



AmeriTitle

Plat Maps and/or CC&Rs

A complete list of our locations and contact information can be found at:

www.amerititle.com



LEGEND

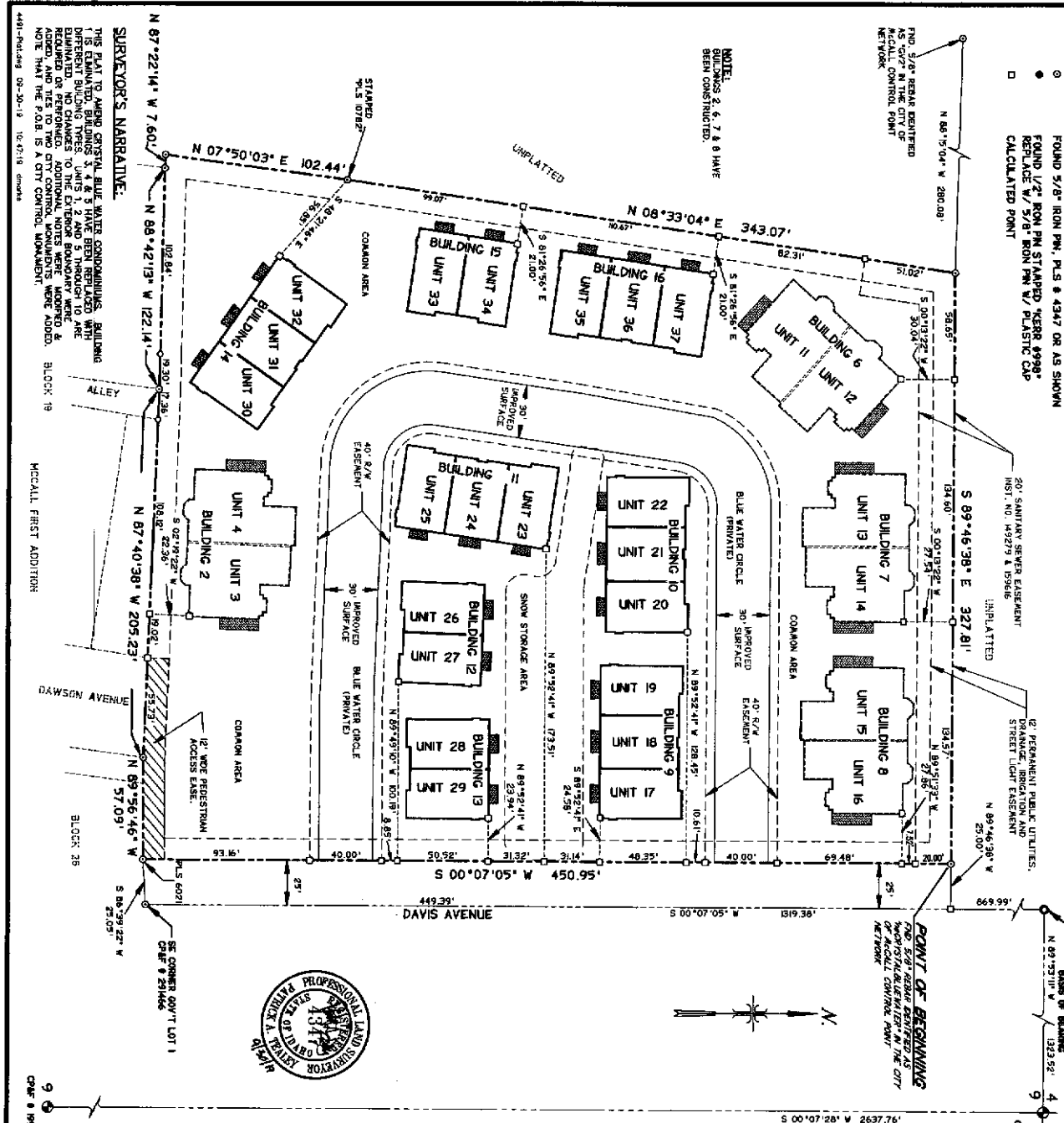
- BOUNDARY LINE
- SECTION LINE
- RIGHT-OF-WAY
- RIGHT-OF-WAY
- FOUND BRASS CAP STAMPED "R.S. 700"
- FOUND ALUMINUM CAP
- FOUND 5/8" IRON PIN, PLS & 4347 OR AS SHOWN
- FOUND 1/2" IRON PIN STAMPED "KERR #998"
- REPLACE W/ 5/8" IRON PIN W/ PLASTIC CAP
- CALCULATED POINT

LEGEND (CONT.)

- FOUND 3/8" IRON PIN
- FOUND 1/2" IRON PIN W/ PLASTIC CAP
- UNPLATTED AREA
- SNOW STORAGE

Instrument # 424251
VALLEY COUNTY, CASCADE IDAHO
 10-18-2019 02:21:31 PM No. of Pages: 6
 Returned for: PLANNING & ZONING
DOUGLAS A. MILLER
 Ex-Officio Recorder Deputy
 Index ID: PLAT

BOOK 73, PAGE 22 OF PLATS, NST. 8
AMENDED PLAT OF
CRYSTAL BLUE WATER CONDOMINIUMS
 A PORTION OF GOVT LOTS 1 & 2 OF SECTION 9,
 T.18N., R.2E., B.M.,
 MCCALL VALLEY COUNTY, IDAHO
2019



