

RECORDED
REQUEST OF

85-265820

WILLIAM HENNINGSON
GEORGE C. SALVENDY
A PROFESSIONAL CORPORATION
643 N. OLIVE ST., Ste. 430
LOS ANGELES, CA 90014
213-615-1616

FILE	SYN	CDS	DEF
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SEA	PRE	DEP	CO

RECORDED IN
OFFICIAL RECORD
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SAN BERNARDINO
CO., CALIF.

Request by Tricia

AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS.

This amendment is made to the Declaration of Covenants,
Conditions and Restrictions, recorded July 2, 1979, in the County of
San Bernardino, State of California, in Book 9719, page 438, as
Instrument No. 255 and affects real property located in the City of
Colton, County of San Bernardino, State of California, more
particularly described as:

Lots 1 through 40 and Common Area Lot 41, inclusive
of Tract No. 1033 in the City of Colton, County of
San Bernardino, State of California, as per Plat
recorded in Book 142 of Maps, Pages 1, 2, and 3,
in the records of said County. Lots 1 through 32
and Common Area 33, inclusive of Tract 10334 in the
City of Colton, County of San Bernardino, State of
California, as per Plat recorded in Book 143 of
Maps, Pages 18-20, in the records of said County.
Lots 1 through 38 and Common Area Lot 39, inclusive
of Tract 10319 in the City of Colton, County of
San Bernardino, State of California, as per Plat
recorded in Book 143 of Maps, Pages 21-23, in the
records of said County. And, Lots 1 through 32
and Common Area Lot 31, inclusive of Tract No.
10336 in the City of Colton, County of San
Bernardino, State of California, as per plat
recorded in Book 143 of Maps, pages 24-26, in
the records of said County.

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Article VII, Authority of Association, Section 7.01(a) shall be amended to read:

"Water, gas, electricity, refuse collection, other necessary utility services, maintenance and repair of exterior of improvements on the lots, including with respect to all structures and/or units of the Project the design, application, preparation, placement, manufacture and/or construction of the project site, including but not limited to all grading, soil treatment, construction and structure or unit layout or location; foundations; framing; exterior stucco and siding; roofing; sheet metal; air conditioning units; exterior plumbing, including anti-siphon valves and sewer lines; drainage lines; design or ventilation of fireplaces; or any of their component parts."

Article VIII, Use Restrictions, Section 8.16, Deep of Lot, shall be amended by deletion of the words "and maintain". Section 8.17 shall be deleted in its entirety and Section 8.18 and Section 8.19 shall be renumbered accordingly.

Article X, General Provisions, shall be amended to add a new Section 10.02. Existing Sections 10.02-10.12 shall be renumbered accordingly. New Section 10.02 shall read as follows:

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"The Association shall have the sole and exclusive right and obligation to prosecute or defend, under the name of the Association, any action affecting or relating to the common areas or the personal property owned by the Association, or any action affecting or relating to the original design, construction or sale of any individual unit, or any repairs or maintenance performed by the original owner, developer or general contractor as specifically enumerated in Article VII as amended, notwithstanding any provision to the contrary contained in California Code of Civil Procedure 374 as amended 1/1/80 which reads as follows:

"An Owners' Association established in a project consisting of condominiums, as defined in Section 781 of the Civil Code, or of a community apartment project, as defined in Section 783 of the Civil Code, or of a community apartment project, as defined in Section 11004 of the Business and Professions Code, an undivided interest subdivision project as defined in Section 11000.1 of the Business

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and Professions Code, or a planned develop-
ment, as defined in Section 11001 of the
Business and Professions Code, shall
have standing to sue as the real party in
interest for any damages to commonly owned
lots, parcels, or areas which the Owners'
Association is obligated to maintain,
preserve or repair occasioned by the act
or omissions of others, without joining
with it the individual owner of such
project or development."

The foregoing Amendment is made in accordance with Article
X, General Provisions, Section 10.04, Amendments of the original
Declaration, now renumbered as Section 10.05.

DATED: October 24, 1985

PINE MEDITERRANEA OWNERS ASSOCIATION

BY: Sharon Washburn
SHARON WASHBURN, President

STATE OF CALIFORNIA)
County of San Bernardino) ss.

On October 24, 1985, before me, the undersigned, a Notary
Public in and for said State, personally appeared
Sharon Washburn, personally known to me or proved to me
on the basis of satisfactory evidence to be the person whose name is
subscribed to the within instrument and acknowledged that he/she
executed the within instrument
WITNESS my hand and official seal.



Sharon Lower
Notary
Public in and for said County
and State