

Supplemental Declaration
Subjecting Additional Real Property to
Declaration of Covenants, Conditions, and Restrictions
of record (including any amendment(s) and/or supplemental declaration(s)) for
Eagle Point Golf Course Community

THIS SUPPLEMENTAL DECLARATION is made and executed by Eagle Point Developments, LLC, an Oregon limited liability company, hereinafter referred to as "Declarant".

By Declarations dated November 2, 2000, Declarant subjected certain described real property, located in Eagle Point, Jackson County, Oregon, to covenants, conditions, and restrictions for *Eagle Point Golf Community*, (the "Declaration"). The Declarations were recorded on November 2, 2000, as document numbers 00-44545 and 00-44546, in the Official Records of Jackson County, Oregon. These Declarations were amended on November 2, 2000, as document number 00-44547 in the Official Records of Jackson County, Oregon.

The purpose of this Supplemental Declaration is to subject Additional Real Property, more specifically, *Eagle Point Golf Community, Phase 4*, duly recorded on July 11, 2002, and placed in the Plat Records of Jackson County, Oregon, in Volume 28, page 41, and state additional restrictions and obligations, if any, on the Additional Real Property described herein and attached as Exhibit "A" as provided for in the Declaration under Article IX, *Annexation and Withdrawal of Property*.

NOW, THEREFORE, Declarant does hereby declare and provide as follows:

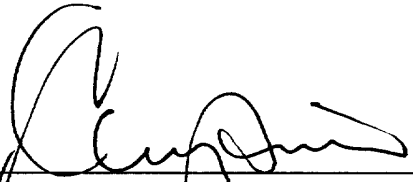
1. Definitions. Except as otherwise provided herein, the definitions contained in or adopted by the Declaration shall be applicable to this Supplemental Declaration.

1.1 "Additional Real Property" shall mean and refer to that certain real property described in Exhibit "A".

2. Property Subjected. Declarant has a fee title interest in the Additional Real Property, which is more specifically known as *Eagle Point Golf Community, Phase 4*. The Additional Real Property is hereby subjected to the Declaration. The Common Area and Exclusive Common Area, if any, severally and collectively, are described in Exhibit "B".

3. **Additional Obligations.** Pursuant to Article II, *Property Rights*, more specifically, Sections 2.1 and 2.2, *Common Area* and *Exclusive Common Area*, respectively, and Article V, *Maintenance*, of the Declaration, all costs associated with the construction, maintenance, repair, replacement, and insurance of Areas made available for common use, located in city right(s)-of-way, open space(s), and/or other land(s) made available for use as open space, including, but not limited to, parks, pathways, signage, and flora, shall be assessed as a Neighborhood Assessment against the Owners of Units. The initial assessment shall be ten dollars (\$10.00) per unit per month until such time as the Association determines that this amount must be increased or decreased to meet the needs of the Association.

IN WITNESS WHEREOF, Declarant has caused this Supplemental Declaration to be executed this 15th day of July, 2002.



Eagle Point Developments, LLC
By: C. A. Galpin, its sole member

STATE of OREGON }
 }
 } ss.
COUNTY of JACKSON }



The foregoing instrument was acknowledged before me this 15th day of July, 2002, by C. A. Galpin, the sole member of Eagle Point Developments, LLC, an Oregon limited liability company, on behalf of the company.

Patricia L. Thomas

EXHIBIT A

Beginning at the Initial Point, a 5/8" iron rod at the most Westerly corner of Lot 30 of " EAGLE POINT GOLF COMMUNITY, PHASE 1" in the City of Eagle Point, in the Southwest Quarter of Section 2 and the Northwest Quarter of Section 11, Township 36 South, Range 1 West, of the Willamette Meridian, Jackson County, Oregon, recorded in Volume 26, Page 43 of the records of Jackson County, Oregon and filed in the Jackson County Surveyor's office as survey number 16694; thence North 37°49'13" West along the boundary of " EAGLE POINT GOLF COMMUNITY, PHASE 3", as recorded in Volume 27, Page 36 of the records of Jackson County, Oregon, 40.00 feet to a 5/8" iron rod; thence along said boundary North 42°07'16" West, 87.56 feet to a 5/8" iron rod on the Southeasterly right of way line of St Andrews Way; thence North 51°04'20" West, 50.00 feet to a 5/8" iron rod on the Northwestery right of way line of St Andrews Way; thence along a 250.00 foot radius curve to the right (the long chord of which bears South 40°38'48" West, 15.00 feet), 15.00 feet to a 5/8" iron rod; thence North 51°04'21" West, 117.51 feet to a 5/8" iron rod at the most Northerly corner of Lot 121 of said " EAGLE POINT GOLF COMMUNITY, PHASE 3"; thence North 38°55'39" East, 75.04 feet to a 5/8" iron rod; thence North 51°04'21" West, 97.74 feet to a 5/8" iron rod; thence North 38°03'54" East, 74.28 feet to a 5/8" iron rod; thence South 51°04'21" East, 60.18 feet to a 5/8" iron rod; thence North 39°03'54" East, 134.62 feet to a 5/8" iron rod; thence North 79°22'18" East, 65.70 feet to a 5/8" iron rod; thence North 38°55'40" East, 166.43 feet to a 5/8" iron rod; thence South 50°56'06" East, 19.89 feet to a 5/8" iron rod; thence South 00°18'22" East, 162.66 feet to a 5/8" iron rod; thence North 89°41'38" East, 133.58 feet to a 5/8" iron rod; thence North 78°08'05" East, 61.24 feet to a 5/8" iron rod; thence South 84°18'47" East, 137.37 feet to a 5/8" iron rod on the Westerly line of Instrument number 98-59652 of the Official Records of Jackson County, Oregon; thence South 51°20'20" East (Record, Southeasterly), along the Southwesterly line of said Instrument number 98-59652, 204.02 feet to a 5/8" iron rod; thence South 39°59'25" West, 103.69 feet to a 5/8" iron rod; thence South 59°58'18" West, 53.20 feet to a 5/8" iron rod; thence South 39°59'25" West, 117.47 feet to a 5/8" iron rod on the boundary of said EAGLE POINT GOLF COMMUNITY, PHASE 1"; thence along said boundary North 49°56'22" West, 79.18 feet to a 5/8" iron rod; thence North 69°05'25" West, 49.01 feet to a 5/8" iron rod; thence West, 207.56 feet to a 5/8" iron rod; thence South 34°14'01" West, 176.13 feet to the true point of beginning.