NOTES

- THIS PLAT TO AMEND CRYSTAL BLUE WATER CONDOMINIUMS, BUILDING 1 IS ELIMINATED, BUILDINGS 2, 4 & 5 HAVE BEEN REPLACED WITH DIFFERENT BUILDING TYPES, UNITS 1, 2 AND 3 THROUGH 10 ARE REMOVED.
- THE DEVELOPMENT OF THIS PROPERTY SHALL BE IN COMPLIANCE WITH THE CITY OF MCCALL PLANNING AND ZONING CODES TITLE 9 AND TITLE 9 OR AS SPECIFICALLY APPROVED BY OUR OFFICE.
- ANNUAL BUILDING SETBACK LINES SHALL BE IN ACCORDANCE WITH THE CITY OF MCCALL ZONING ORDINANCE AT THE TIME OF ISSUANCE OF THE BUILDING PERMIT OR AS SPECIFICALLY APPROVED BY OUR OFFICE.
- FOR PRESERVATION CONCERNING THE USES, RESPONSIBILITIES AND RELATIONSHIPS OF THE UNITS CONDOMINIUMS FIELD FOR RECORD IN THE OFFICE OF THE VALLEY COUNTY RECORDER.
- THE SURVEY TIES TO THE WALLS SHOWN ON THE PLAT ARE TO THE INSIDE FACE OF WALL ON FIRST FLOOR. THE WALL THICKNESS IS 0.50 UNLESS OTHERWISE DIMENSIONED.
- THIS PROJECT IS HEREBY DESIGNATED AS HAVING A PERMANENT PUBLIC UTILITY, DRAINAGE, REGULATION AND CITY OF MCCALL STREET LIGHT EASEMENT OVER THE TWELVE (12) FEET ADJACENT TO THE SAID EXTENSOR BOUNDARY, OR AS SHOWN.
- THE UNITS SHALL BE DEFINED AS SET FORTH IN THE CONDOMINIUM DECLARATION FOR CRYSTAL BLUE WATER CONDOMINIUMS TO BE RECORDED IN THE REAL PROPERTY RECORDS OF CITY OF MCCALL CODE, TITLE 9, CHAPTER 2.
- NO CONDOMINIUM UNIT SHALL BE DIVIDED OR ADJUSTED WITHOUT COMPLYING WITH PROVISIONS OF CITY OF MCCALL CODE, TITLE 9, CHAPTER 2.
- ALL SNOW HELD TO BE RETAINED ON SITE.
- THERE IS A POSSIBILITY OF HIGH LEVELS OF GROUNDWATER WITHIN THE SUBDIVISION.
- THE PROJECT IS IN ZONE X, OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, FEMA MAP NUMBER 1608508066C, FEBRUARY 1, 2019. NO BASE FLOOD ELEVATION FLOODPLAINS ARE REGULATED BY TITLE 9 AND TITLE 11 OF THE VALLEY CODE.
- BLUE WATER CIRCLE IS HEREBY DESIGNATED AS A PRIVATE 30' PAVED ROAD WITH A 40' RIGHT-OF-WAY THAT IS TO BE DEDICATED FOR PUBLIC USE PER MCCALL CITY CODE 9.3.05.
- THIS PROJECT IS HEREBY DESIGNATED AS HAVING A 20' FOOT SANITARY SEWER EASEMENT AS DESCRIBED IN INSTRUMENT NUMBERS 49279 AND 49546.
- THIS PROJECT IS HEREBY DESIGNATED AS HAVING A 24'-FOOT PEDESTRIAN ACCESS EASEMENT AS SHOWN, FIELD UNDER INST. NO. 424251.
- THE COMMON AREA SHALL OWNED & MAINTAINED BY THE CRYSTAL BLUE WATER CONDOMINIUM ASSOCIATION (CWA), TO BE LANSORAGED AND USED FOR SNOW STORAGE AS NEEDED AND THE GENERAL ENJOYMENT OF THE HOV.
- THE PLAYETTE LAKES RECREATIONAL WATER AND SEWER DISTRICT (RLASD) OWNERS AND DESIGN USES THE SEWER SYSTEM, ANY CHANGES OR CONNECTIONS TO THE SEWER SYSTEM SHALL MEET THE REQUIREMENTS OF AND BE APPROVED BY THE PLANS.

HEALTH CERTIFICATE

SANITARY RESTRICTIONS AS STATED BY IDAHO CODE, TITLE 50, CHAPTER 13 HAVE BEEN SATISFIED ACCORDING TO THE HEALTH DEPARTMENT'S REQUIREMENTS. THE HEALTH DEPARTMENT OR HIS AGENT LISTING THE CONDITIONS OF APPROVAL. SANITARY RESTRICTIONS MAY BE RE-APPROVED, IN ACCORDANCE WITH SECTION 50-126A, IDAHO CODE, BY THE ISSUANCE OF A CERTIFICATE OF DISAPPROVAL.

TEALEY'S LAND SURVEYING
 12984 W. PARKWAY DRIVE, SUITE 150
 BOISE, ID. 83713
 Project No. 4491
 Sheet 1 of 8

AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS

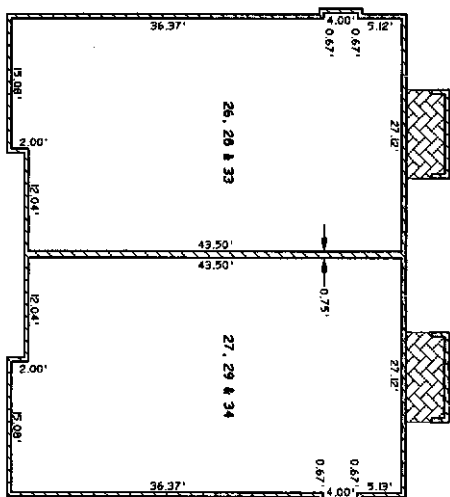
A PORTION OF GOV'T LOTS 1 & 2 OF SECTION 9,

T.10N., R.3E., B.M.,

MCCALL, VALLEY COUNTY, IDAHO

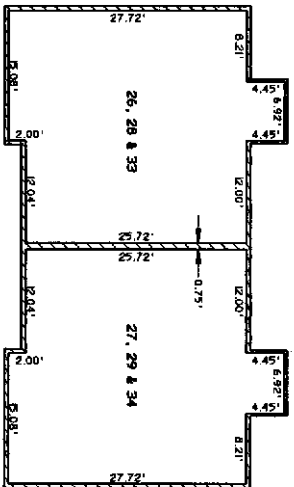
2019

BUILDINGS 12, 13 & 15

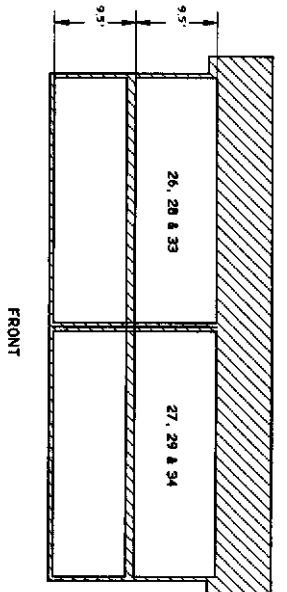
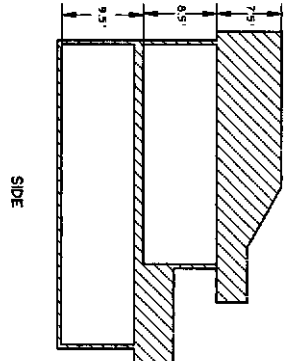


