Filed: 10-01-2021

DMW 11:16:06 AM CS Canadian County, OK

Return to: Matthew L. Winton PLLC THOMPSON & WINTON PLLC 3233 East Memorial Road, Suite 103 Edmond, Oklahoma 73013 405.478.4818/888.857.0360 WWW.THOMPSONWINTON.COM



Above the line for the Recorder

AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR NORTHWOOD VILLAGE, A RESIDENTIAL COMMUNITY TO THE CITY OF OKLAHOMA CITY, CANADIAN COUNTY, STATE OF OKLAHOMA.

THIS AMENDMENT is made this and day of September Northwood Holdings, LLC, an Oklahoma limited liability company ("Declarant").

Section 1 - Authority & Purpose of Amendment.

Declarant is the Declarant of Northwood Village, which is a platted addition recorded among various plats within the Canadian County Clerk's Office, and more particularly described within Exhibit "A" hereto. The Declarant intends by the Recording of this Amendment to clarify and to the extent necessary amend the original Declaration of Covenants, Conditions, and Restrictions filed at Book 4380, Page 838 on February 24, 2016, and any amendments and supplemental declarations thereto within the Canadian County Clerk's Office for Northwood Village Addition, a residential community to the City of Oklahoma City, Canadian County, State of Oklahoma (Original Declaration). The Declarant executes and adopts this Amendment pursuant to its authority granted and reserved within the Original Declaration for the purpose of clarifying and if necessary amending certain rules within the Original Declaration.

Section 2 – Amendment.

Section 2.1. Rule 4.1, Exhibit "C" clarification and amendment. For purposes of clarification and to the extent necessary amendment, the first paragraph to Exhibit "C" Rule 4.1 is hereby deleted in its entirety and replaced with the following: Within the Properties, Lots may be leased, provided the total percentage of leased Lots with a platted Section of the Properties shall not exceed ten percent (10%) of the total number of Lots within that platted Section of the Properties. Upon the occurrence of a decrease below 10% of the leased Lots within a platted Section of the Properties, Lots will be permitted to be leased on a first bona fide request, first permitted basis, until the number of leased Lots reaches 10% for that platted Section of the Properties, at which time no further Lots may be leased in that platted Section until the number therein drops below 10%.

The remainder of Rule 4.1 is unaffected.

Section 3 - Additional Declarations.

All other terms and provisions, including but not limited to covenants, conditions, restrictions, definitions, and exhibits found within the Original Declaration and any amendments and supplemental declarations thereto are hereby incorporated by reference as if each were fully set out within this Amendment. All such terms and provisions, unless expressly and specifically modified by this Amendment, shall remain in effect as first Recorded in the Original Declaration as amended, Declarant hereby reaffirming the same.

IN WITNESS WHEREOF, the undersigned Declarant has executed and consented to this Amendment on the signature blocks below the date and year first written above.

NORTHWOOD HOLDINGS, LLC - DECLARANT

An Oklahoma limited liability company

By:	
Managing Memb	er
	ACKNOWLEDGEMENT
State of Oklahoma County of Canadian	} ss }
me to be the identical duly authorized agent f	person who executed their name to the foregoing Amendment, who is the for the Declarant for the execution of such Amendment, who acknowledged as their free and voluntary act on behalf of the Declarant for the uses and
Subscribed and sworn The date next written a My commission expire My commission number	s: 05-13-2024
	KAREN DOBYNS Netary Public, State of Oklahoma Commission # 20005409

My Commission Expires 05-13-2024

Exhibit "A"

ALL LOTS AND BLOCKS WITHIN NORTHWOOD VILLAGE SECTION 1, AN ADDITION TO THE CITY OF OKLAHOMA CITY, CANADIAN COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THERETO.

AND

ALL LOTS AND BLOCKS WITHIN NORTHWOOD VILLAGE SECTION 2, AN ADDITION TO THE CITY OF OKLAHOMA CITY, CANADIAN COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THERETO.

AND

ALL LOTS AND BLOCKS WITHIN NORTHWOOD VILLAGE SECTION 3, AN ADDITION TO THE CITY OF OKLAHOMA CITY, CANADIAN COUNTY, STATE OF OKLAHOMA, ACCORDING TO THE RECORDED PLAT THERETO.

Canadian County Clerk's Office Sherry Murray



Doc Type: R

Doc Year: 2021 Doc Number: 34264 Book Type: RB Book Number: 5378 Page Number: 1-3

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Inst Type: Covenants

DMW

Receipt To:

Thompson & Winton PLLC 3233 East Memorial Rd Ste 103 Edmond, OK 73013

Charges	Receipt # R725875 10-01-2021 11:16:47 AM		Payments
Preservation Fee Filing Fee	\$ 10.00 \$ 12.00	Check (002343)	\$ 22.00
Item Total	\$ 22.00	Payment Total	\$ 22.00
		Balance Due	\$ 0.00