

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (this "Declaration") is made this 26th day of September, 1995, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

W I T N E S S E T H:

WHEREAS, Declarant is the owner of that certain real property referred to in Article II and described on Exhibit A of this Declaration, which property represents Phase I of a master community development known as "The Powder Horn," Declarant also owns adjacent and contiguous real property on which subsequent residential development phases may take place. Declarant desires to take advantage of the presently-existing unique geographical features of the subject property and proposes to establish and implement highly sophisticated plans for residential living and recreation. In view of the various unusual and uncommon features of Declarant's long-range plans, Declarant desires to impose these restrictions on the subject property and yet retain reasonable flexibility to respond to changing or unforeseen circumstances so as to control and maintain the first-class quality and distinction of the Powder Horn community project.

NOW, THEREFORE, Declarant hereby declares that the real property referred to in Article II and described on Exhibit A, and such additions thereto as may hereafter be made pursuant to Article II hereof, is and shall be held, transferred, sold, conveyed and occupied subject to the covenants, conditions, restrictions, easements, charges and liens (sometimes collectively referred to herein as 'Covenants and Restrictions') hereinafter set forth.

ARTICLE I
DEFINITIONS

The following words when used in this Declaration or any amendment or supplement hereto (unless the context shall otherwise clearly indicate or prohibit) shall have the following meanings:

(a) "Association" shall mean and refer to the Powder Horn Homeowners Association, Inc., a Wyoming non-profit corporation, which has the power, duty and responsibility of maintaining and administering the Common Areas, and collecting the assessments and charges hereinafter prescribed, and has the right, but not the obligation of administering and enforcing the Covenants and

Restrictions.

(b) "Common Areas" will not include the golf course, but shall mean and refer to any and all areas of land within the Property which are known, described or designated as common green, common areas, recreational easements, greenbelts, open spaces or streets on any recorded subdivision plat of the Property or intended for or devoted to the common use and enjoyment of the Members of the Association, together with any and all improvements that are now or may hereafter be constructed, or installed thereon, and including all equipment, accessories and machinery used in the operation or maintenance of any of such Common Areas, and any additions to or replacements of such Common Areas. The Common Areas within the Powder Horn residential community will generally consist of streets and open space, not to include the golf course. Declarant proposes to hold record title to the Common Areas, consistent with the objectives envisioned herein, and subject to the easement rights herein of the Members to use and enjoy the Common Areas, for an indefinite period of time and at a point in time (deemed appropriate and reasonable by the Declarant, but prior to July 1, 2015) record title to the Common Areas will be formally transferred from the Declarant to the Association. Declarant reserves the right to effect redesigns or reconfigurations of the Common Areas, and execute any open space declarations applicable to the Common Areas which may be permitted by law in order to reduce property taxes.

(c) "Declarant" shall mean and refer to Powder Horn Ranch, LLC, and the successors and assigns (if any) of Powder Horn Ranch, LLC, with respect to the voluntary disposition of all (or substantially all) of the assets of Powder Horn Ranch, LLC, and/or the voluntary disposition of all (or substantially all) of the right, title and interest of Powder Horn Ranch, LLC, in and to the Property prior to the completion of development thereon. No person or entity purchasing one or more Lots from Powder Horn Ranch, LLC, in the ordinary course of business shall be considered as "Declarant."

(d) "Existing Property" shall mean and refer to the initial parcel which is and shall be held, transferred, sold, conveyed and occupied subject to this Declaration pursuant to Section 2.01 of Article II hereof.

(e) "Lot" shall mean and refer to any plot or tract of land shown upon any recorded subdivision map(s) or plat(s) of the Property as amended from time to time, which is designated as a lot therein, and which is or will be improved with a residential dwelling in conformity with the building restrictions herein set forth. "Adjoining Lot" shall mean and refer to a Lot which is adjacent to any other Lot as shown on any recorded plat of the Property. Any reference in Article IX hereof to the visibility of

an item from any Adjoining Lot shall mean the visibility of such item from the ground level of the structure located on the Adjoining Lot and not the second story of a two-story dwelling located thereon.

(f) "Member" means every person who holds a membership in the association pursuant to Article III, entitled "Membership and Voting Rights." An Owner is not necessarily or automatically a Member.

(g) "Owner" shall mean and refer to each and every person or business entity who or which is a record owner of a fee or undivided fee interest in any Lot subject to these Covenants and Restrictions; however, the word "Owner" shall not include person(s) or entity(ies) who hold a bona fide lien or interest in a Lot as security for the performance of an obligation.

