



RETURN ADDRESS:

Robert D. Wilson-Hoss
Hoss and Wilson-Hoss
236 West Birch
Shelton, Washington 98584

Document Title(s) (Or transactions contained therein):

1. Resolution No. 2006 - 12 Lot Violations - Successive Owner/Members
- 2.
- 3.
- 4.

Grantor(s) (Last name first, then first name and initials):

1. Lake Limerick Country Club
- 2.
- 3.
- 4.
5. Additional Names on Page ____ of Document.

Grantee(s) (Last name first, then first name and initials):

1. The Public
- 2.
- 3.
- 4.
5. Additional Names on Page ____ of Document.

Legal Description (Abbreviated: *I.e.*, lot, bloc, plat; or section, township range):

Div. 1: Parcel Nos. 32127-50-00001 to 32127-50-00207; Div. 2: Parcel Nos. 32127-51-00001 to 32127-51-00906; Div. 3: Parcel Nos. 32122-50-00001 to 32122-50-00900; Div. 4: Parcel Nos. 32127-53-00001 to 32127-53-90015; Div. 5: Parcel Nos. 32127-54-00001 to 32127-54-00139; and Replat of Lake Limerick Div. 2: Parcel Nos. 32127-52-00001 to 32127-52-00900

Legal Description is on Page ____ of Document.

Reference Number(s) (Of documents assigned or released):

N/A

Additional Reference Numbers on Page ____ of Document

Assessor's Property Tax Parcel/Account Number:

See Above Legal Description Ranges

LAKE LIMERICK COUNTRY CLUB

RESOLUTION NO 2006 - 12

LOT VIOLATIONS – SUCCESSIVE OWNER/MEMBERS

1. Issue. Sometimes a Lake Limerick owner/member (member) undertakes work on a Lot that requires a permit either (1) without a permit, or (2) in violation of permit terms and conditions. Lake Limerick has a system for responding to such problems. Sometimes, the member sells the Lot before the violations have been properly addressed. And sometimes the buyer, who is now the successor owner/member, is not told by the seller of any problems with violations.

2. Authorities. The Lake Limerick Covenants apply restrictions to lots, and projects undertaken on Lots. If a Lot has violations, and those violations continue after it is sold, the new member is responsible for correcting those violations. In addition, the expenses incurred prior to sale follow the Lot, and although they are not personal obligations of the new member, they do constitute part of any lien on the Lot itself.

3. Problem. This concerns Lake Limerick. Recently, it has faced

several cases where a developer has violated the Covenants and/or other rules, and then sold the Lot to an unsuspecting buyer. Often the sale is by Quit Claim Deed, by a developer who hopes to avoid responsibility for the violations. Although Lake Limerick cannot allow a sale to affect the status of any violations or liens, passing the responsibility to a buyer seems in some ways, and in some cases, unfair.

Resolution

The Board of Directors of Lake Limerick Country Club resolves as follows:

Because of the circumstances discussed above, Lake Limerick would like to provide some protection to buyers. First, under the law, a buyer may have the option for relief against the seller in a civil lawsuit. Second, Lake Limerick may, in some cases, record a Declaration of Non-Compliance against the Lot, when it has notice of violations and the possibility of a sale. Third, this Resolution will be recorded with the County Auditor, so that nay buyer will have recorded notice of these circumstances. Fourth, this Resolution will be posted on the Lake Limerick website, www.lakelimerick.com. Fifth, the Lake Limerick staff and volunteers, as well as counsel, will continue to respond to requests for information about Lots. Sixth, the recorded Lake Limerick governing documents, including

especially the Covenants, also provide notice of the responsibilities of owners.

We certify that the above Resolution No. 2006 - 12, **Lot Violations, Successive Owner/Members**, was duly adopted by the Board of Directors on the 22nd day of Jan., 2006⁷.

Scott Carey

President, Board of Directors

Shirley Toner

Secretary, Board of Directors

STATE OF WASHINGTON)
) ss.
COUNTY OF MASON)

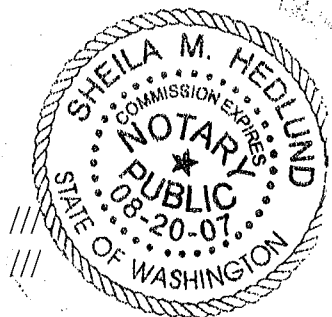
On this 22nd day of January, 2007, personally appeared before me SCOTT CAREY, personally known to me or provided to me on the basis of satisfactory evidence to be the president of Lake Limerick Country Club, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that SCOTT CAREY is authorized to execute the said instrument.

WITNESS my hand and official seal affixed the day and year first above written.

Affiant Known
Affiant produced ID
Type of ID

Sheila M. Hedlund

PRINT NAME: *Sheila M. Hedlund*
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON, residing in *Shelton*
My commission expires: *08-20-07*

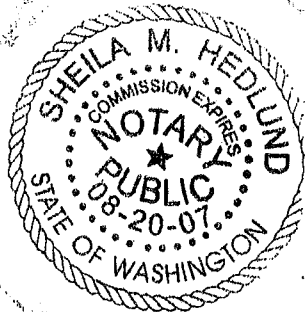


STATE OF WASHINGTON)
) ss.
COUNTY OF MASON)

On this 22nd day of January, 2007, personally appeared before me Shirley Toner, personally known to me or provided to me on the basis of satisfactory evidence to be the Secretary of Lake Limerick Country Club, the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that Shirley Toner is authorized to execute the said instrument.

WITNESS my hand and official seal affixed the day and year first above written.

Affiant Known
Affiant produced ID
Type of ID



Sheila M. Hedlund
PRINT NAME: Sheila M. Hedlund
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON, residing in Shelton
My commission expires: 08-20-07