

OFFICIAL RECORDS OF  
MARICOPA COUNTY RECORDER  
HELEN PURCELL

2013-0272233 03/26/13 12:01 PM  
1 OF 2

MUSSEJ

**When Recorded Return to:**

**Ellen M. Van Riper**  
1109 East Braeburn Drive  
Phoenix, Arizona 85022

**RESOLUTION OF THE CAREFREE SENTINEL ROCK ESTATES  
HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS**

**AMENDMENT TO RESTATED DECLARATION OF COVENANTS,  
CONDITIONS, AND RESTRICTIONS FOR LOTS 1 THROUGH 62  
CAREFREE SENTINEL ROCK ESTATES**

**Amends Official Records of Maricopa County, Arizona, Docket No. 98-  
1171829 recorded on December 28, 1998**

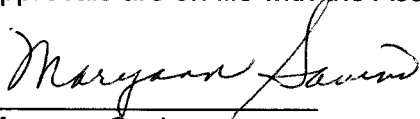
The Board of Directors of the Carefree Sentinel Rock Estates Homeowners Association (the "Association"), on behalf of the Association, by this Resolution hereby approves the adoption of the following amendment to Section 3.2 of the Restated Declaration of Covenants, Conditions, and Restrictions for Lots 1 through 62 Carefree Sentinel Rock Estates. This amendment deletes former Section 3.2 entitled "Exterior Repaint," and replaces it with the following:

**EXTERIOR COLORS**

3.2 The entirety of all residential and accessory structures, fences, and walls shall be painted, stained, or coated with only exterior flat paints, stains, or other coatings that are muted or subdued colors that blend with the natural colors of the indigenous vegetation and surrounding desert terrain. There shall be no exterior colors or materials used which have an LRV (Light Reflective Value) greater than fifty-five per cent (55%), with the exception of roofs. Any exterior painting or repainting shall be approved in advance by the Architectural Committee. If the color is changed without approval of the Architectural Committee and/or does not meet the standards contained herein, the Lot Owner will repaint with an acceptable color, at his or her own expense, within sixty (60) days of the date of the Architectural Committee's written notification that repainting is required.

http://recorder.maricopa.gov/recdocdata/verifycert.aspx?fid=308082 [201302722233] 3 Pages

This amendment has been approved as evidenced by the written approvals of a majority of Lot Owners representing more than a majority of the Lots entitled to vote, as provided by Section 7.3.1 of the Declaration. The written approvals are on file with the Association.



Maryann Savino  
President, Carefree Sentinel Rock Estates Homeowners Association


Date: 3/14/13

20130272233  
OFFICIAL RECORDS OF  
MARICOPA COUNTY RECORDER  
STEPHEN RICHER

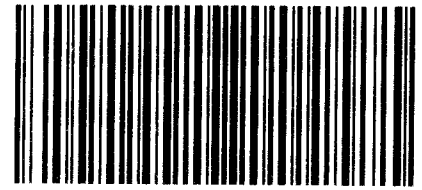


The foregoing instrument is an  
**electronically prepared**  
full, true and correct copy  
of the original record in this  
office.

Attest: 05/08/2024 12:34:07 PM

By  Recorder

To Verify this purchase visit  
<http://recorder.maricopa.gov/recdocdata/verifycert.aspx?id=308082>



OFFICIAL RECORDS OF  
 MARICOPA COUNTY RECORDER  
 HELEN PURCELL  
 2013-0272234 03/26/13 12:01 PM  
 2 OF 2

**When Recorded Return to:**

Ellen M. Van Riper  
 1109 East Braeburn Drive  
 Phoenix, Arizona 85022

MUSSEJ

**RESOLUTION OF THE CAREFREE SENTINEL ROCK ESTATES  
 HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS**

**AMENDMENT TO RESTATED DECLARATION OF COVENANTS,  
 CONDITIONS, AND RESTRICTIONS FOR LOTS 63 THROUGH 133  
 CAREFREE SENTINEL ROCK ESTATES**

**Amends Official Records of Maricopa County, Arizona, Docket No. 98-  
 0860420 recorded on September 28, 1998**

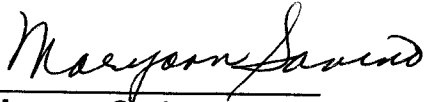
The Board of Directors of the Carefree Sentinel Rock Estates Homeowners Association (the "Association"), on behalf of the Association, by this Resolution hereby approves the adoption of the following amendment to Section 3.2 of the Restated Declaration of Covenants, Conditions, and Restrictions for Lots 1 through 62 Carefree Sentinel Rock Estates. This amendment deletes former Section 3.2 entitled "Exterior Repaint," and replaces it with the following:

**EXTERIOR COLORS**

3.2 The entirety of all residential and accessory structures, fences, and walls shall be painted, stained, or coated with only exterior flat paints, stains, or other coatings that are muted or subdued colors that blend with the natural colors of the indigenous vegetation and surrounding desert terrain. There shall be no exterior colors or materials used which have an LRV (Light Reflective Value) greater than fifty-five per cent (55%), with the exception of roofs. Any exterior painting or repainting shall be approved in advance by the Architectural Committee. If the color is changed without approval of the Architectural Committee and/or does not meet the standards contained herein, the Lot Owner will repaint with an acceptable color, at his or her own expense, within sixty (60) days of the date of the Architectural Committee's written notification that repainting is required.

http://recorder.maricopa.gov/recdocdata/verifycert.aspx?id=308083 [20130272234] 3 Pages

This amendment has been approved as evidenced by the written approvals of a majority of Lot Owners representing more than a majority of the Lots entitled to vote, as provided by Section 7.3.1 of the Declaration. The written approvals are on file with the Association.



Maryann Savino  
Maryann Savino  
President, Carefree Sentinel Rock Estates Homeowners Association

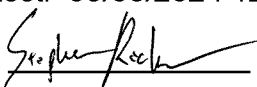
Date: 3/14/13

20130272234  
OFFICIAL RECORDS OF  
MARICOPA COUNTY RECORDER  
STEPHEN RICHER



The foregoing instrument is an  
**electronically prepared**  
full, true and correct copy  
of the original record in this  
office.

Attest: 05/08/2024 12:34:08 PM

By  Recorder

To Verify this purchase visit  
<http://recorder.maricopa.gov/recdocdata/verifycert.aspx?id=308083>