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AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WALNUT RIDGE ESTATES

THIS AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WALNUT RIDGE ESTATES, is made this 27th day of November, 1989, by North Haven East, Inc., a corporation existing under the laws of the State of Missouri.

WITNESSETH:

WHEREAS, North Haven East, Inc. (hereinafter referred to as "Developer") is the owner of all of the real property described as:

All that part of the Southeast Quarter of the Southeast Quarter of Section 2 and the Southwest Quarter of the Southwest Quarter of Section 1, Township 50, Range 33, Kansas City, Clay County, Missouri, described as follows: Commencing at the Southeast corner of said Section 2; thence North 0° 41' 59" East along the East line of the Southeast Quarter of the Southeast Quarter of said Section 2, a distance of 439.39 feet to the point of beginning of the tract of land herein to be described; thence South 89° 29' 25" East, a distance of 163.90 feet; thence North 0° 41' 59" East, a distance of 878.55 feet to a point on the North line of the Southwest Quarter of the Southwest Quarter of said Section 1; thence North 89° 30' 29" West along the North line of the Southwest Quarter of the Southwest Quarter of said Section 1, a distance of 163.90 feet to the Northeast corner of the Southeast Quarter of the Southeast Quarter of said Section 2; thence North 89° 18' 40" West along the South line of the Northeast Quarter of the Southeast Quarter of said Section 2, a distance of 1294.97 feet to the Northwest corner of the Southeast Quarter of the Southeast Quarter of said Section 2; thence South 0° 48' 18" West along the West line of the Southeast Quarter of the Southeast Quarter of said Section 2, a distance of 274.40 feet; thence South 89° 19' 26" East, a distance of 553.00 feet; thence South 0° 48' 18" West, a distance of 165.00 feet; thence North 89° 19' 26" West, a distance of 553.00 feet to a point on the West line of the Southeast Quarter of the Southeast Quarter of said Section 2; thence South 0° 48' 18" West along the West line of the Southeast Quarter of the Southeast Quarter of said Section 2, a distance of 439.39 feet; thence South 89° 19' 26" East along the North line of Lot 7, TELANE, a subdivision of land in Kansas City, Clay County, Missouri, a distance of 255.50 feet; thence South 0° 48' 18" West, a distance of 264.31 feet to the Northwest corner of Lot 3, of said TELANE; thence South 89° 19' 26" East along the North line of Lots 1, 2 and 3 of said TELANE, a distance of 241.50 feet to the Northeast corner of Lot 1 of said TELANE; thence North 0° 48' 18" East, a distance of 45.00 feet; thence South 89° 19' 26" East, a distance of 472.00 feet; thence North 0° 48' 18" East, a distance of 219.31 feet; thence South 89° 19' 26" East, a distance of 327.58 feet to the point of

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beginning. The above described tract of land contains 31.19 Acres more or less.

(Hereinafter the "Real Property")

and has previously caused certain restrictions to be placed on the Real Property pursuant to the terms and conditions of that Declaration of Covenants, Conditions and Restrictions for Walnut Ridge Estates filed in the office of the Recorder of Deeds for Clay County, Missouri on November 16, 1989 in Book 1944 at page 161; and

WHEREAS the Real Property constitutes 100% of the lots in Walnut Ridge Estates (is the same is now or shall be platted); and

WHEREAS Developer has become aware of a clerical error contained in the Declaration of Covenants, Conditions and Restrictions for Walnut Ridge Estates as the same was filed for record;

NOW THEREFORE, Developer hereby amends and corrects the Declaration of Covenants, Conditions and Restrictions for Walnut Ridge Estates as follows:

Section 3.3 of the Declaration of Covenants, Conditions and Restrictions for Walnut Ridge Estates which currently reads:

> 3.3 Minimum Set Back All structures shall be set back on lots as designated on the plat of this subdivision. No structure shall be any closer than seven (7) feet to any side lot line and must have an aggregate of eighteen (18) feet or more side lot clearance.

is hereby amended, corrected and modified to read as follows:

> 3.3 Minimum Set Back There shall be a minimum set back for any structure constructed on any lot in Walnut Ridge Estates (as the same is or shall be platted) equal to the minimum set back required by the ordinances and regulations of the city of Kansas City, Missouri.

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All other provisions of the Declaration of Covenants, Conditions and Restrictions for Walnut Ridge Estates shall remain in full force and effect and are not changed or modified hereby.

IN WITNESS WHEREOF the undersigned has executed this document as the duly authorized free act and deed of North Haven East, Inc. the day and year above first written.

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NORTH HAVEN EAST, INC.

By: _____
President

Attest:

Susan Rose
Secretary

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STATE OF Missouri)
COUNTY OF Clay) ss.

BE IT REMEMBERED, that on this 28th day of November, 1989, before me, the undersigned, a Notary Public, came Ben Rose, President and Susan Rose, Secretary, of NORTH HAVEN EAST, INC., a Missouri corporation, who are personally known to me to be the President and Secretary of said corporation and who are personally known to me to be the same persons who executed the within instrument on behalf of said NORTH HAVEN EAST, INC., and duly acknowledged the execution of the same to be the free act act and deed of said NORTH HAVEN EAST, INC.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notarial seal, the day and year last above written.

Linda M. Wade
Notary Public

My Commission Expires:
LINDA M. WADE
Notary Public - State of Missouri
Commissioned in Platte County
My Commission Expires August 6, 1991

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