

DECLARATION

1. The undersigned, for itself, its successors and assigns, does here publish and declare and make known to all intending purchasers and future owners of the various lots comprising said above described Subdivision, to the same will and shall be used, held and/or sold expressly subject to the following building and use conditions, restrictions, covenants, agreements and easements which comprise the general plan for the improvement of the said Subdivision and which shall be incorporated by reference in all deeds of conveyance of and contracts for the sale of said lots and shall run with the land and be operative up to and until January 1, 2004, at which time the aforesaid conditions, restrictions, covenants, agreements and easements shall be automatically extended for successive period of 5 years unless by vote of the majority of the then owners of the lots, it is agreed to change said aforesaid conditions, restrictions, covenants, agreements and easements in whole or in part; provided, however, that from and after the date hereof any of the provisions hereof may be altered, changed and/or modified by the written approval of not less than 80% of the owners of the lots in said above described Subdivision.