

Assessor's Property Tax Parcel/Account Number(s)

Courtesy recording only. No liability for validity and/or accuracy is assumed. This document was filed for record by Attorney's Title as an accommodation only. It has not been examined as to proper execution or as to its effect upon title.

The Auditor/Recorder will rely on the information provided on this cover sheet. The Staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

I am requesting an emergency nonstandard 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 part of the text of the original document.

Signature of Requesting Party (Required for non-standard recordings only)

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After Recording Return To:

Jean M. Bouffard
McFerran Law, PS
3906 S 74th St
Tacoma, WA 98409

**AMENDMENT TO DECLARATION OF PROTECTIVE COVENANTS
FOR BONNEY LAKE MANOR**

GRANTOR(S): Bonney Lake Manor Homeowners Association, a
Washington Misc & Mutual corporation
GRANTEE(S): Pierce County
ABBREVIATED LEGAL: Plat of Bonney Lake Manor, BK0723 PG1132
FULL LEGAL AT PAGE: Exhibit A
REFERENCE NO: 9111050401

The Declaration of Protective Covenants for Bonney Lake Manor was recorded under Pierce County Recording No. 9111050401 (the "Declaration").

WHEREAS, the Bonney Lake Manor neighborhood has no Common Property other than the original entrance signs and sign easements on the Lots 1, 36 & 74;

WHEREAS, at least two-thirds of the Owners of the Lots within the Bonney Lake Manor Plat desire to eliminate the Homeowners Association, stop collecting dues, vacate easements and terminate any services of the HOA; and

WHEREAS, such amendment has been approved by resolution of the Board of the Bonney Lake Manor Homeowner's Association and ratified by a vote of not less than two-thirds of the membership owners; and

WHEREAS, the termination of the HOA and vacation of the entrance sign easements is hereby confirmed by this Amendment to the Declaration;

WHEREAS, the termination of the HOA and vacation of the entrance sign easements is hereby confirmed by this Amendment to the Declaration;

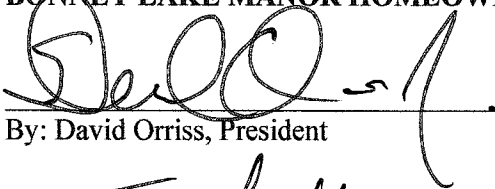
NOW, THEREFORE, the Declaration is hereby amended as follows:

All references to Bonney Lake Manor Homeowners Association as an entity, and to any rights, duties, obligations and roles of Bonney Lake Manor Homeowners Association, the Association, Board of Directors, Board, Architectural Review Committee, and Architectural Committee, any reference to Common Property and any reference to Easements are hereby deleted in their entirety. That means, to the extent not inconsistent with an individual Owner's rights, duties and obligations, Articles III, IV, V, Article VI Section 3, Articles VII, VIII, XI and Article XII Sections 10 – 16 are deleted.

To the extent not inconsistent with this Amendment to the Declaration, said Declaration remains in full force and effect.

IN WITNESS WHEREOF, the undersigned has caused this Amendment to the Declaration of Protective Covenants for Bonney Lake Manor to be executed this 22 day of December, 2019.

BONNEY LAKE MANOR HOMEOWNERS ASSOCIATION

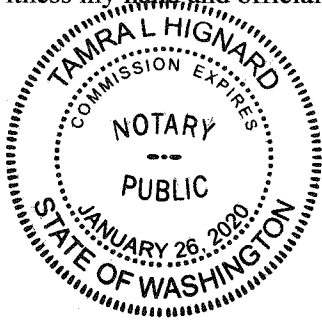

By: David Orriss, President


By: Terry Linville, Treasurer

STATE OF WASHINGTON)
) ss:
COUNTY OF PIERCE)

On this 22 day of December, 2019, personally appeared before me David Orriss, to me known to be the President of Bonney Lake Manor Homeowners Association, the Washington Misc & Mutual corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute said instrument.

Witness my hand and official seal hereto affixed the day and year first above written.

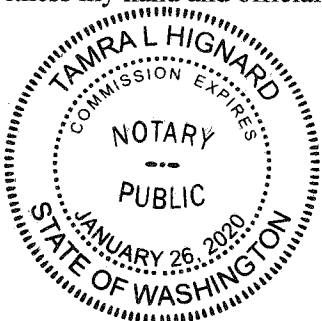


Tamra L. Hignard
Notary Public in and for the State of Washington
Print Name: Tamra L. Hignard
Residing at: 606 E Main Puyallup WA 98373
My Commission Expires: 01-26-2020

STATE OF WASHINGTON)
) ss:
COUNTY OF PIERCE)

On this 22 day of December, 2019, personally appeared before me Terry Linville, to me known to be the Treasurer of Bonney Lake Manor Homeowners Association, the Washington Misc & Mutual corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute said instrument.

Witness my hand and official seal hereto affixed the day and year first above written.

