

347007 12/08/2000 09:40A COV Judy Benine
1 of 2 R 10.00 D 0.00 Huerfano Co.

AMENDMENT OF
DECLARATION OF PROTECTIVE COVENANTS
RIVER RIDGE RANCH PHASE NO. 1

THIS INSTRUMENT is made this 7th day of December, 2000, by Colorado Switzer, LLC, a Delaware limited liability company, as Declarant under that certain Amended Declaration of Protective Covenants ("Declaration"), dated October 20, 2000, and recorded at Reception No. 346440 of the records of Huerfano County, Colorado.

RECITAL

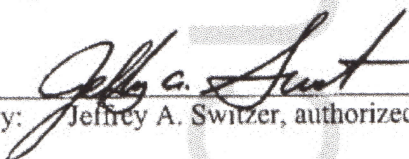
Pursuant to Section 4A of the Declaration, the Declaration may be amended by an instrument executed by the persons owing in an aggregate 80% of the Lots subject to the Declaration. Declarant owns all of such Lots and may thereby amend any of the provisions, covenants, conditions, restrictions and equitable servitudes of the Declaration, by a written instrument setting forth such amendment. The Declarant desires to amend the Declaration as set forth herein.

NOW THEREFORE, pursuant to the rights accorded to it under Section 4A of the Declaration, the Declarant hereby amends the Declaration as follows:

1. Section 3(I) of the Declaration is hereby amended to delete the words "on the ground floor level" in the last sentence thereof. After such amendment, the sentence shall read as follows: "No resident dwelling shall be built within River Ridge Ranch that contains less than 1250 square feet of living space (excluding basements, garages, porches, decks and breezeways)."
2. In all other respects, the Declaration is ratified and reaffirmed by the Declarant.

IN WITNESS WHEREOF, Declarant has executed this instrument the date and year first above written.

Colorado Switzer, LLC, a Delaware limited liability company


By: Jeffrey A. Switzer, authorized agent



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STATE OF COLORADO)
) ss.
COUNTY OF Huerfano)

The foregoing instrument was acknowledged before me this 7th day of December, 2000, by Jeffrey A. Switzer, authorized agent of Colorado Switzer, LLC, a Delaware limited liability company.

WITNESS MY HAND AND OFFICIAL SEAL.

My Commission expires: 12/30/2000



Sandra J. Dotter
Notary Public

UNOFFICIAL DOCUMENT