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921098

311246.0 311249.0 311251.0 312964.0
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St. Louis County, Minnesota
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311242.0 311243.0 311245.0
Mark A. Monacelli
Registrar of Titles
By D Ide Deputy
TFR 242331



DO NOT REMOVE

**FIRST AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND DEED RESTRICTIONS**

TOWERING PINES SUBDIVISION

THIS FIRST AMENDMENT to Declaration of Covenants, Easements and Deed Restrictions of Towering Pines is dated effective the 9TH day of October, 2012, and is set forth as follows:

WHEREAS, a Special Meeting was held by the Lot Owners of Towering Pines on or about OCTOBER 8, 2012, wherein all Lot Owners appeared either personally, electronically, in writing, or by proxy;

WHEREAS, the Declaration of Covenants, Easements and Deed Restrictions (hereinafter, the "Declaration") currently provides, in part, under "Structures" the following with respect to docks and boathouses:

In order to preserve the character and beauty of the shoreline each lot is limited to one boat dock. Alternatively, and in order to facilitate safe boat access, a lot may have two docks with a boathouse, provided each dock is located adjacent to each side of the boathouse. Because Greenwood Township Fire Department relies on fireboat access to Pine Island, boat docks should have a minimum width of 6 feet and a minimum water depth of 3 feet at the end of the dock.

WHEREAS, the Declaration provides that it cannot be amended without approval of 70% of the Lot owners and subsequent approval of the St. Louis County Planning and Zoning Commission if necessary.

WHEREAS, it was moved and approved, by approval of 70% or more votes of the Lot Owners that the Declaration be amended to replace the section above with the following:

Refer to: 1st Amendment to Declaration of Covenants, Easements and Deed Restrictions
Trent Towering Pines Page 1 of 2
TFR # 242331
Cash Chg
\$226

ST. LOUIS COUNTY AUTOMATED TORRENS SYSTEM

MARK A. MONACELLI, REGISTRAR OF TITLES
 P.O. BOX 157, Duluth, MN 55801-0157
 Telephone 218-726-2680

TORRENS FILING REQUEST TFR# 242331

Date this form was completed 10/11/2012 Client file 81805-2

Name PATRICIA L.G. THORNTON

Address TRENTI LAW FIRM

P.O. BOX 958

VIRGINIA, MN 55792

Phone () 218-749-1962 Fax () 218-749-4308

Amount enclosed \$2210 Check XX Cash _____ Dep. Acct. # _____

Return: Mail XX Pick-Up _____ Ohter (specify) _____

Signature [Signature] Title Change Pursuant to MS. 508.421? _____

Order of OCT 15 2012 Other services with this document and CERTIFICATE OF TITLE NO. y/n y/n
 Priority Documents--List in priority order (REQUIRED) copy File in with Abstract

#	Description	Other services with this document and (REQUIRED)	y/n	y/n	File in with Abstract
4 1	RC 1ST AMDNT TO CCR	(SEE ATTACHED LISTING)			921098 46x1 20x9
2		\$46 on 1st, \$20 on 9			
3		311242, 311243, 311245, 311246, 311249, 311251,			
4		312964, 313167, 313168, 315960			
5					
6					
7					

\$226

Checks for **filing fees** should be payable to: **REGISTRAR OF TITLES.**

Checks for **deed, mortgage, or real estate taxes or division fee** should be payable to: **COUNTY AUDITOR.**

Note: Documents presented with this request are not filed until they are fully processed in the office of the Registrar of Titles.

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White copy: to Registrar of Titles
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