REVISED
DECLARATION OF COVENANTS AND RESTRICTIONS

FOR

MEADOW BROOK WEST SUBDIVISION
BAKER COUNTY, OREGON

This declaration made on the date hereinafter set forth by John A. Brown and Helen J. Brown, hereinafter called Declarant,

WHEREAS, Declarant is the owner of certain property located in Baker County, Oregon, described as Meadow Brook West Subdivision, and

WHEREAS, Declarant will convey the said properties subject to certain protective covenants, conditions and restrictions as herein set forth, and

WHEREAS, Declarant wishes to revise Declaration of Covenants and Restrictions for Meadow Brook West Subdivision recorded in Deeds 91 34 105 through 91 34 109 inclusive.

NOW, THEREFORE BE IT RESOLVED, The Declaration of Covenants and Restrictions for Meadow Brook West Subdivision recorded August 21, 1991 are hereby rescinded,

FURTHER, Declarant hereby excludes Lots 1 - 8, inclusive from the Declaration of Covenants and Restrictions for Meadow Brook West Subdivision,

FURTHER, So as to create a planned community designed to maintain an aesthetically pleasing environment it is necessary to impose stringent requirements on the location, size, materials, color, design and landscaping of each structure placed upon any lot. To accommodate these objectives an Architectural Control Committee (ACC) is hereby established as defined herein.

Each lot or site, shall be used only for single family residential purposes, subject to the siting standards, terms and conditions relative to the improvements, and allowable use of the property as set forth herein. All plans and specifications for any and all improvements shall have prior written approval of the ACC.

(1)   All homes shall have not less than 1500 sq. ft. of finished floor living area, exclusive of porches, decks and garage, and shall be no more than two stories in height. All homes shall be constructed on a concrete foundation and have a main roof pitch of at least 4 in 12. There shall be no mobile, manufactured or modular homes allowed in this