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State of Oklahoma
County of Oklahoma
Oklahoma County Clerk
David B. Hooten

FIRST AMENDMENT
TO
DECLARATION OF COVENANTS CONDITIONS AND RESTRICTIONS
FOR
DEER CREEK PARK Section 1

This First Amendment to the Declaration of Covenants Conditions and Restrictions for Deer Creek Park Section 1 is made effective as of the 1st day of January, 2015 by Deer Creek Park, L.L.C., an Oklahoma Limited Liability Company, "Declarant".

Declarant is the owner of the land described in Exhibit "A" attached to the original Declaration of Covenants Conditions and Restrictions for Deer Creek Park Section 1 (the "Declaration") and is referred to herein as the "Property" or the "Addition". A portion of the Property has been subdivided and platted into lots and blocks under the name of Deer Creek Park Section 1 an Addition to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof. The original Declaration imposes upon the Addition mutually beneficial covenants and restrictions on the use and improvement of the Lots administration of the Association and maintenance of the Addition. Declarant desires to amend the Declaration in this First Amendment pursuant to Article XII paragraph 13.1, as set forth below:

Article VIII

ASSOCIATION FINANCES

8.1. Budgeting and Allocating Common Expenses.

The first sentence of the first paragraph of Section 8.1 appearing on page 14 is hereby amended as follows:

The words "Not less than 30 days before the beginning" are hereby stricken and the following language "Prior to January 31st" is hereby substituted therefore. As a result of this amendment, the sentence shall read as follows: "Prior to January 31st of each fiscal year, the Board shall prepare a budget covering the Common Expenses estimated to be incurred during the upcoming year."

Additionally, the first sentence of the second paragraph appearing on page 15 is hereby stricken. The following language: "Notice of assessments may be communicated to the Owners of the Lots by delivery through the United States Mail at the last known address of the Owner, by electronic mail to the last known e-mail address on file with the Association, by posting the same in a prominent place within the Property, by publication in the Association's newsletter or by any other means reasonably calculated to provide the Owner with notice of the amount of the Assessment and the Budget pursuant to which the Assessment is being levied" is hereby substituted therefore.

CHICAGO TITLE OKLAHOMA
4801 GAILLARDIA PARKWAY, SUITE 150
OKLAHOMA CITY, OK 73142
70101800380

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BY-LAWS

Article II

ASSOCIATION: MEMBERSHIP, MEETINGS, QUORUM, VOTING, PROXIES

Section 2.11. Quorum. The first sentence of Section 2.11. is hereby amended to read as follows: "Except as otherwise provided in these Bylaws or in the Declaration, the presence of members representing 10% of the total votes in the Association shall constitute a quorum at all meetings of the Association.

This First Amendment to the Declaration of Covenants, Conditions and Restrictions for Deer Creek Park Section 1 is dated this 16th day of December, 2014.

"Declarant"

Deer Creek Park, L.L.C.

By: [Signature]
Anthony K. Mirzaie, Manager

State of Oklahoma)
County of Cleveland)

The above and foregoing instrument was acknowledged before me this 16th day of April 2018 by Anthony K. Mirzaie, Manager of Deer Creek Park, L.L.C.