BUILDING 12 - S 87° 46' 14" E
 BUILDING 13 - S 89° 46' 39" E
 BUILDING 15 - N 08° 33' 04" E

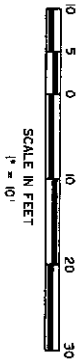
FIRST FLOOR



SECOND FLOOR



BUILDINGS 12, 13 & 15
CROSS-SECTION



LEGEND

	COMMON AREA
	UNITED COMMON AREA
	UNIT NUMBER



TEALEY'S LAND SURVEYING
 2501 BOULDS BASIN RD. • BOISE, IDAHO 83702
 206-385-0036

TS
 Project No. 4481
 Sheet 2 of 6

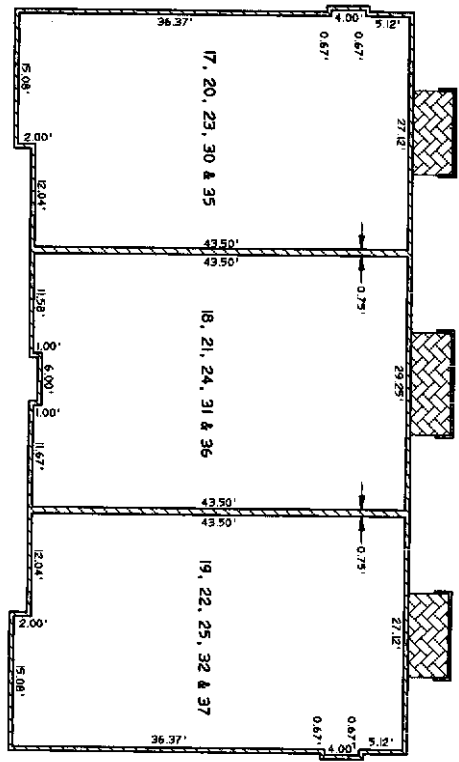
AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS

A PORTION OF GOV'T LOTS 1 & 2 OF SECTION 9,

T.18N., R.3E., B.M.,
MCALL, VALLEY COUNTY, DAHO

2019

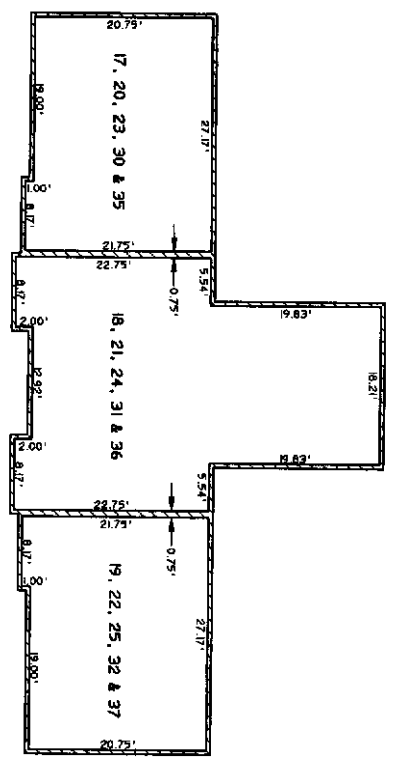
BUILDINGS 9, 10, 11, 14 & 16



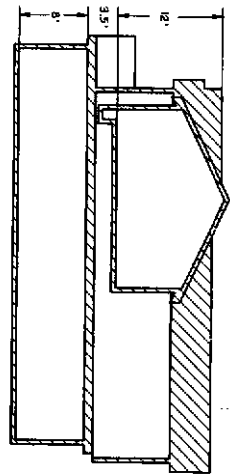
- BUILDING 9 - N 00° 13' 22" E
- BUILDING 10 - N 00° 13' 22" E
- BUILDING 11 - N 81° 27' 10" W
- BUILDING 14 - N 35° 18' 24" E
- BUILDING 16 - N 81° 26' 56" E

FIRST FLOOR

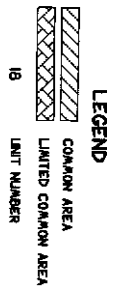
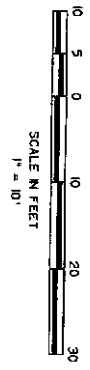
- BUILDING 9 - N 89° 46' 38" W
- BUILDING 10 - N 89° 46' 38" W
- BUILDING 11 - S 08° 32' 50" W
- BUILDING 14 - S 54° 41' 36" E
- BUILDING 16 - N 08° 33' 04" E



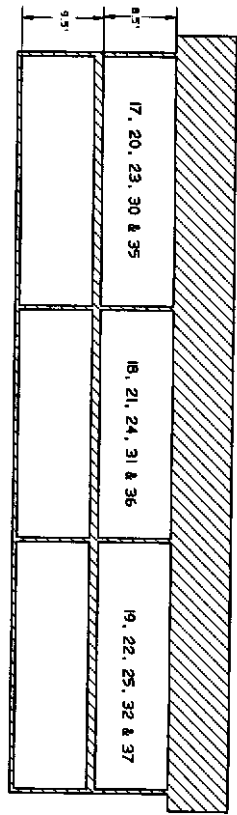
SECOND FLOOR



SIDE



BUILDINGS 9, 10, 11, 14 & 16 CROSS-SECTION



FRONT



TEALEY'S LAND SURVEYING
2301 BUCKS BASIN RD. • BOISE, IDAHO 83702
208-385-0538
Project No. 4491 Sheet 3 of 8

