

After Recording, Return To:  
Drysdale, McLean & Willett, PLLP  
2066 Stadium Drive, Suite 101  
Bozeman, MT 59715



**DECLARANT'S SUPPLEMENT TO**  
**DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR**  
**MEADOW CREEK MASTER SUBDIVISION**

THIS SUPPLEMENT TO DECLARATION FOR MEADOW CREEK MASTER SUBDIVISION (hereinafter "Supplement") is hereby made and entered into by Rocky Mountain Bank of Bozeman, Montana, as successor Declarant. This document supplements the Declaration of Covenants, Conditions and Restrictions for Meadow Creek Master Subdivision recorded December 22, 2006, as Document No. 2251838, records of Gallatin County, revised Declaration of Covenants, Conditions and Restrictions for Meadow Creek Master Subdivision recorded March 30, 2007 as Document No. 2261149 and superseded and replaced by that certain Amended and Restated Declaration recorded June 7, 2010 as Document No. 2362677, records of Gallatin County, Montana (hereinafter collectively "Declaration") for the purposes of: (a) approving the change of use of Lot 1 Block 4 of Phase 1 from multi-family residences use to single family detached residences; (b) documenting the inclusion of additional alleyways and open space and responsibility for repair and maintenance thereof; and, (c) clarifying the applicability of architectural requirements for lot(s) located at the intersection of South 27<sup>th</sup> Avenue and West Graf Street as double frontage for the purpose of application of said architectural design requirements.

Rocky Mountain Bank, a financial institution of Bozeman, Montana (hereinafter referred to as "Successor Declarant") expressly consents and creates this Supplement as permitted under the terms of Article X, "Amendment" of the Declaration governing the unilateral amendment of the Declaration, as evidenced by its execution of this Supplement below.

NOW THEREFORE, the Declaration is hereby supplemented as follows:

1. The change of use as depicted on Amended Plat of Lot 1, Block 4, Meadow Creek Subdivision, Phase 1 (hereinafter the "Subject Subdivision"), and approved by the City of Bozeman, amends the designated use from multi-family residences to single family detached residences for Lots 1 – 10 (hereinafter the "New Lots") and adds Open Spaces #1 and #2 and an alley (hereinafter "Additional Common Area").
2. Meadow Creek Homeowners Association, Inc. (hereinafter "HOA") shall own and be responsible for the maintenance and repair of the Additional Common Areas which are formed by creating ten (10) lots and two (2) open space parcels from one existing lot within the Subdivision.

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3. The New Lots will remain subject to the Declaration and added to the definition of Lot set forth therein.

4. The New Lots situated along South 27<sup>th</sup> Avenue and West Graf Street shall have "double-frontage" architectural design features for dwellings facing onto the minor arterials similar to that found with the building orientation onto the local street frontages; including, but not limited to, covered porches, varied roof lines, multiple façade materials, varied façade plane, articulation and variation of materials. For illustrative purposes only, please see attached Exhibit A. The provisions in this document fulfilling the condition of architectural requirements and guidelines shall be considered required by the Bozeman City Commission pursuant to Bozeman Municipal Code 38.38.030.A.5.

Except as expressly set forth in this Supplement, all terms and conditions of the Declaration, as revised and subsequently amended and restated, shall remain in full force and effect as previously written and recorded. The undersigned Successor Declarant hereby certifies, represents, and warrants that it is the legal Declarant and that this Supplement has been made in addition to said previously recorded documents in accordance with Section 10.3 of the original Declaration and, with the exception of the Subject Subdivision lots, does not adversely affect the title to any Lot within Meadow Creek Master Subdivision.

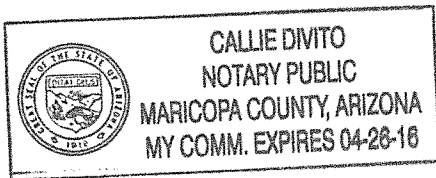
**IN WITNESS WHEREOF**, the Successor Declarant has caused this Supplement to the Declaration to be made and executed this <sup>25<sup>th</sup></sup>~~25<sup>th</sup>~~ day of <sup>November</sup>~~October~~, 2013.  
*6th*

ROCKY MOUNTAIN BANK,  
a financial institution

By: *Larry Nusbaum*  
Larry Nusbaum, its VP OREO

STATE OF ARIZONA        )  
  :SS  
County of Maricopa        )

This instrument was acknowledged before me on the 6th day of November, 2013, by Larry Nusbaum as Vice President of Rocky Mountain Bank, a financial institution.



*Callie Divito*  
Notary Public for the State of Arizona  
Residing at: 2036 E Camelback Phoenix, AZ  
My Commission Expires: *4-28-16*

<b>McINTOSH CONSTRUCTION</b> 406-589-2668		MEADOW CREEK BLOCK 11, LOT 1 BOZEHAN MT		PROJECT NO. 011379 DRAWN BY: JEN SEN DATE: MARCH 20, 2013 PRICE: PERMIT PROJECT: ELEVATIONS DRAWN BY:
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