(h) "Property" shall mean and refer to the "Existing Property," and any additional lands which are annexed into the project and made subject to these Covenants, Conditions, and Restrictions, or any amendment or supplement hereto, prepared and filed of record pursuant to the provisions of Article II hereof.

ARTICLE II

PROPERTY SUBJECT TO THIS DECLARATION: ADDITIONS THERETO

2.01 Existing Property. The Existing Property is located in the County of Sheridan, State of Wyoming, and is more particularly described on Exhibit A attached hereto and incorporated herein by reference for all purposes.

2.02. Additions to Existing Property. Additional land(s) may become subject to this Declaration in any of the following manners:

(a) Declarant may add or annex additional real property to the scheme of this Declaration by filing of record a Supplementary Declaration of Covenants, Conditions and Restrictions which shall extend the scheme of the covenants, conditions and restrictions of this Declaration to such property, provided, however, that such supplementary declaration may contain such complementary additions and modifications of the Covenants and Restrictions contained in this Declaration as may be necessary to reflect the different character, if any, of the added properties and as are not inconsistent with the concept of this Declaration.

(b) In the event any person or entity other than Declarant desires to add or annex additional residential and/or common areas to the scheme of this Declaration, such proposed annexation must have the prior written consent and approval

56

of the majority of the outstanding votes within each voting class of the Association.

(c) Any additions made pursuant to Paragraphs (a) and (b) of this Section 2.02, when made, shall automatically extend the jurisdiction, functions, duties and membership of the Association to the properties added.

ARTICLE III MEMBERSHIP AND VOTING RIGHTS

3.01. Membership. There shall be one Class A Membership in the Association appurtenant to each Lot. The Owner of the Lot shall designate in writing to the Association an individual who shall be the Member with respect to that Lot. The Member designated by the Owner of the Lot must be an individual who is an Owner, or if the Owner is or includes a Person other than an individual, the Member may be an individual who is a partner if the Owner is or includes a partnership, or an officer of the corporation if the Owner is or includes a corporation, or a beneficiary of the trust if the Owner is or includes a trust, or an owner of the entity if the Owner is or includes a person other than an individual; a partnership, a corporation or a trust. In the absence of such written designation, Assessments shall nevertheless be charged against the Lot and Owner thereof, but there shall be no right to vote the membership or to use the Common Areas.

3.02. Once a Class A Member has been designated by an Owner of a Lot, a new Member may only be designated for that Lot by the Owner upon the death of the previously designated Member, or at any time following the first anniversary (or such longer period, not to exceed three years as the Board may establish; or such shorter period, in a particular case as the Board, in its sole discretion, may permit) of the date the Member who is being succeeded was designated.

3.03. The Class A Member as so designated shall be the only person entitled to vote on behalf of the Owner of the Lot at Association meetings and elections. The Member designated by the Owner, and the Member's spouse and children, natural and adopted, under the age of 25 (and such other children and relatives of the Member as the Board may, from time to time, specify) shall with respect to the Owner's Lot, be the only persons entitled to use the Common Areas and other than as guests, in accordance with the Association Rules, and no other individual or person, even though an Owner of the Lot, shall be entitled to use the Common Areas other than as guests.

3.04. Voting Rights. The Association shall have two classes of voting membership:

CLASS A: Class A Members shall be all Members other than Class B Members. Class A Members shall be entitled to one (1) vote for each Lot in which they hold the interest required for membership.

CLASS B: The Class B Member shall be Declarant. The Class B Member shall be entitled to ten (10) votes for each lot which it owns.

Notwithstanding the aforementioned voting rights within the Association and consistent with the provisions of Section 12.02 hereinafter, until:

(a) Declarant no longer owns: (i) record title to any Lot; and (ii) a lien interest in any Lot; and (iii) title to any adjoining acreage intended to be developed as an additional section or phase of the Powder Horn; or

(b) July 1, 2015, whichever occurs first in time, neither the Association nor the Members shall take any action or inaction with respect to any matter whatsoever without the consent and approval of the Declarant.

(c) The Declarant voluntarily may (but shall not be required to relinquish control of the association to the Members at any time prior to July 1, 2015).