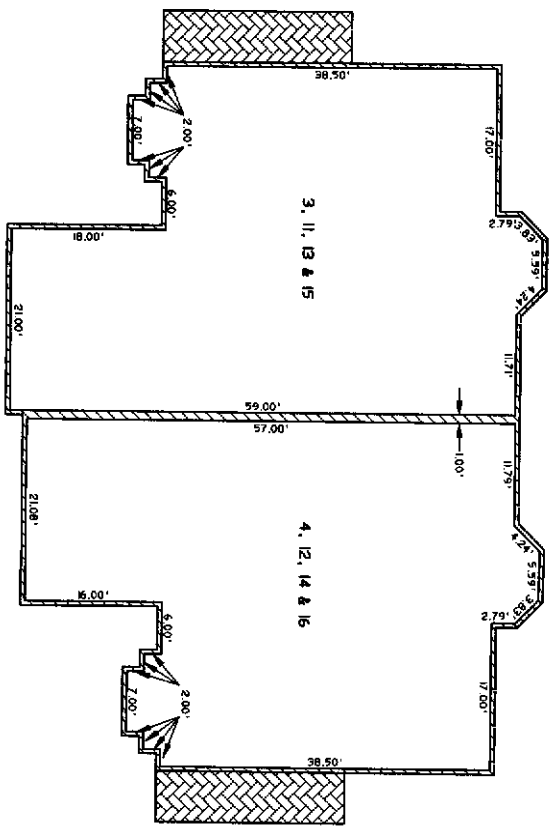
449128-1-23.dwg DATE PLOT: 12/13/2019 08:29:14

AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS

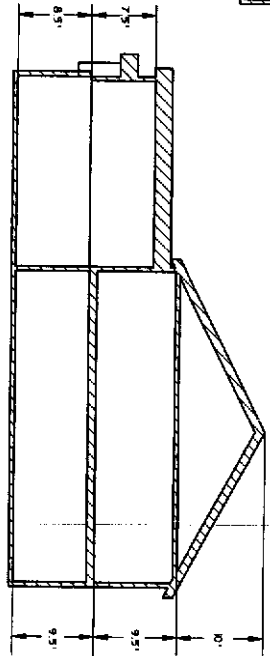
A PORTION OF GOV'T LOTS 1 & 2 OF SECTION 9,
T.18N., R.3E., B.M.,
MCALL, VALLEY COUNTY, IDAHO
2019

BUILDINGS 2, 6, 7 & 8

BUILDING 2	-	N 02° 13' 46" E
BUILDING 6	-	N 47° 49' 18" E
BUILDING 7	-	S 00° 00' 22" E
BUILDING 8	-	S 00° 00' 13" E

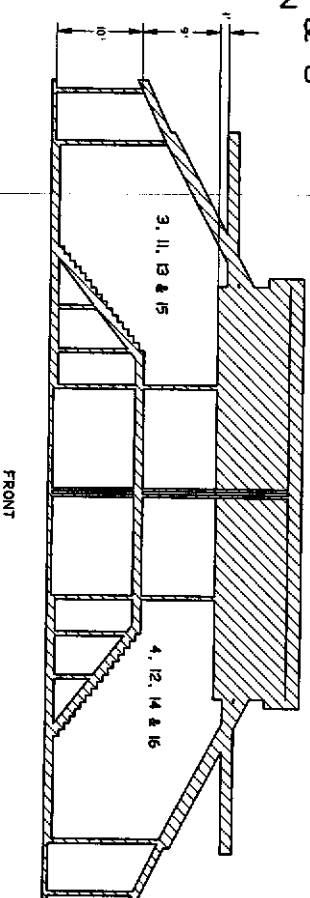
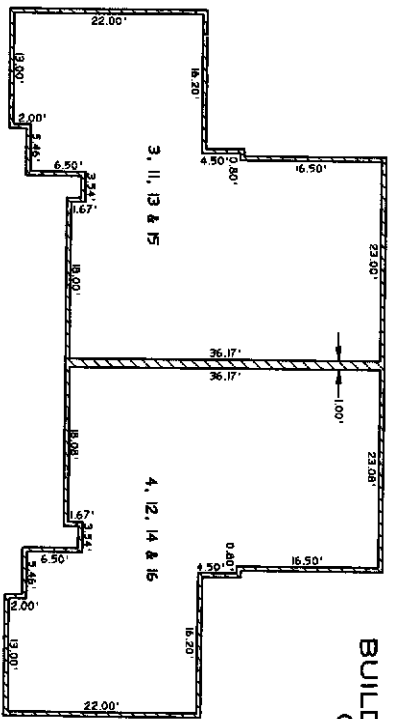


BUILDING 2	-	N 87° 46' 14" W
BUILDING 6	-	N 42° 10' 42" E
BUILDING 7	-	S 89° 46' 38" E
BUILDING 8	-	S 89° 46' 38" E



LEGEND

[Hatched Pattern]	COMMON AREA
[Cross-hatched Pattern]	LIMITED COMMON AREA
12	UNIT NUMBER



TEALEY'S LAND SURVEYING
2501 BOZEMAN BLVD. SUITE 100
BOISE, IDAHO 83702
208-385-0638
Project No. 4491
Sheet 4 of 6

AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS

BOOK _____ PAGE _____ OF PLATS, MST. # _____

CERTIFICATE OF OWNERS
KNOW ALL PERSONS BY THESE PRESENTS THAT THE UNDERSIGNED ARE THE OWNERS OF THE REAL PROPERTY PLATTED HEREON AND THAT IT IS THEIR INTENTION TO CREATE A PROJECT INCLUDING SAID REAL PROPERTY IN THE COUNTY OF San Diego STATE OF CALIFORNIA AND TO DEED CERTAIN UNITS HEREIN TO THE RECORDATION OF DOCUMENTS PLANNED TO BE MADE IN THE YEAR 19, THIS 20 OF THE MONTH OF _____.

DESCRIPTION

A PARCEL OF LAND BEING A PORTION OF GOVERNMENT LOTS 1 AND 2 OF SECTION 6, T.19N., R.1E., S.W.4 CORNER, VALLEY COUNTY, CALIF. AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
THE CORNER OF THE SECTION 6, T.19N., R.1E., S.W.4 CORNER, VALLEY COUNTY, CALIF. BEING THE NORTHWEST CORNER OF SECTION 9, THENCE ALONG THE NORTH BOUNDARY WEST 132.42 FEET TO AN IRON PIN MARKING THE NORTHWEST CORNER OF GOVERNMENT LOT 1; THENCE LEAVING SAID NORTH LINE AND ALONG THE EAST LINE OF SAID GOVERNMENT LOT 1
NORTH BOUNDARY WEST 88.00 FEET TO A POINT THENCE LEAVING SAID EAST LINE
NORTH BOUNDARY WEST 88.00 FEET TO A POINT THENCE LEAVING SAID EAST LINE
SOUTH BOUNDARY WEST 88.00 FEET TO A 5/8" IRON PIN, THENCE
NORTH BOUNDARY WEST 57.26 FEET TO A 5/8" IRON PIN, THENCE
NORTH BOUNDARY WEST 20.23 FEET TO A POINT, THENCE
NORTH BOUNDARY WEST 122.44 FEET TO A 5/8" IRON PIN, THENCE
NORTH BOUNDARY WEST 100 FEET TO A 5/8" IRON PIN, THENCE
NORTH BOUNDARY WEST 100 FEET TO A 5/8" IRON PIN, THENCE
NORTH BOUNDARY EAST 24.07 FEET TO A 5/8" IRON PIN, THENCE
SOUTH BOUNDARY EAST 22.21 FEET TO THE POINT OF BEGINNING.

