

**SECOND AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR KING EIDER HOMES**

This Amendment to the Declaration is made and executed the 14th day of June, 2012, by TOO BUDS, LLC a Wyoming limited liability company, hereinafter referred to as "Declarant", to become effective on the date of recordation in the Office of the County Clerk of Teton County, Wyoming.

RECITALS/DECLARATION

Declarant hereby declares that Lots 37-58 of Walden Pond Phase B are subject to the Rafter J covenants and any conflict between the recorded covenants of Lots 37-58 of Walden Pond Phase B are to be resolved in favor of the Rafter J covenants. It is expressly understood that the covenants of Lots 37-58 of Walden Pond Phase B may be more restrictive than the Rafter J covenants, however, they cannot lessen or exempt owners from restrictions contained in the Rafter J Covenants.

Pursuant to the Rafter J Covenants, the building plans for Lots 37-58 of Walden Pond Phase B are subject to review by the Rafter J Design Committee.

Pursuant to the Rafter J Covenants, Lots 37-58 of Walden Pond Phase B are subject to dues and assessments levied and collected by both the Rafter J HOA and the Rafter J Improvement and Service District ("ISD").

AMENDMENT TO SECTION 7.3(a)

a) Building Location. Setback lines as indicated on the Plat determine building envelopes. All construction and improvements shall occur within platted setback lines with the exception of driveways, landscaping and underground utilities. Garages are allowed to be built with a zero setback line if connected by a firewall. All other garages shall have a 5 foot setback. The roof may extend 2 feet into the set back past the garage wall. Where neighboring garages share a boundary, roofs must be designed cohesively

RELEASED	
INDEXED	<input checked="" type="checkbox"/>
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SCANNED	

GRANTOR: TOO BUDS LLC
GRANTEE: THE PUBLIC
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Sherry L. Daigle Teton County Clerk fees: 22.00
By Kassie Hansen Deputy


and to prevent excess drainage of water, snow and debris onto the neighboring property.

**ARTICLE XI
ACCEPTANCE OF AMENDMENTS TO COVENANTS**

Every Owner or purchaser of a Lot shall be bound by and subject to all of the provisions of this Declaration, and every Lot Owner or purchase through his or her purchase or ownership expressly accepts and consents to the operation and enforcement of all of the provisions of this Declaration.

IN WITNESS WHEREOF, Declarant has executed this Declaration on the 14th day of June, 2012, to become effective upon recordation in the Office of the Clerk and Recorder of Teton County, Wyoming.


**Too Buds, LLC,
a Wyoming limited liability company**

By: 
Kasey Mateosky
Its: Manager

STATE OF WYOMING)
) SS
COUNTY OF TETON)

On this 14th day of June, 2012, before me personally appeared Kasey Mateosky, to me personally known, who, being by me duly sworn, did say that he is Manager of Too Buds, LLC, an Wyoming limited liability company, and that the foregoing instrument was acknowledged on behalf of said limited liability company.

Witness my hand and official seal.


Notary Public

SEAL