3.05. Quorum, Notice and Voting Requirements. The quorum, notice, and voting requirements of and pertaining to the Association are set forth within the Articles of Incorporation and Bylaws of the Association, as same may be amended from time to time. Subject to the provisions of Section 3.04 above, any action by or on behalf of the Association may be taken with the consent given in writing and signed by Members who collectively hold or control more than fifty percent (50%) of the outstanding votes of the Association.

ARTICLE IV GENERAL POWERS AND DUTIES OF BOARD OF DIRECTORS

4.01. Powers and Duties. The affairs of the Association shall be conducted by its Board of Directors (hereinafter referred to as the "Board"). The Board shall be selected in accordance with the Articles of Incorporation and Bylaws of the Association. The Board, for the benefit of the Common Areas, the Owners, and the Property, shall provide, and shall pay for out of the maintenance fund(s) provided for in Article VI below, the following:

(a) Care and preservation of the Common Areas and the furnishing and upkeep of any desired personal property for use in the Common Areas;

(b) Taxes, insurance and utilities (including, without limitation, electricity, gas, water and sewer charges) which pertain to the Common Areas only;

(c) The services of a person or firm (including Declarant and any affiliates of Declarant) to manage the Association or any separate portion thereof, to the extent deemed advisable by the Board, and the services of such other personnel as the Board shall determine to be necessary or proper for the operation of the Association, whether such personnel are employed directly by the Board or by a manager designated by the Board;

(d) Legal and accounting services; and

(e) Any other materials, supplies, furniture, labor, services, maintenance, repairs, structural alteration, taxes or assessments which the Board is required to obtain or pay for pursuant to the terms of this Declaration, or which in its opinion shall be necessary or proper for the operation or protection of the Association or for the enforcement of this Declaration. The Board shall have the following additional rights, powers, and duties:

(f) To maintain and repair all streets as appropriate.

(g) To execute all declarations of ownership for tax assessment purposes with regard to any of the Common Areas owned by the Association;

(h) To enter into agreements or contracts with insurance companies, taxing authorities and the holders of first mortgage liens on the individual Lots with respect to: (i) taxes on the Common Areas; (ii) insurance coverage (if any) on Common Areas as they relate to the assessment, collection and disbursement process envisioned by Article V hereinabove; and (iii) utility installation, consumption and service matters;

(i) To borrow funds to pay costs of operation, secured by assignment or pledge of rights against delinquent owners, if the Board sees fit or secured by such assets of the Association as deemed appropriate by the lender and the Association;

(j) To enter into contracts, maintain one or more bank accounts, and generally, to have all the powers necessary or incidental to the operation and management of the Association;

(k) To protect or defend the Common Areas from loss or damage by suit or otherwise, to sue or defend in any court

of law on behalf of the Association, and to provide adequate reserves for repairs and replacements;

(l) To make reasonable rules and regulations for the operation of the Common Areas and to amend them from time to time;

(m) To make available to each Owner within ninety (90) days after the end of each year an annual report;

(n) Pursuant to Article VII herein, to adjust the amount, collect, and use any insurance proceeds to repair damage or replace lost property; and if proceeds are insufficient to repair damage or replace lost property, to assess the Members in proportionate amounts to cover the deficiency;

(o) To enforce the provisions of this Declaration and any rules made hereunder and to line, enjoin and/or seek damages from any Owner for violation of such provisions of rules;

4.02 Board Powers, Exclusive. The Board shall have the exclusive right to contract for all goods, services, and insurance, and the exclusive right and obligation to perform the functions of the Board, except as otherwise provided herein. In the event or if for any reason the Board is not deemed authorized to act for and on behalf of the Association and the Members, then Declarant may exercise its power and authority under Section 12.02 hereof to act for and on behalf of the Association and the Members, and the Association shall reimburse Declarant for any and all reasonable expenses incurred in so acting.

4.03 Contracts with Owners. The Board, on behalf of the Association, shall have full power and authority to contract for any Owner (including, without limitation, Declarant) for the performance, on behalf of the Association of services which the Board is otherwise required to perform pursuant to the terms hereof, such contracts to be upon such terms and conditions and for such consideration as the Board may deem proper, advisable and in the best interest of the Association.

