



AFTER RECORDING RETURN TO:

Chris Hefel
C/O River Bluff Ranch
4425 W. Lookout Mtn. Lane
Spokane, WA 99208

DECLARATION OF ANNEXATION

Declarants: Riverbluff Land Company, LLC; Darren Remington and Margaret Remington, husband and wife; and Rebecca Kynnap
Abbreviated Legal: Ptn, Sec. 2 & 3 T. 26 N, R. 42 E; ptns Sec 34 & 35, T27N, R. 42E
Assessor's Tax Parcel No.: 26022.9044; ptns of: 27346.9120; 27346.9122; 27346.9123; 27346.9124; 27345.9125; and 27356.9121
Related Document: AFN 4656393

The undersigned Declarant, pursuant to the powers vested in it in Section 2.1 of that certain Declaration Establishing Covenants, Conditions, Restrictions, Reservations, and Easements of River Bluff Estates II recorded November 20, 2001 under Auditor's File No. 4656393, and the undersigned Owners, hereby annex the following described properties into the River Bluff Estates II Association, and into the "Project" as that term is defined in said Declaration:

Parcel "A" of Record of Survey recorded September 21, 1999 under Recording No. 4413995, Volume 89 of Surveys, Pages 8, 9 and 10;

TOGETHER WITH: that portion of the NE 1/4 of Section 3, Township 26 North lying northerly of Parcels 1 through 15 of Record of Survey filed in Book 52 of Surveys, Page 10 under Auditor's File No. 9204100122;

TOGETHER WITH: the S 1/2 of the S 1/2 of the S 1/2 of the SE 1/4 of Section 34, Township 27 North;

TOGETHER WITH: the S 1/2 of the S 1/2 of the SE 1/4 of the SW 1/4 of Section 34, Township 27 North;

TOGETHER WITH: the S 1/2 of the SW 1/4 of the SW 1/4 of Section 35, Township 27 North;

ALL in Range 42 East, WM, Spokane Washington.

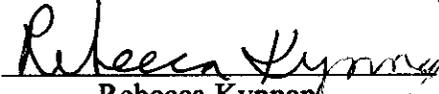
DECLARANT: Riverbluff Land Company, LLC

By: 
Christopher L. Hefel, president

OWNER: 
Darren Remington


Margaret Remington

ACCEPTANCE by existing Lot Owner, SUBSTITUTION of covenants: Rebecca Kynnap, as Owner of "Parcel A" in that certain Record of Survey dated September 20, 1999 (recorded September 21, 1999 under Recording No. 4413995, in book 89 of Surveys, Page 8), hereby agree to the terms and conditions of this Declaration and hereby accept this Declaration in substitution of that certain "Private Road Maintenance, Covenants & Deed Restrictions Agreement" dated October 29, 1999.


Rebecca Kynnap

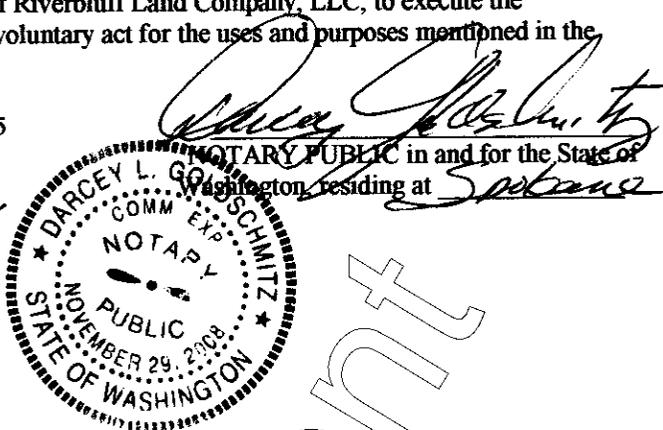


STATE OF WASHINGTON)
 : ss.
County of Spokane)

I certify that I know or have satisfactory evidence that Christopher L. Heftel signed this instrument and on oath stated that he was authorized as president of Riverbluff Land Company, LLC, to execute the instrument and acknowledged it as his free and voluntary act for the uses and purposes mentioned in the instrument.

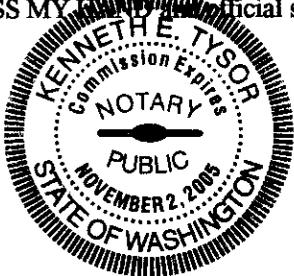
Dated this 3RD day of March, 2005

My appointment expires Nov. 29, 2008



STATE OF WASHINGTON)
)ss
County of Spokane)

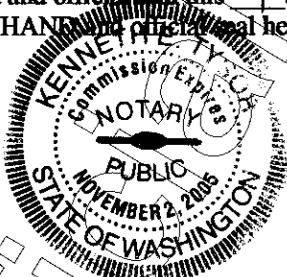
On this day personally appeared before me Darren Remington, to me known to be the individual described herein and who executed the within and forgoing instrument and acknowledged that he signed the same as his own free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 4 day of March, 2005.
WITNESS MY HAND and official seal hereto affixed the day and year first above-written.



[Signature]
NOTARY PUBLIC in and for the State of
Washington, residing in Spokane
My commission expires: Nov 2, 2005

STATE OF WASHINGTON)
)ss
County of Spokane)

On this day personally appeared before me Margaret Remington, to me known to be the individual described herein and who executed the within and forgoing instrument and acknowledged that she signed the same as her own free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 4 day of March, 2005.
WITNESS MY HAND and official seal hereto affixed the day and year first above-written.



[Signature]
NOTARY PUBLIC in and for the State of
Washington, residing in Spokane
My commission expires: Nov 2, 2005

STATE OF WASHINGTON)
 : ss.
County of Spokane)

I certify that I know or have satisfactory evidence that ~~David R. Kynnap~~ and Rebecca Kynnap signed this instrument and on oath acknowledged it as ~~their~~ free and voluntary act for the uses and purposes mentioned in the instrument.
her

Dated this 3RD day of Mar, 2005

My appointment expires 11-29-08



[Signature]
NOTARY PUBLIC in and for the State of
Washington, residing at Spokane