

SUPPLEMENT TO DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS FOR  
NORTHEAST FORTY TOWNHOUSES

This instrument is made this 14<sup>th</sup> day of Sept.,  
1981, by William M. Currie and Barbara J. Currie, husband and  
wife, and Jimmy H. Parriott, hereinafter referred to as  
"Declarants".

WITNESSETH:

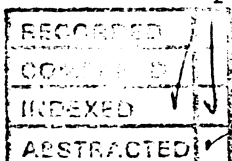
WHEREAS, the Declarants have executed and recorded in Book  
106 of Maps, pages 635 through 655 in the Office of the Teton  
County Clerk, a certain "Declaration of Covenants, Conditions and  
Restrictions for Northeast Forty Townhouses - Phase A"; and

WHEREAS, Article XIV, General Provisions, Section 6, Phasing  
and Annexation, of said Declaration provides for the joining of  
additional lands (properties) within Lot 328, Rafter J Ranch Sub-  
division, to Phase A for the purpose of making the additional  
property part and parcel of the same residential development and  
subjecting the additional property to the Declaration of Coven-  
ants, Conditions and Restrictions for Phase A; and

WHEREAS, the Declarants are now the owners of additional  
land (properties) within Lot 328, Rafter J Ranch Subdivision, and  
desire to declare said land, known as Phase B, to be part and  
parcel of Phase A and subject to the Declaration of Covenants,  
Conditions and Restrictions for Phase A, which additional land is  
more particularly described as:

See Exhibit "A" attached hereto and by this  
reference made a part hereof. Said real pro-  
perty having previously been conveyed subject  
to that Declaration of Covenants, Conditions  
and Restrictions of Rafter J Ranch Subdivision,  
recorded on June 30, 1978, in Book 72 of Photo,  
pages 284 to 406, in the Office of the Teton  
County Clerk, Teton County, Wyoming. Said real  
property having been duly platted as the  
"Northeast Forty Townhouses - Phase B".

NOW, THEREFORE, Declarants hereby declare that all of the  
properties described above and platted as the Northeast Forty  
Townhouses - Phase B, shall be held, sold, conveyed, used and  
occupied, subject to the restrictions, covenants, conditions,



Recorded 9-16 1981 at 2:50 o'clock P.M.  
- 1 - in Book 116 of Photo Page 574-577  
No. 227336 10.00 pd

W. J. Currie County Clerk

Barbara J. Currie  
*Barbara J. Currie*  
 William M. Currie, Sr.  
William M. Currie  
*William M. Currie*

IN WITNESS WHEREOF, the undersigned, being the Declarants herein, have duly executed this Declaration this 14<sup>th</sup> day of Sept, 1981.

Each provision, covenant, condition and restriction contained in this instrument and contained in the Declaration of Covenants, Conditions and Restrictions for Northeast Forty Townhouses - Phase A, shall be deemed incorporated in each deed or other instrument by which any right, title or interest in any of the property is granted, devised or conveyed, whether or not set forth or referred to in such deed or other instrument.

INCORPORATION IN DEEDS

ARTICLE II

Forty Townhouses - Phase A.

The legal description of Phase B is attached hereto as Exhibit "A". The Declarants hereby declare that Phase B is herein after considered to be part and parcel of the same residential development as Phase A as contemplated by Article XIV, General Provisions, Section 6., Phasing and Annexation, of the Declaration of Covenants, Conditions and Restrictions for Northeast Forty Townhouses - Phase A.

DESCRIPTION OF PHASE B

ARTICLE I

each owner thereof.

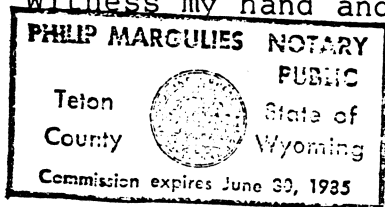
reservations, easements, regulations, burdens and liens set forth in the Declaration of Covenants, Conditions and Restrictions for Northeast Forty Townhouses - Phase A, recorded in Book 106, pages 635 through 655 in the Office of the Teton County Clerk and in this Supplement, all of which are for the purpose of protecting the value and desirability of, and which shall run with, the real property and be binding on all parties having any right, title or interest in the described properties or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of

Jimmy H. Parriott  
Jimmy H. Parriott

STATE OF WYOMING )  
                          ) ss.  
COUNTY OF TETON )

The foregoing instrument was acknowledged before me by  
William M. Currie, Sr., Barbara J. Currie and Jimmy H. Parriott  
this 14th day of September, 1981.

Witness my hand and official seal.



Philip Margulies  
Notary Public

My Commission Expires: June 30, 1985

EXHIBIT A

LEGAL DESCRIPTION

FOR

NORTHEAST TOWNHOUSES-PHASE B

A parcel of land being a part of Lot 328-Northeast Forty of the Rafter J Ranch Subdivision of record in the office of the Teton County Clerk as Plat No. 330, being located in the NW1/4 Section 17, T40N, R116W Teton County, Wyoming, and being more particularly described as follows:

Beginning at the Southwest corner of said Lot 328 thence N66°-05'E 614.78 feet along the Southerly boundary of Lot 328 to the Southeast corner being a point on a horizontal circular curve to the right; said point having a radial bearing of N45°-37'-44"W;

thence Northerly along the East boundary of said Lot 328 through said curve with a radius of 624.56 feet, and central angle of 11°-25'23" for an arc length of 124.52 feet to a point being the Southeast corner of the Northeast Forty Townhouses-Phase A, Plat 431 of record in the office of the Teton County Clerk;

thence S67°-30'W, 71.96 feet along the Southerly boundary of said Phase A to a point;

thence N79°-30'W, 293.94 feet continuing along said boundary of Phase A to a point;

thence S38°-00'W, 331.27 feet to a point on the West boundary of said Lot 328;

thence S33°-05'E, 134.34 feet along said West boundary of Lot 328 to the Point of the Beginning.

Said parcel contains 2.76 acres, more or less, and being subject to any easements, rights of way, mining or mineral reservations legally acquired.