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Teddy Walker, Recorder
Appanoose Co. IOWA

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**THIRTEENTH AMENDMENT TO THE COVES OF SUNDOWN LAKE OWNERS'
ASSOCIATION DECLARATION, BY-LAWS & PROVISIONS**

Return to:
Secluded Land
Company
P.O. Box 10
DeSoto, WI 54624
(608)648-2301

Thirteenth Amendment to The Coves of Sundown Lake Owners' Association Declaration,
By-Laws & Provisions

Return to: Secluded Land Company, LLC, P.O. Box 10, De Soto, WI 54624

WHEREAS, Secluded Land Company, LLC was the original Declarant of The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated July 12, 2005 and recorded July 14, 2005 at the Office of the Appanoose County Recorders in Book 2005, Page 1526 as Document No. 2005-1526.

WHEREAS, Secluded Land Company, LLC was the Declarant of the First Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated July 26, 2005 and recorded July 28, 2005 at the Office of the Appanoose County Recorders in Book 2005, Page 1657 as Document No. 2005-1657.

WHEREAS, Secluded Land Company, LLC was the Declarant of a Scrivener's Affidavit dated July 26, 2005 and recorded July 28, 2005 at the Office of the Appanoose County Recorders in Book 2005, Page 1656 as Document No. 2005-1656.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Second Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated October 4, 2005 and recorded October 21, 2005 at the Office of the Appanoose County Recorders in Book 2005, Page 2426 as Document No. 2005-2426.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Third Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated October 26, 2005 and recorded October 31, 2005 at the Office of the Appanoose County Recorders in Book 2005, Page 2522 as Document No. 2005-2522.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Fourth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated June 2, 2006 and recorded June 7, 2006 at the Office of the Appanoose County Recorders in Book 2006, Page 1340 as Document No. 2006-1340.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Fifth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated November 16, 2006 and recorded November 20, 2006 at the Office of the Appanoose County Recorders in Book 2006, Page 2857 as Document No. 2006-2857.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Sixth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated July 18, 2007 and recorded July 19, 2007 at the Office of the Appanoose County Recorders in Book 2007, Page 1685, as Document No. 2007-1685.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Seventh Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated December 19, 2007 and recorded December 26, 2007 at the Office of the Appanoose County Recorders in Book 2007, Page 2976, as Document No. 2007-2976.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Eighth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated May 13, 2008 and recorded June 27, 2008, at the Office of the Appanoose County Recorders in Book 2008, Page 1378, as Document No. 2008-1378.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Ninth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated October 17, 2008 and recorded October 17, 2008, at the Office of the Appanoose County Recorders in Book 2008, Page 2286, as Document No. 2008-2286.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Tenth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated February 24, 2009 and recorded March 2, 2009, at the Office of the Appanoose County Recorders in Book 2009, Page 315, as Document No. 2009-315.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Eleventh Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated May 20, 2009 and recorded June 11, 2009, at the Office of the Appanoose County Recorders in Book 2009, Page 985, as Document No. 2009-985.

WHEREAS, Secluded Land Company, LLC was the Declarant of the Twelfth Amendment to The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions dated March 29, 2010 and recorded April 1, 2010 at the Office of the Appanoose County Recorders in Book 2010, Page 483, as Document No. 2010-483.

WHEREAS, Paragraph Eleven (11) subparagraph (d) of said original Declaration, as amended, states: "Notwithstanding the foregoing paragraphs 11(a), 11(b) and 11(c), Declarant does hereby reserve the right, in its sole discretion to amend this Declaration for a period of ten years from the date of this Declaration."

NOW THEREFORE, Secluded Land Company, LLC hereby further amends said Declaration, as amended, as follows:

In Section 5, "Duties of Chairperson" the following new paragraph is hereby added:

"The Chairperson shall be responsible for negotiating with adjoining land owners who are not Association members on an as needed, case by case basis, all Association contributions to maintenance expenses of boundary fences on the perimeter of any of the Plats of The Coves of Sundown Lake; however, the Association shall hold particular lot owners individually responsible for damage to such boundary fences as is caused by particular lot owners or their agents through improper or negligent activities. Such damages may be collected by special assessment and if unpaid, shall become a lien upon lots owned by the parties responsible for such damage subject to foreclosure.

The real estate described on attached Exhibit A is hereby added to the real estate described on Addendum A-1 and Addendum A-2 of the above-referenced Sixth Amendment to Sundown Lake Owners' Association Declaration, By-Laws and Provisions.

All other terms of the above-referenced The Coves of Sundown Lake Owners' Association Declaration, By-Laws & Provisions, as amended, remain in full force and effect.

Dated this 24 day of September, 2010

Secluded Land Company, LLC, By:

James W. Smith
James W. Smith, Sole Managing Member

ACKNOWLEDGMENT

State of Wisconsin)
) ss
County of Vernon)

Personally came before me this 24th day of
September, 2010 the above-named James W. Smith
to me known to be the person who executed
the foregoing instrument and acknowledged the same.

Victoria Springborn
Victoria Springborn
Notary Public - Vernon County, Wisconsin
My Commission expires: 8/24/14

Lots 1-37 (inclusive) of the Final Plat of The Coves of Sundown Lake Phase VIII recorded at the Office of the Appanoose County Recorder on July 19, 2010 in Book 2010, Page 1177 as Document No. 1177.

Exhibit A