SAID PARCEL OF LAND CONTAINS 3.70 ACRES, MORE OR LESS.

THE EASEMENTS INCORPORATED ON THIS PLAT ARE NOT DEDICATED TO THE PUBLIC, BUT THE RIGHT TO USE SAID EASEMENTS ARE HEREBY RESERVED FOR PUBLIC UTILITIES AND FOR ANY OTHER USES AS DESIGNATED HEREON, AND NO EASEMENT INCORPORATED HEREON IS TO BE WITHIN THE LINES OF SAID EASEMENTS. ALL OF THE LOTS HEREON SHALL BE SUBJECT TO THE EASEMENTS AND RIGHTS OF THE CITY OF SAN DIEGO, CALIF. WHICH ARE REFERRED TO AS THE LINES OF THE EASEMENTS.

IN WITNESS WHEREOF WE HAVE HERETO SET OUR HANDS THIS 27th DAY OF August, 2019.

NET PROJECT, LLC

 CHAD HARDING
 MEMBER

CRYSTAL BLUE WATER CONDOMINIUM ASSOCIATION, INC.

 RAY KAUFMAN
 PRESIDENT



ACKNOWLEDGMENT

STATE OF CALIFORNIA,
 COUNTY OF San Diego, SS
 ON THIS 20th DAY OF August, 2019, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Chad Harding, KNOWN OR BELIEVED TO BE THE PERSON WHO EXECUTED THE INSTRUMENT ON BEHALF OF SAID LLC, AND ACKNOWLEDGED TO ME THAT SUCH LLC EXECUTED THE SAME.
 IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.



Chad Harding
 NOTARY PUBLIC FOR CALIFORNIA
 RESIDING AT PO BOX 110
 MY COMMISSION EXPIRES JUNE 21, 2022

ACKNOWLEDGMENT

STATE OF CALIFORNIA,
 COUNTY OF San Diego, SS
 ON THIS 27th DAY OF August, 2019, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED Ray Kaufman, KNOWN OR BELIEVED TO BE THE PERSON WHO EXECUTED THE INSTRUMENT ON BEHALF OF SAID CORPORATION, AND ACKNOWLEDGED TO ME THAT SUCH CORPORATION EXECUTED THE SAME.
 IN WITNESS WHEREOF, I HAVE HERETO SET MY HAND AND SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.



Ray Kaufman
 NOTARY PUBLIC FOR CALIFORNIA
 RESIDING AT 11111
 MY COMMISSION EXPIRES 8/19/23



TEALEY'S LAND SURVEYING
 12644 W. DELAWARE DRIVE, SUITE 150
 206-383-0630
 Project No. 4491
 Sheet 5 of 6

AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS

BOOK 13, PAGE 60 OF PLATS, DIST. # _____

CERTIFICATE OF SURVEYOR

I, PATRICK A. TEALEY, L.S., DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED BY THE STATE OF IDAHO, AND THAT THIS PLAT AS DESCRIBED IN THE CERTIFICATE OF SURVEY IS A CORRECT AND ACCURATE REPRESENTATION OF THE ACTUAL SURVEY MADE ON THE GROUND UNDER MY DIRECT SUPERVISION AND CONTROL. THE SURVEY IS IN CONFORMITY WITH THE STATE OF IDAHO CODES RELATING TO PLATS, SURVEYS, CONDOMINIUMS AND THE CORNER PERPETUATION AND PLUNG ACT, 55-1601 THROUGH 55-1612.

Patrick A. Tealey
PATRICK A. TEALEY, L.S. NO. 4317



APPROVAL OF THE CITY OF McCALL

I, THE UNDERSIGNED, CITY CLERK IN AND FOR THE CITY OF McCALL, VALLEY COUNTY, IDAHO, HEREBY CERTIFY THAT AT A REGULAR MEETING OF THE CITY COUNCIL, HELD ON THE 19 DAY OF SEPTEMBER, 2019, THIS AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS WAS FULLY CONSIDERED AND ADOPTED AND SOLELY ACCEPTED AND APPROVED.

Robert S. Hill
for Mayor - McCall, Idaho
Shirley DeWolfe
CITY CLERK, McCALL, IDAHO



APPROVAL OF THE McCALL AREA PLANNING AND ZONING COMMISSION
ACCEPTED AND APPROVED THIS 19 DAY OF September, 2019 BY THE
McCALL AREA PLANNING AND ZONING COMMISSION.

William Gifford
Chairman

APPROVAL OF CITY ENGINEER

I, THE UNDERSIGNED, CITY ENGINEER IN AND FOR THE CITY OF McCALL, VALLEY COUNTY, IDAHO, HEREBY APPROVE THIS AMENDED PLAT OF CRYSTAL BLUE WATER CONDOMINIUMS.

William Gifford
CITY ENGINEER

CERTIFICATE OF COUNTY SURVEYOR

I, Garrett A. Baker, IV, PROFESSIONAL LAND SURVEYOR FOR VALLEY COUNTY, STATE OF IDAHO, HEREBY CERTIFY THAT I HAVE CHECKED THIS PLAT AND FIND THAT IT COMPLES WITH THE STATE OF IDAHO CODES RELATING TO PLATS, RECORDS OF SURVEYS AND CONDOMINIUMS.

Garrett A. Baker, IV
COUNTY SURVEYOR

CERTIFICATE OF COUNTY TREASURER

I, THE UNDERSIGNED, COUNTY TREASURER IN AND FOR THE COUNTY OF VALLEY COUNTY, STATE OF IDAHO, PER THE REQUIREMENTS OF I.C. 50-1506, DO HEREBY CERTIFY THAT ANY AND ALL CURRENT AND DELINQUENT PROPERTY TAXES FOR THE PROPERTY INCLUDED IN THIS CONDOMINIUM MAP OR PLAT HAVE BEEN PAID IN FULL TO THE COUNTY TREASURER'S OFFICE FOR THE NEXT THIRTY (30) DAYS ONLY.