My commission Expires
12-8-20
#16011406

[Signature]
Notary Public



LEGAL DESCRIPTION

A TRACT OF LAND LYING IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP THIRTEEN NORTH (T-13-N), RANGE FOUR WEST (R-4-W) OF THE INDIAN MERIDIAN, (I.M.), OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA. SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE N.E./4 OF SECTION 4, T-13-N, R-4-W, I.M.; THENCE S00°00'00"W ALONG THE EAST LINE OF THE SAID NE/4 A DISTANCE OF 2494.90 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S00°00'00"W ALONG SAID EAST LINE A DISTANCE OF 270.00 FEET TO THE SW/C OF SAID NE/4; THENCE S89°37'35"W ALONG THE SOUTH LINE OF SAID NE/4 A DISTANCE OF 2647.62 FEET TO THE SW/C OF SAID SE/4; THENCE N00°03'38"E ALONG THE WEST LINE OF SAID SE/4 A DISTANCE OF 925.62 FEET; THENCE N89°42'45"E A DISTANCE OF 1405.38 FEET; THENCE S40°34'39"E A DISTANCE OF 264.01 FEET; THENCE S00°17'15"E A DISTANCE OF 22.00 FEET; THENCE S40°34'39"E A DISTANCE OF 397.50 FEET; THENCE S00°17'15"E A DISTANCE OF 219.79 FEET; THENCE N89°42'45"E A DISTANCE OF 100.00 FEET; THENCE N44°42'45"E A DISTANCE OF 35.36 FEET; THENCE N89°42'45"E A DISTANCE OF 50.00 FEET; THENCE S45°17'15"E A DISTANCE OF 35.36 FEET; THENCE N89°42'45"E A DISTANCE OF 35.00 FEET; THENCE N44°42'45"E A DISTANCE OF 35.36 FEET; THENCE N00°17'15"W A DISTANCE OF 30.00 FEET; THENCE N89°42'45"E A DISTANCE OF 50.00 FEET; THENCE S45°17'15"E A DISTANCE OF 35.36 FEET; THENCE N89°42'45"E A DISTANCE OF 62.67 FEET; THENCE N44°51'22"E A DISTANCE OF 35.44 FEET; THENCE N00°00'00"E A DISTANCE OF 40.00 FEET; THENCE N90°00'00"E A DISTANCE OF 50.00 FEET TO THE POINT OF BEGINNING;

SAID TRACT CONTAINING 39.94 ACRES, MORE OR LESS.

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Book:13706 Page:1302
PageCount:3
Filing Fee:\$17.00
Doc. Tax:\$5.00
State of Oklahoma
County of Oklahoma
Oklahoma County Clerk
David B. Hooten

SECOND AMENDMENT
TO
DECLARATION OF COVENANTS CONDITIONS AND RESTRICTIONS
FOR
DEER CREEK PARK Section 1

This Second Amendment to the Declaration of Covenants Conditions and Restrictions for Deer Creek Park Section 1 is made effective as of the 5th day of April, 2018 by Deer Creek Park, L.L.C., an Oklahoma Limited Liability Company, "Declarant".

Declarant is the owner of the land described in Exhibit "A" attached to the original Declaration of Covenants Conditions and Restrictions for Deer Creek Park Section 1 (the "Declaration") and is referred to herein as the "Property" or the "Addition". A portion of the Property has been subdivided and platted into lots and blocks under the name of Deer Creek Park Section 1 an Addition to the City of Oklahoma City, Oklahoma County, Oklahoma, according to the recorded plat thereof. The original Declaration imposes upon the Addition mutually beneficial covenants and restrictions on the use and improvement of the Lots administration of the Association and maintenance of the Addition. Declarant desires to amend the Declaration in this Second Amendment pursuant to Article XII paragraph 13.1, as set forth below:

EXHIBIT B

Initial Use Restrictions and Rules

4. Leasing of Homes on the Lots.

The following sentence: "Prior to a home being offered "for Lease" the home must be occupied by the Owner for a period of 30 consecutive months." shall be deleted in its entirety.

This Second Amendment to the Declaration of Covenants, Conditions and Restrictions for Deer Creek Park Section 1 is dated this 5th day of April, 2018.

"Declarant"

Deer Creek Park, L.L.C.

By:  _____

Anthony K. Mirzaie, Manager

CHICAGO TITLE OKLAHOMA
4801 GAILLARDIA PARKWAY, SUITE 150
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710101800380

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"Declarant"

Deer Creek Park, L.L.C.

By:  _____

Anthony K. Mirzaie, Manager

CHICAGO TITLE OKLAHOMA
4801 GALLARDIA PARKWAY, SUITE 150
OKLAHOMA CITY, OK 73142
710101800380

State of Oklahoma)
County of Cleveland)

The above and foregoing instrument was acknowledged before me this 9th day of April 2018 by Anthony K. Mirzaie, Manager of Deer Creek Park, L.L.C.

My commission Expires
12-8-20
#16011406

Lucinda L Zapp

Notary Public

Seal



EXHIBIT A

Land Submitted to Declaration

DEER CREEK PARK SECTION 2, an Addition to the City of Oklahoma City,
Oklahoma County, Oklahoma County, Oklahoma, according to the recorded Plat
thereof.