Jackson County, Oregon
Recorded
OFFICIAL RECORDS

JUL 15 2002

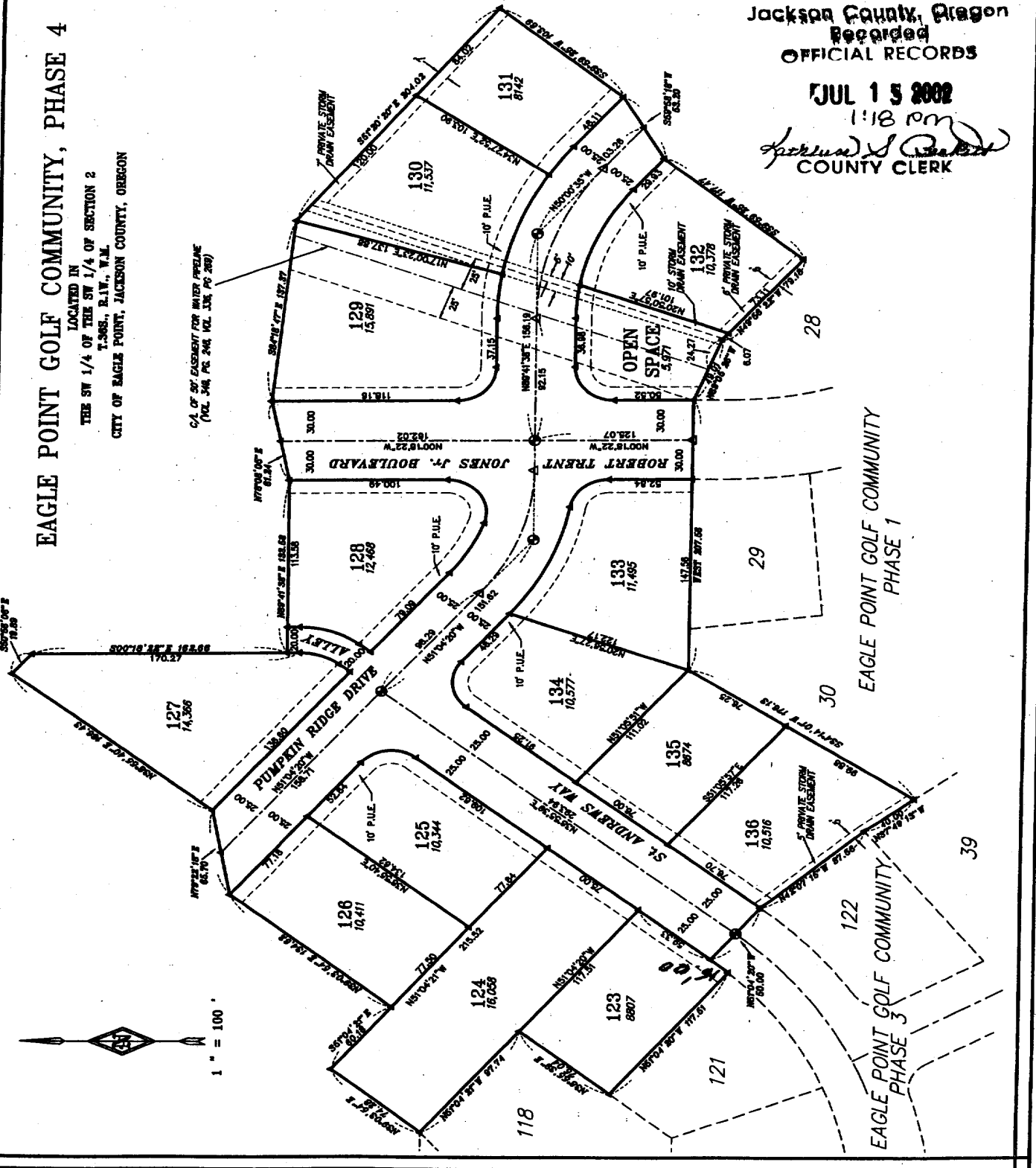
1:18 pm

John D. ...
COUNTY CLERK

EAGLE POINT GOLF COMMUNITY, PHASE 4

LOCATED IN
THE SW 1/4 OF THE SW 1/4 OF SECTION 2
T.36S., R.1W., W.M.
CITY OF EAGLE POINT, JACKSON COUNTY, OREGON

C/A OF ST. EASEMENT FOR WATER PIPELINE
(VOL. 348, PG. 248 VOL. 338, PG. 288)



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