William Gifford
COUNTY TREASURER
DATE 10-15-2019



TEALEY'S LAND SURVEYING
12584 W. EMPLOYER DRIVE, SUITE 100
208-365-0836
Project No. 4491
805E, ID. 83713
Sheet 5 of 6

**THIS INSTRUMENT FILED FOR RECORD
BY AMERITITLE COMPANY OF IDAHO
INC. AS AN ACCOMMODATION ONLY. IT
HAS NOT BEEN EXAMINED AS TO ITS
EXECUTION OR AS TO ITS EFFECT
UPON THE TITLE.**

Instrument # 428105
VALLEY COUNTY, CASCADE, IDAHO
04-27-2020 09:15:02 No. of Pages: 5
Recorded for: AMERITITLE - POCATELLO
DOUGLAS A. MILLER Fee: \$22.00
Ex-Officio Recorder Deputy: KM
Electronically Recorded by Simplifile

**SIXTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM
DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE
CRYSTAL BLUE WATER CONDOMINIUMS**

THIS SIXTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE CRYSTAL BLUE WATER CONDOMINIUMS is made effective as of the 27 day of April, 2020, by Net Prophet, LLC, an Idaho limited liability company, successor in interest to Idaho Mutual Trust, LLC, a Delaware limited liability company, ("Declarant"). The property affected by this document is commonly known as the Crystal Blue Water Condominiums and is more accurately described and depicted on the Plat of the Crystal Blue Water Condominiums filed November 15, 2007, in Book 12 of Plats at Page 10, et al., as Instrument No. 326901, official records of Valley County.

Pursuant to Article 18 of the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on December 6, 2007 as Instrument No. 327328, the Declarant hereby amends and partially restates the Fifth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on March 16, 2010, Instrument No. 350165, which in turn amended the Fourth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on September 14, 2009, as Instrument No. 345399, which in turn amended the Third Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on September 4, 2009, as Instrument No. 345151, which in turn amended and restated the Second Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on April 9, 2009, as Instrument No. 340424, which in turn amended and restated the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on December 6, 2007, as Instrument No. 327382, which in turn amended and restated the Condominium Declaration and Covenants, Conditions and Restrictions for the Ponderosa Condominiums recorded in the Valley County Recorder's Office on November 28, 2007, as Instrument No. 327162 (collectively, the "Declaration"), as follows:


Article 1. of the Declaration is hereby amended to substitute the current Exhibit B with the Amended Plat Of Crystal Blue Water Condominiums Recorded on 10-15-19 (Instrument # 424251 recorded in Valley County) which is attached to to this Sixth Amendment as Exhibit B.

The project consists of 5 Phases, with twelve (12) total Buildings and twenty-nine (29) Units as depicted on), attached hereto and made part hereof. All infrastructure/site improvements for the Project (including the future phases) are substantially complete. Phase 1 is complete and consists of eight (8) units located in four (4) Buildings, namely Buildings 2, 6, 7, and 8. Phase 2 is complete and consists of four (4) units located in two (2) Buildings, namely Buildings 12 and 13. Phase 3 is nearing completion and consists of six (6) units located in two (2) Buildings, namely Buildings 11 and 16. Phase 4 will consist of Buildings 14 and 15. Phase 5 will consist of buildings 9 and 10.

Declarant hereby reserves the right to complete the Buildings and Units in Phases 4 and 5 of the Project as shown on the Amended Plat referred to above, with said improvements to be consistent with the initial improvements in Phases 1-3 in terms of quality of construction.

This Amendment to the Declaration is executed and acknowledged effective this 27 day of April, 2020.

NET PROPHET, LLC
Successor in Interest to Idaho Mutual Trust, LLC
Declarant

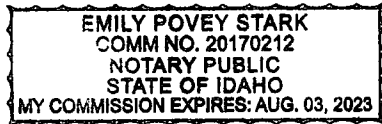
By: 
Chad Harding, Member and Authorized Agent

STATE OF IDAHO)
 ss
County of Bannock)

On this 27 day of April, 2020, before me, the undersigned Notary Public in and for said County and State, personally appeared Chad Harding, known or identified to me to be a member and authorized agent of Net Prophet, LLC the limited liability company that executed the foregoing instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he executed the same on behalf of the Declarant, Net Prophet, LLC.