4.04 Liability Limitations. Neither the Declarant, any Member, the Board, any Director, nor any Officer of the Association shall be personally liable for debts contracted for, or otherwise incurred by the Association, or for the tort of another Member, whether such other Member was acting on behalf of the Association or otherwise. Neither Declarant or Association, its Directors, officers, agents, or employees shall be liable for any incidental or consequential damages for failure to inspect any premises, improvements or portion thereof or for failure to repair or maintain the same. Declarant, the Association or any other person, firm or corporation liable to make such repairs or maintenance shall not be liable for any personal injury or other

incidental or consequential damages occasioned by any act or omission in the repair or maintenance of any premises, improvements or portion thereof.

4.05 Reserve funds. The Board may, in its sole and absolute discretion, establish reserve funds, which may be maintained and accounted for separately from other funds maintained for annual operating expenses, and may establish separate, irrevocable trust accounts in order to better demonstrate that the amounts deposited therein are capital contributions and not net income to the Association.

ARTICLE V
PROPERTY RIGHTS IN THE COMMON PROPERTY

5.01 Members' Easements of Enjoyment. Subject to the provisions of Section 5.03 of this Article, every Member and every tenant of every Member who resides on a Lot, and each individual who resides with either of them on such Lot, shall have a right and easement of use, recreation and enjoyment in and to the Common Areas, however, such easement shall not give such person the right to make alterations, additions or improvements to the Common Areas.

5.02 Title to the Common Areas. Declarant will hold record title to the Common Areas for an indefinite period of time, subject to the easements set forth in Section 5.01 hereof. Declarant shall have the right and option (without the joinder and consent of any person or entity, save and except any consent, joinder or approval required by Sheridan County) to encumber, mortgage, design, redesign, reconfigure, alter, improve, landscape and maintain the Common Areas, provided that Declarant fully and timely complies with any and all requirements of Sheridan County. At some point in time (deemed appropriate by the Declarant but prior to July 1, 2015), Declarant will convey free and clear title to the Common Areas to the Association for the purposes herein envisioned. Declarant reserves the right to execute any open space declarations applicable to the Common Areas which may be permitted by law in order to reduce property taxes, or which otherwise benefits the Members.

5.03 Extent of Members' Easements in the Common Areas. The rights and easements of use, recreation and enjoyment created hereby shall be subject to the following:

(a) The right of Declarant or the Association to prescribe reasonable regulations and policies governing, and to charge fees or deposits related to the use, operation and maintenance of the Common Areas.

(b) Liens or mortgages placed against all or any portion of

the Common Areas with respect to monies borrowed by Declarant to develop and improve the Property or by the Association to improve or maintain the Common Areas;

(c) The right of the Association to enter into and execute contracts with any party (including; without limitation, Declarant) for the purpose of providing maintenance or such other materials or services consistent with the purposes of the Association;

(d) The right of Declarant or the Association to take such steps as are reasonably necessary to protect the Common Areas against foreclosure;

(e) The rights of Declarant or the Association to suspend the voting rights of any Member and to suspend the right of any individual to use or enjoy any of the Common Areas for any period during which any assessment (including without limitation "fines") against a Lot resided upon by such individual remains unpaid, and for any period deemed reasonable by the Association for an infraction of the then-existing rules and regulations;

(f) The rights of Declarant and/or the Association to dedicate or transfer all or any part of the Common Areas to any public agency, authority, or utility company, for such purposes and upon such conditions as may be agreed upon by Declarant and the Members having a majority of the outstanding eligible votes of the Association;

(g) The right of the Declarant or the Association to enter into and execute contracts with the owner-operators of any community antenna television system ("CATV") or other similar operations for the purpose of extending cable or utility service on, over or under the Common Areas to ultimately provide service to one or more of the Lots.

ARTICLE VI COVENANTS FOR ASSESSMENTS

6.01 Personal Obligation of Assessments. Each Owner of a Lot by acceptance of a deed therefor, whether or not it shall be so expressed in such deed, is deemed, as a part of the purchase money consideration for such deed and conveyance, to covenant and agree to pay to the Association (or to an independent entity or agency which may be designated by the Association to receive such monies):

(a) Regular assessments or charges for maintenance, taxes and insurance on portions of the Property and the Common Areas (including, without limitation, those matters

described within Section 4.01 hereof);

(b) Special group assessments for capital improvements or unusual or emergency matters, such assessments to be fixed, established and collected from time to time ratably as hereinafter provided;

(c) Special individual assessments levied against individual Owners to reimburse the Association for extra costs for maintenance and repairs caused by the willful or negligent acts of the individual Owner and not caused by ordinary wear and tear; and

(d) Individual assessments and fines levied against individual Owners for violations of rules and regulations pertaining to the Property, Association, and/or the Common Areas, such assessments to be fixed, established and collected from time to time as hereinafter provided. The regular, special group, and special individual assessments, together with such late charges, interest and costs of collection thereof as hereinafter provided, shall be a charge on the land and shall be a continuing lien upon each Lot against which each such assessment is made and shall also be the continuing personal obligation of the then-existing Owner of such Lot at the time when the assessment fell due.

