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Skagit County Auditor

RECORDED AT THE REQUEST OF:
Lekcinton Acres Community Association (LACA)
8351 Lekcin Lane
Concrete, WA 98237

Document Title: AMENDMENTS TO ADDENDUM TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LEKCINTON ACRES
Reference Nos.: 200902040032, 201604270073 with Document title: ADDENDUM TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LEKCINTON ACRES

Grantor: Lekcinton Acres Community Association (Lekcin Lane Lots 1-11 Owners)

Grantee: Public

Legal Description: Lekcinton Acres, Sect. 18, Twn 35N, Rng 8E, W.M. Lekcin Lane Lots 1-11, Acct nos: 4870-000-001-0000 through 4870-000-011-0000

Registered Agent Office Tax Parcel: P123384 (Lot 7)

AMENDMENTS

By majority vote as required by existing LACA CCR Section VI 6.5 Terms of Covenants – Legal Effects, the below AMENDMENTS are added to the above document

Section II, 2.2 Use of Lots is amended with the following additional clarifications:

Transient/Hotel Purpose Prohibition:

No lot or dwelling shall be rented or leased for transient, hotel, or motel purposes. For the purposes of this Declaration, transient or hotel use is defined as any rental, lease, or occupancy period of less than 365 consecutive days. The rental of a dwelling must be for residential purposes, pursuant to a lease agreement, and must be for a term of no less than 365 days. Every permitted lease must be in writing and expressly made subject to the Association's governing documents. No dwelling or room shall be advertised, listed, or operated as a hotel, bed and breakfast, or transient accommodation.

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Section II, 2.10 Residential Use Only is amended with the following additional clarifications:

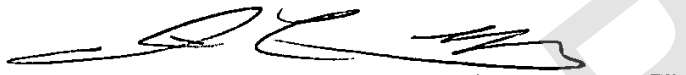
Commercial Business Ban:

With the exceptions of home offices, home hobby or craft businesses as already noted in this existing CCR section, no other business, trade or commercial enterprise of any kind shall be conducted or maintained upon any Lot. The rental or leasing of any dwelling for daily, weekly, or short-term vacation usage (including but not limited to Airbnb, VRBO, or similar hosting platforms or mechanisms) is expressly prohibited as a commercial or business use.

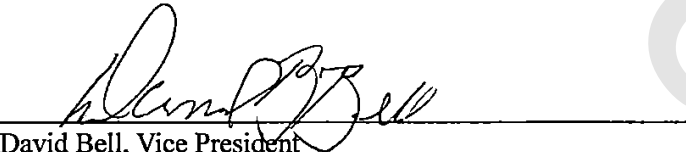
Section II, 2.14 Renters and Overnight Guests is amended with the following:

Section D. ~~Renting or leasing for terms of less than thirty days is not permitted.~~ This statement is struck and replaced with the following: No Lot owner shall rent or lease less than their entire dwelling nor shall any whole dwelling be rented or leased for an initial term or period of less than 365 days. No subleasing of portions of a home or room-renting is permitted.

Dated this 12th day of July, 2026
Lekcinton Acres Community Association
BOARD OF DIRECTORS:



Dave McDowell, President



David Bell, Vice President



Jacqueline Marsh, Treasurer

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Heather Cottom, Member-at-large

WITNESS my hand and official seal hereto affixed this 12th day of July, 2026.

