

**RECORDED: Mariposa County, California – December 16, 1969**  
**Volume 117 – Official Record 2769**

DECLARATION OF RESTRICTIONS  
LAKE DON PEDRO UNIT 3-M

THIS DECLARATION, made this 16<sup>th</sup> day of December, 1969, by BOISE CASCADE PROPERTIES, INC. OF DELAWARE, a Delaware corporation, herein referred to as “Declarant,” is made in light of the following facts and circumstances:

A. Declarant is the owner of all of the real property set forth and described on that certain map (herein called the “Map”) entitled “Lake Don Pedro, Unit 3-M” consisting of 58 sheets marked, respectively, “Sheet 1 of 58 through sheet 58 or 58,” which map was recorded in the Office of the County Recorder of Mariposa County, California on November 4, 1969, in Book 1 of Maps, at Page 1693.

B. There are eight hundred and forty-five (845) subdivided lots set forth and described in the recorded map.

C. Declarant is about to sell and convey said lots and before doing so desires to subject them to and impose upon them mutual and beneficial restrictions, covenants, conditions and charges, hereinafter collectively referred to as “Restrictions,” under a general plan or scheme of improvement for the owners of said lots.

D. Declarant recorded said Restrictions in the Office of the Recorder of Mariposa County, California, on July 18, 1969 in Book 115 of Official Records at Page 35, and Amendment thereto recorded August 13, 1969, Document No. 1291 of Official Records, in connection with Lake Don Pedro, Unit No. 1-M, which Restrictions by their terms and provisions, are to apply to all subsequent units of Lake Don Pedro general subdivision (referred to thereto and hereinafter as “Subdivision”).

E. All of the real property described in the Map comprises in the aggregate a subsequent unit of the Subdivision.

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WHEREFORE, Declarant hereby declares:

1. All of said lots excepting lots 979, 1103, 1163, 1169, 1195, 1245, and 1450 are held and shall be held, conveyed, hypothecated or encumbered, leased, rented, used occupied, and improved subject to the said Restrictions, which Restrictions are hereby incorporated by reference to the above recording data the same as though set forth herein at length, all of which are declared and agreed to be in furtherance of a plan for the subdivision, improvement, and sale of said lots and are established and agreed upon for the purpose of enhancing and protecting the value, desirability and attractiveness of the property described in the Map and of the Subdivision as a whole.

2. Owners of the following lots must secure approval of said Mariposa County Health Department and complete the construction of the septic system leaching field prior to beginning construction of any dwelling upon said following described lots:

Lots:	1505-1522	inclusive
	1524-1543	inclusive
	1548-1564	inclusive
	1566-1588	inclusive
	1662-1677	inclusive
	1679-1688	inclusive
	1697-1702	inclusive
	1711	
	1714-1726	inclusive
	1728-1804	inclusive

3. Use of the terms “Restrictions,” “Map,” and “Subdivision” in the Restrictions shall be interchangeable with the same terms as used in this Declaration as the context may require.

IN WITNESS WHEREOF, the Declarant has executed this Declaration the day and year as first above written.

BOISE CASCADE PROPERTIES, INC. OF DELAWARE

By: /s/ Roger Sheridan  
Assistant Vice President

**RECORDED: Mariposa County, California – August 13, 1969  
Volume 115 – Official Record 1291**

AMENDMENT TO  
DECLARATION OF RESTRICTIONS  
LAKE DON PEDRO UNIT 1-M

THIS DECLARATION is made this 8<sup>th</sup> day of August, 1969, by BOISE CASCADE PROPERTIES, INC. OF DELAWARE, a Delaware corporation, herein referred to as “Declarant,” and is made in light of the following facts and circumstances:

a. On the 18<sup>th</sup> day of July, 1969, Declarant recorded a Declaration of Restrictions in Volume 115, Document No. 1137 of Official Records of the County Recorder of Mariposa County.

b. Section 8 (e) provided as follows: “Pets. No animals or livestock of any description except the usual household pets shall be kept on any lot. No more than two (2) pets shall be kept on any lot.”

c. In a special meeting of the shareholders held the 8<sup>th</sup> day of August, 1969, a resolution was duly adopted to amend the foregoing provision to allow the lot owners of Unit 1-M and other such units of the subdivision as may be specifically incorporated into the subdivision to keep horses as allowed by county ordinance.

WHEREFORE, Declarant declares that Section 8 (e) of the Declaration of Restrictions, recorded as aforementioned, shall be and hereby is amended to read:

“Pets. No animals or livestock of any description except the usual household pets and horses as allowed by county ordinance shall be kept on any lot.”

IN WITNESS WHEREOF, Declarant has executed this amendment on the day and year first above written.

BOISE CASCADE PROPERTIES, INC. OF DELAWARE

By: /s/ Roger Sheridan  
Assistant Vice President