

When recorded return to:

Valley Road Farm Owners Association

c/o Secretary, 11198 Valley Heights Circle NE

Bainbridge Island, WA 98110

AMENDMENT NO. 2
TO
CONDOMINIUM DECLARATION
FOR
VALLEY ROAD FARM, A CONDOMINIUM

Grantor	VALLEY ROAD FARM OWNERS ASSOCIATION Additional names on pg. N/A
Grantee	VALLEY ROAD FARM OWNERS ASSOCIATION Additional names on pg. N/A
Abbreviated Legal Description	VALLEY ROAD FARM, a condominium, per Condominium Declaration recorded under Kitsap County Auditor's No. 200410110056 (NW 1/4, NW 1/4, Sec.14, T.25N., R.2E., W.M.)
Assessor's Tax Parcel No.	142502-2-025-2006
Reference # (if applicable)	N/A 200410110056, 200510070338 Additional names on pg. N/A

**Valley Road Farm Condominium Association
Resolution of the Owners to Amend the Declaration**

WHEREAS, Valley Road Farm is a Condominium formed under the Washington Condominium Act; and

WHEREAS, a home is under development for Unit C of the Condominium; and

WHEREAS, the Owners of all Units within Valley Road Farm Association agree that Unit C should be moved ten (10) feet to the east, without change to the size or shape of Unit C, to better accommodate the circular drive located on the Common Element; and

WHEREAS, the Owners also wish to amend the building separation requirements of Section 8.6.5.b. as set forth herein; and

WHEREAS, the survey attached to this Resolution ("New Survey") moves Unit C ten (10) feet to the east, making no other changes to the survey attached to the original Declaration ("Original Survey"); and

WHEREAS, Owners wish to amend the Declaration by replacing the Original Survey with the New Survey and amending Section 8.6.5.b. as set forth herein:

NOW THEREFORE BE IT RESOLVED THAT Amendment No. 2 to Condominium Declaration for Valley Road Farm, attached hereto and incorporated herein by reference for all purposes, is hereby approved by all Owners of the Association.

BE IT FURTHER RESOLVED THAT Section 8.6.5.b. shall be revised to add the following as an additional sentence at the end. "Notwithstanding the foregoing, the 25 foot building separation for Unit C shall be to be reduced to 20 feet if the City of Bainbridge grants an adjustment or exception to the Conditional Use Permit allowing such a change and the building location otherwise meets City of Bainbridge permit requirements."


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The undersigned president of Valley Road Farm Owners Association certifies that the following amendment to the Condominium Declaration of Valley Road Farm, a condominium, recorded under Kitsap County Auditor's No. 200410110056 and Survey Map and Plans filed under Kitsap County Auditor's No. 200410-110057 was duly adopted by Owners holding 100% of the votes in the Association at a meeting held on February 16, 2020, in order to approve the agreement among the Owners as to the placement of Unit C. Accordingly,

1. The Survey Map and Plans shall be replaced with the Survey Map and Plans attached hereto.
2. Section 8.6.5.b. shall be amended to add the following as an additional sentence at the end of the Section: "Notwithstanding the foregoing, the 25 foot building separation for Unit C shall be reduced to 20 feet if the City of Bainbridge grants an adjustment or exception to the Conditional Use Permit allowing such a change and the building location otherwise meets City of Bainbridge permit requirements."

DATED: February 20, 2020

VALLEY ROAD FARM OWNERS
ASSOCIATION


Ishya Silpikul
President

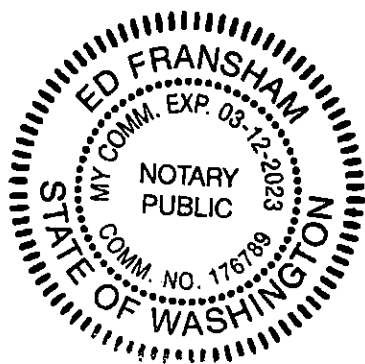
Filed:

Kitsap County Auditor's No. 202002210146

STATE OF WASHINGTON)
) ss
 COUNTY OF KITSAP)

I certify that I know or have satisfactory evidence that ISHYA SILPIKUL is the person who appeared before me and acknowledged that she signed this instrument, on oath stated that she is authorized to executed the instrument and acknowledge it as the President of VALLEY ROAD FARM OWNERS ASSOCIATION, to the free and voluntary act of the organization for the uses and purposes mentioned in the instrument.

DATED February 20th, 2020



PRINT: Ed FRANSHAM

Notary Public in and for the State of
 Washington. My commission expires

03-12-2023