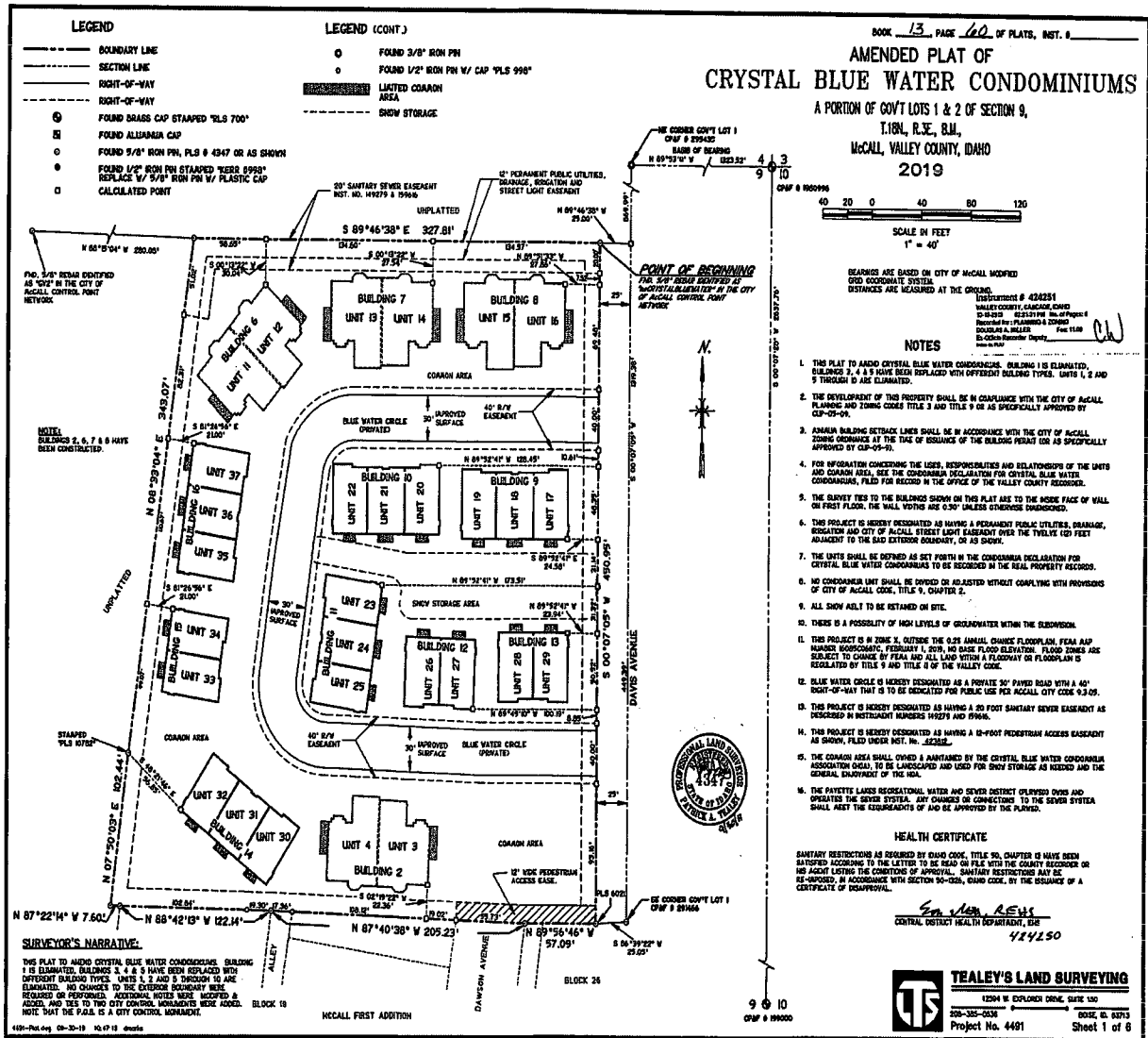
IN WITNESS, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(SEAL)



[Signature]
NOTARY PUBLIC for Idaho
Residing at: Pocatello ID
Commission Expires: Aug 31 2023

EXHIBIT B AMENDED PLAT



**SEVENTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM
DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE
CRYSTAL BLUE WATER CONDOMINIUMS**

THIS SEVENTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE CRYSTAL BLUE WATER CONDOMINIUMS is made effective as of the 14th day of August, 2020, by Crystal Blue Water Condominium Association, Inc., an Idaho corporation ("Association").

The property affected by this document is commonly known as the Crystal Blue Water Condominiums, and is more accurately described and depicted on the Plat of the Crystal Blue Water Condominiums filed November 15, 2007, in Book 12 of Plats at Page 10, et al., as Instrument No. 326901, official records of Valley County, as amended by Instrument No. 424251 recorded on October 15, 2019 in the official records of Valley County, Idaho.

Declarant hereby amends and partially restates the Sixth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on April 27, 20020, Instrument No. 428105; Fifth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on March 16, 2010, Instrument No. 350165, which in turn amended the Fourth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on September 14, 2009, as Instrument No. 345399, which in turn amended the Third Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on September 4, 2009, as Instrument No. 345151, which in turn amended and restated the Second Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on April 9, 2009, as Instrument No. 340424, which in turn amended and restated the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley

County Recorder's Office on December 6, 2007, as Instrument No. 327382, which in turn amended and restated the Condominium Declaration and Covenants, Conditions and Restrictions for the Ponderosa Condominiums recorded in the Valley County Recorder's Office on November 28, 2007, as Instrument No. 327162 (collectively, the "Declaration") as follows:

Article 2, a new Paragraph 2.2.2 shall be added which reads: "Transfer Fees" means a fee payable to the Association and established from time to time by the Board, which fee is imposed upon the Owner of a Unit upon its sale to any Unrelated Third Party. The Transfer Fee is due and payable to the Association upon the closing of any conveyance of an Owner's interest in a Unit to an Unrelated Third Party. The term "Unrelated Third Party" means any person who is not a spouse or child of the Owner, or an entity which is not controlled by an Owner, or the spouse or child of an Owner. Beginning on the date this Seventh Amendment is Executed, the Transfer Fee shall be \$1000.

Article 3., Paragraph 3.7 shall be amended to add at the end of the existing paragraph 3.7 the following: "Notwithstanding the foregoing or any contrary provision in this Declaration, as amended, including this Seventh Amendment, the Developer, Net Prophet, LLC, shall have no further obligation to maintain, develop or improve any Common Area, including any Limited Common Area, and any such obligation shall be hereafter assumed and performed by the Association.

Article 6., Paragraph 6.1 shall be amended by adding at the end of the existing Paragraph 6.1, the following: "Notwithstanding the foregoing, with the consent of the Board first had and received, the Owner of a Unit may install a fence sufficient to enclose the Unit's backyard. The fence must be of metal construction, be constructed with slats or similar design, so that the fence does not obstruct visibility of the area enclosed by the fence. The fence may not be more than four (4) feet in height. Any such fence must be maintained by the Owner at the Owner's sole cost and expense. Any fence so constructed must have a gate sufficient to permit the Board or its designees access to the Owner's property.

Article 6, Paragraph 6.5 shall be amended to read as follows:

6.5 Vehicles and Equipment. The use of all vehicles and equipment, including, without limitation, bicycles, shall be subject to any provisions in the Declaration, as amended, the Bylaws of the Association, and any rules or regulations adopted by the Association to the extent they prohibit or limit the use thereof within the Property. Driveways may be used only for the parking of a single passenger motor vehicle. Use of driveways for parking trailers, boats, recreational vehicles, or any vehicles too large to fit entirely within a garage, shall be permitted only to the extent expressly allowed by rules and regulations adopted by the Association. An Owner may park one vehicle on the roadway directly adjacent to that Owner's unit. Any vehicle

parked on a roadway shall not be positioned in a manner which interferes with the removal of snow from the road surface. The Association may direct that any vehicle, equipment or any other thing improperly kept in a parking space, roadway, or upon any portion of the Property be removed by the Owner, and if it is not removed, the Association may cause it to be removed at the risk and expense of the Owner.

