

DECLARATION OF COVENANT REQUIRING PRIVATE CONSTRUCTION AND
MAINTENANCE OF LONG PLAT APPROVED PRIVATE ROAD, AND DEDICATION TO
THE COUNTY WHEN REQUIRED

"Declaration of Covenant

"In consideration of the approval by Spokane County of Westwood Estates, which said plat creates 4 lots described as follows:

Lots 1 thru 4, Block 2 of Westwood Estates

the undersigned covenants and agrees that:

"1. The owner(s) of the aforescribed property or of any lot which has been or is subsequently created on said property shall be responsible for the financing for construction and maintenance of all private roads within said plat.

"2. The road shall be improved consistent with Spokane County standards for private roads.

"3. Maintenance methods, standards, and financing shall be in a manner determined by the owners of a majority of the square footage of buildable land within such aforescribed property.

"4. In the event such private road is improved to Spokane County standards for public streets and the County is willing to accept the dedication of such road, each lot owner shall execute any documents necessary to accomplish such dedication.

"5. Owners of lots within the above referenced plat, who are served by such private road, may sue and recover from any owner of any lot within said plat which similarly served who refuses to participate in the road construction, financing, and maintenance. Such owners who refuse to share the costs under the percentage set forth above shall be liable for any attorneys fees.

"6. WARNING: Spokane County has no responsibility to build, improve, maintain or otherwise service the private roads contained with or providing service to the property described in this plat. By accepting this plat or subsequently by allowing a building permit to be issued on property on a private road, Spokane County assumes no obligation for said private road and the owners hereby acknowledge that the County has no obligation of any kind or nature whatsoever to establish, examine, survey, construct, alter, repair, improve, maintain, provide drainage or snow removal on a private road. This requirement is and shall run with the land and shall be binding upon the owner, their heirs, successors or assigns including the obligation to participate in the maintenance of the private road as provided herein."

REQUEST OF ~~Inland Pacific~~
Engineering Co
NOV 4 4 40 PM '89

PACIFIC FIRST FEDERAL SAVINGS BANK

WILLIAM E. DONAHUE
AUDITOR
SPOKANE COUNTY WASH.
DEPUTY

By: *David D. Morrison*

I. YOUNG 600

S 25 Altamont St 99202

Ronald C. West
RONALD C. WEST

Shirley J. West
SHIRLEY J. WEST

STATE OF WASHINGTON)
County of Spokane) ss.

On this 9th day of October, 1985, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me RONALD C. WEST and SHIRLEY J. WEST, husband and wife, to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal this 9th day of October, 1985.



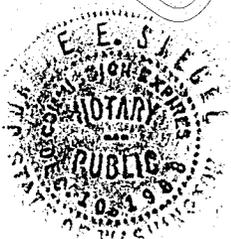
Patricia J. Moore
Notary Public in and for the State of Washington, residing in Spokane

STATE OF WASHINGTON)
County of Spokane)

On this 31st day of October, 1985, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally

appeared *David Morrison*, to me known to be the Vice President of PACIFIC FIRST FEDERAL SAVINGS BANK, the corporation that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.



James E. Siegel
Notary Public in and for the State of Washington, residing in Spokane