

THIRD AMENDMENT
TO
DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS
OF
PRICE HILLS SUBDIVISION

This *THIRD AMENDMENT* ("the *THIRD AMENDMENT*") to DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS OF PRICE HILLS SUBDIVISION is hereby made and entered into by Price Hills, LLC (hereinafter referred to as the "Declarant").

The *THIRD AMENDMENT* amends and supplements the DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS OF PRICE HILLS SUBDIVISION recorded August 24, 2007, as Document No. 156774, in the office of the County Clerk and Recorder of Broadwater County, Montana (the "COVENANTS"), and the FIRST AMENDMENT TO DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS OF PRICE HILLS SUBDIVISION recorded on October 18, 2007 as Document No. 157146, in the office of the County Clerk and Recorder of Broadwater County, Montana (the "FIRST AMENDMENT"), and the SECOND AMENDMENT TO DECLARATION OF PROTECTIVE COVENANTS AND RESTRICTIONS OF PRICE HILLS SUBDIVISION, recorded on August 2, 2013, as Document No. 169746, in the office of the County Clerk and Recorder of Broadwater County, Montana (the "SECOND AMENDMENT"). The following real property is subject to the COVENANTS and this *THIRD AMENDMENT*:

Lots 15 – 155, 157 – 214 and 216 – 264, Price Hills Major Subdivision also known as The Village at Elk Ridge Major Subdivision, recorded in Book 2 of Plats, Page 186, as recorded in the office of the Clerk and Recorder for Broadwater County, Montana.

The COVENANTS hereby are amended as follows:

AMENDMENT ARTICLE I

Section 1(b) of Article V is hereby deleted in its entirety and replaced with the following language:

Section 1.b Use of Lots. The Lots shall be used for residential purposes, which may include both residences and accessory buildings. The accessory buildings may be constructed on the same lot as the residence or on Lots adjacent to or adjoining the residences only.

AMENDMENT ARTICLE II

Section 1(f) of Article V is amended as follows:

The following provisions are deleted:

Recreational vehicles such as boats, mobile homes, campers and camper trailers may not be kept or stored within the Property except on a temporary basis. However, nothing shall prevent storage of such vehicles on any Lot in an enclosed garage.

The following provisions are added in place of the deleted provisions:

Notwithstanding the foregoing, recreational vehicles such as boats, campers, horse trailers, may be stored in an enclosed garage. Two such vehicles per Lot may be stored

outside of an enclosed garage, provided they are stored in a neat and organized manner. Additional recreational vehicles may be stored on a Lot at the discretion of the Committee. No junk vehicles or inoperable vehicles shall be stored on Lots.

AMENDMENT ARTICLE III

Section 1 of the FIRST AMENDMENT, which amends Section 6 of Article VI is deleted in its entirety and replace with the following provision:

Section 6. After Approval, Twelve Months to be Completed. Any structure to be erected in accordance with approval must commence construction within six (6) months of receiving written approval or new approval shall be obtained. All construction must be conducted in accordance with the Covenants and Design Guidelines. Once construction has commenced, the structure must be completed within one (1) year. If any structure is begun and is not completed in accordance with the plans within twelve (12) months of the commencement of construction, the Board, in its sole discretion, may take such action as may be necessary in its judgment to improve the appearance so as to make the Property harmonious with other properties, including completion of the exterior of the structure, screening or covering of the structure, or any combination thereof, or similar operations, and the amount of any expenditures made in so doing shall be an obligation of the Owner and a lien on the Property and may be recorded and shall be enforceable by an action at law.

AMENDMENT ARTICLE IV ADOPTION OF AMENDMENT

This Amendment was duly adopted by a sufficient vote of the Lot Owners, pursuant to Article VII, Section 6, of the COVENANTS, on December 9th, 2016.

Dated this 9th day of December, 2016.

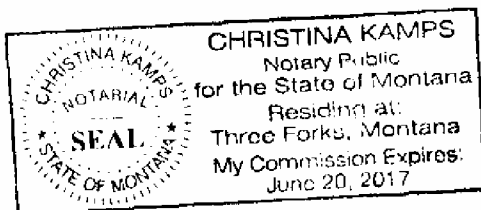
PRICE HILL SUBDIVISION
HOMEOWNERS' ASSOCIATION

By: Kenneth Dykema
Kenneth Dykema, President

STATE OF MONTANA

County of Gallatin

Signed and acknowledged before me on December 9th, 2016, by Kenneth Dykema, President of Price Hills Subdivision Homeowner's Association



Christina Kamps
Notary Public for the State of Montana