Notwithstanding the foregoing, the Common Area designated in the 2019 Amended Plat of Crystal Blue Water Condominiums, a copy of which is attached hereto and by this reference made a part hereof, may be used as overflow parking under the following conditions: (1) The Common Areas are primarily for the Association's storage of snow; (2) When not used for the storage of snow, the Common Areas may be used for temporary overflow parking by the Owners; and (3) Permitted overflow parking is for a single Owner owned vehicle (including boat trailers and snowmobile trailers), for a period not to exceed 7 consecutive days.

However, the Association may allocate or designate additional parking areas or spaces from time to time as authorized in Section 8.4.1.3 of this Declaration. Parking anywhere on the Property other than pursuant to the rules set out or referenced in the Declaration or this Paragraph 6.5 is prohibited.

This Seventh Amendment to the Declaration is executed and acknowledged effective this 16th day of August, 2020, and has been approved by vote of Members representing more than eighty-five percent (85%) of the total votes which may be cast by all of the Members.

**CRYSTAL BLUE WATER CONDOMINIUM
ASSOCIATION, INC.**

By: _____
Mandi Obergfell, President

ACCOMMODATION

EIGHTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE CRYSTAL BLUE WATER CONDOMINIUMS

THIS EIGHTH AMENDMENT TO THE AMENDED AND RESTATED CONDOMINIUM DECLARATION AND COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE CRYSTAL BLUE WATER CONDOMINIUMS is made effective as of the 17th day of November, 2020, by Crystal Blue Water Condominium Association, Inc., an Idaho corporation ("Association").

The property affected by this document is commonly known as the Crystal Blue Water Condominiums, and is more accurately described and depicted on the Plat of the Crystal Blue Water Condominiums filed November 15, 2007, in Book 12 of Plats at Page 10, et al., as Instrument No. 326901, official records of Valley County, as amended by Instrument No. 424251 recorded on October 15, 2019 in the official records of Valley County, Idaho.

Declarant hereby amends and partially restates the Seventh Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on August 10, 2020, as Instrument No. 431128; which in turn amended and restated the Sixth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on April 27, 2020, as Instrument No. 428105; which in turn amended and restated the Fifth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on March 16, 2010, as Instrument No. 350165; which in turn amended and restated the Fourth Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on

September 14, 2009, as Instrument No. 345399; which in turn amended and restated the Third Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on September 4, 2009, as Instrument No. 345151; which in turn amended and restated the Second Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on April 9, 2009, as Instrument No. 340424; which in turn amended and restated the Amendment to the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crustal Blue Water Condominiums recorded in the Valley County Recorder's Office on May 29, 2008, as Instrument No. 331948; which in turn amended and restated the Amended and Restated Condominium Declaration and Covenants, Conditions and Restrictions for the Crystal Blue Water Condominiums recorded in the Valley County Recorder's Office on December 6, 2007, as Instrument No. 327382; which in turn amended and restated the Condominium Declaration and Covenants, Conditions and Restrictions for the Ponderosa Condominiums recorded in the Valley County Recorder's Office on November 28, 2007, as Instrument No. 327162 (collectively, the "Declaration") as follows:

Article 6, a new Paragraph 6.17 shall be added which reads: "Municipal Occupancy Restrictions. Every Owner, family member, tenant, resident, guest or visitor shall be aware of and comply with any and all Unit occupancy restrictions or limitations imposed by the City of McCall, Idaho."

Article 6, a new Paragraph 6.18 shall be added which reads: "Non-Disturbance-Quiet Hours. Every Owner, family member, tenant, resident, guest or visitor shall be aware of and comply with any and all 'quiet hours' rules promulgated by the Association. Every Owner, family member, tenant, resident, guest or visitor is entitled to live in and use any Unit without any interference or disturbance of their quiet enjoyment of their Unit by their neighbors. Quiet hours are from 10:00 p.m. to 8:00 a.m. each day."

Article 8, a new Paragraph 8.4.1.1.2 shall be added which reads: "Fines. The Association may impose fines against any Owner who directly, or indirectly through actions of the Owner's family member, tenant, resident, guest or visitor, violates these covenants and restrictions or any Association Rules. All such fines shall be imposed in accordance with procedures set out in *Idaho Code § 55-115(2)*, as it may from time to time be amended, including the following:

(a) The imposition of any fine requires a majority vote of the Association Board in favor of the fine prior to the imposition of any fine upon an Owner for the violation of any covenants and restrictions contained in this Declaration or the violation of any Association Rules.

(b) The Owner must be given at least thirty (30) days prior written notice, by personal service or certified mail, of the time, place, and subject matter (including the amount of any fine under consideration) of any meeting during which a vote to impose a fine is intended to be taken.

(c) In the event the Owner begins resolving the violation(s) prior to the scheduled meeting, no fine shall be imposed as long as the Owner continues to address the violation(s) in good faith until fully resolved.

(d) No portion of any fine may be used to increase the remuneration of any board member or agent of the board or Association.

(e) No part of this section shall affect any statute, rule, covenant, bylaw, provision or clause that may allow for the recovery of attorney's fees.

(f) The Association may commence and maintain actions and suits to collect duly imposed fines against an Owner, and/or may have a lien upon the affected Owner's Unit and enforce the same as provided by Article 10."

This Eighth Amendment to the Declaration is executed and acknowledged effective this 17th day of November, 2020, and has been approved by vote of Members representing more than eighty-five percent (85%) of the total votes which may be cast by all of the Members.

**CRYSTAL BLUE WATER CONDOMINIUM
ASSOCIATION, INC.**

By: _____
Mandi Obergfell, President

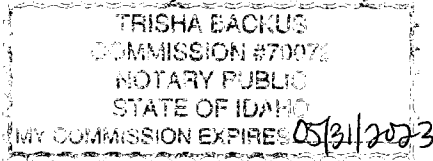
STATE OF IDAHO)

County of Valley)
SS

On this 17th day of November, 2020, before me, the undersigned Notary Public in and for said County and State, personally appeared Mandi Obergfell, known or identified to me to be the President of Crystal Blue Water Condominium Association, Inc., the corporation that executed the foregoing instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that she executed the same on behalf of Crystal Blue Water Condominium Association, Inc.

IN WITNESS, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(SEAL)



NOTARY PUBLIC for Idaho
Residing at: McCall, ID
Commission Expires: 05/31/2023