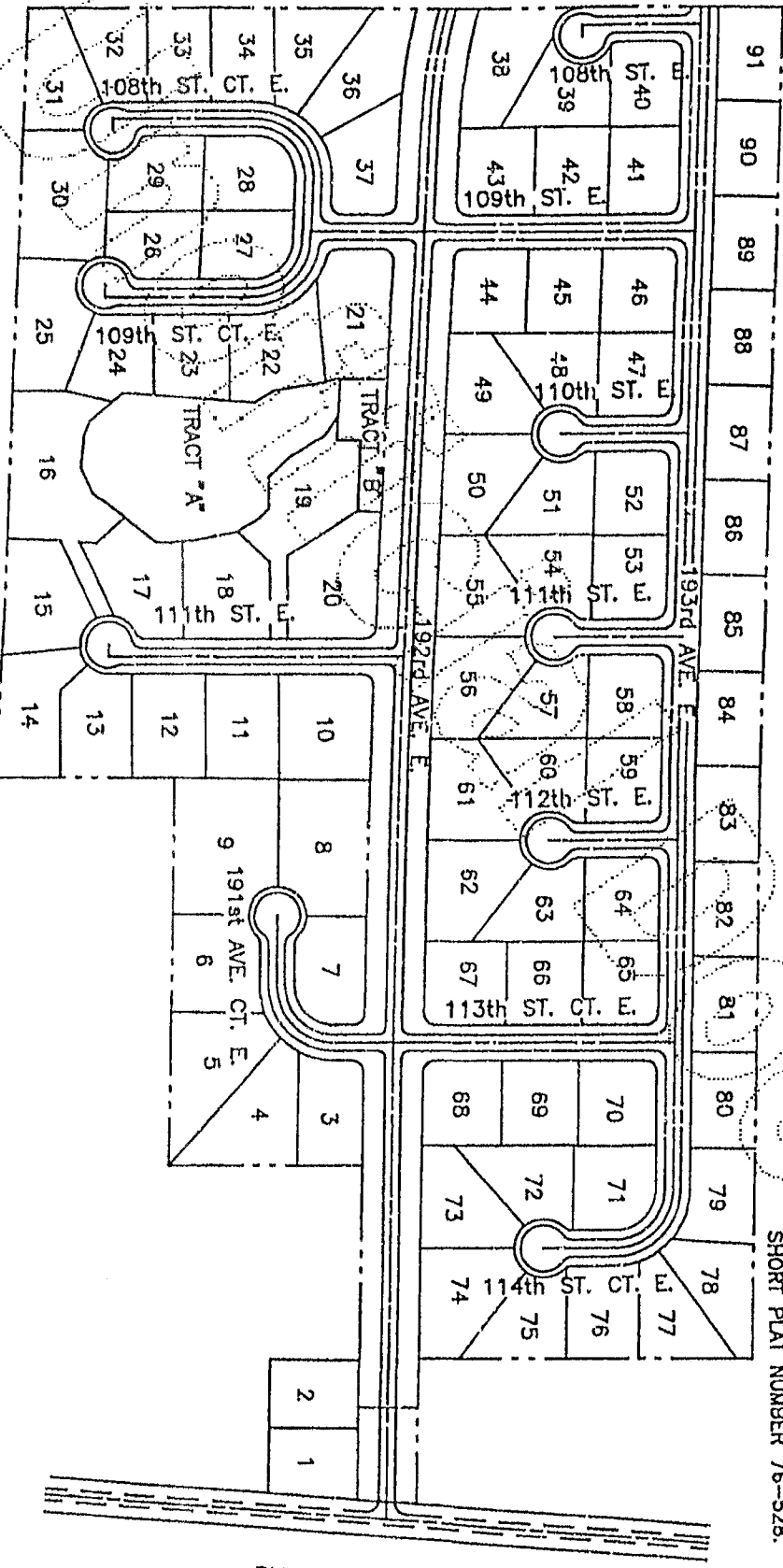


Tamra L. Hignard
Notary Public in and for the State of Washington
Print Name: Tamra L. Hignard
Residing at: 606 E Main Puyallup WA 98373
My Commission Expires: 01-26-2020

PLAT OF BONNEY LAKE MANOR

A PORTION OF THE SE 1/4 OF SEC. 4 & THE NE 1/4 OF SEC. 9, TWP. 19 N., RGE. 5 E., W.M.

SCALE: 1"=300'



For reference only, not for re-sale.

LEGAL DESCRIPTION

LEGAL DESCRIPTION FOR PRELIMINARY PLAT

TRACTS 2 TO 12, INCLUSIVE, AS SHOWN, ON THAT CERTAIN SURVEY OF A PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 19 NORTH, RANGE 5 EAST OF THE W.M., AND OF A PORTION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 19 NORTH, RANGE 5 EAST OF THE W.M., FILED FOR RECORD DECEMBER 29, 1978, IN BOOK 25 OF SURVEYS AT PAGE 50, UNDER FILE NO. 2450, RECORDS OF PIERCE COUNTY, TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, UNDER AND ACROSS THE WEST 120 FEET OF TRACT 1 OF SAID SURVEY NO. 2450, EXCEPT THAT PORTION LYING WITHIN BISSON SCANNEL ROAD, TOGETHER WITH LOT B OF LARGE LOT DMSION ACCORDING TO SURVEY RECORDED JANUARY 11, 1978 IN BOOK 21 OF SURVEYS AT PAGE 81 UNDER PIERCE COUNTY AUDITOR'S NO. 2081, TOGETHER WITH LOT 2 OF PIERCE COUNTY SHORT PLAT NUMBER 76-528.

RHODES LK. RD.

9111050401