6.02 Creation of Lien. Association shall have a lien against each Lot to secure the payment of any assessment which may be levied pursuant to the terms and provisions of Sections 6.01, 6.05, 6.06, 9.38 and/or 12.06 (or any other provision hereof), and the expenses incurred in connection with the enforcement thereof, including, without limitation, interest at the maximum rate permitted by law, costs and reasonable attorneys' fees. Such lien may be enforced by appropriate judicial proceedings, or through a power of sale foreclosure, and the amounts secured thereby shall be the obligation of, and chargeable to Owner. Such lien shall be and is subordinate and inferior only to the following: (i) Assessments, liens, and charges in favor of the State of Wyoming and any political subdivision thereof for taxes past due and unpaid on the Lot; and (ii) Amounts due under any mortgage recorded prior to the recordation of any lien assessment as provided in Section 6.03 of this Article VI.

6.03 Assessment Lien.

(a) All amounts payable to the Association, including unpaid assessments, attorney fees, other enforcement and collection costs, and interest thereon at the maximum rate permitted by law, from the date such assessments are due until said assessments are paid (subject to the provisions hereof

limiting the interest contracted for, charged or received to the maximum permitted by applicable law), shall constitute a lien on the Lot superior to all other liens and encumbrances, except as provided in Section 6.02 of this Article VI. The Board or its duly appointed agent, may (but shall not be required to) prepare a written notice setting forth the amount of such unpaid indebtedness, the name of Owner and a description of the Lot. Such notice shall be signed by Declarant or the Board or its duly appointed agent and may be recorded in the office of the County Clerk of Sheridan County. Such lien may be enforced by the foreclosure of it upon the Lot by the Declarant or the Board or its duly appointed agent. In any such proceeding, the Owner shall be required to pay the costs, expenses and attorney's fees incurred in connection with filing the lien, and in the event of any foreclosure proceeding all additional costs, expenses and attorney's fees in connection with any such foreclosure proceeding. Declarant or the Board or its duly appointed agent shall have the power to bid on the Lot at foreclosure, or other legal sale, and to acquire and hold, lease, convey or otherwise deal with the same. Any mortgagee holding a lien on the Lot may pay, but shall not be required to pay any unpaid assessments owing with respect to the Lot, but such payment shall not be deemed a waiver of Owner's default by either Declarant, the Board or such mortgagee. Foreclosure may be in any manner authorized by Wyoming law, including through power of sale.

(b) The amount of the assessments assessed against the Lot shall also be a personal obligation or indebtedness of the Owner thereof at the time the assessment is made. Suit to recover a money judgment for unpaid assessments shall be maintainable without foreclosing or waiving the lien securing same.

(c) Owner, by acceptance of the deed to the Property, hereby expressly vests in Declarant, the Board or its agents the right and power to bring all actions against Owner personally for the collection of such charges as a debt, and to enforce the aforesaid liens by all methods available for the enforcement of such liens. No Owner may waive or otherwise escape liability for the assessments provided herein by non-use of the Common Areas or by abandonment of his Lot.

(d) If any assessment remains unpaid at the expiration of fifteen (15) calendar days from and after the due date established by the Board, a late charge shall be assessed against the nonpaying Owner for each month that any portion of an assessment remains unpaid. The Board of Directors shall specify the late charge amount. A reasonable service charge in an amount established by the Board shall be

574

charged for each check that is returned because of insufficient funds. The amount of any such late charge and service charge may be adjusted, from time to time, by the Board.

6.04 Purpose of Assessments. The assessments levied by the Association shall be used exclusively for the purposes of (i) promoting the health, recreation, safety and welfare of the residents of the Property; (ii) improving and maintaining the subdivision streets, the jogging and bicycle trails, recreational areas, or other properties, services and facilities directly related to the use and enjoyment of the Common Areas (which for purposes hereof shall include the streets); (iii) snow removal from streets; (iv) the payment of taxes on the Common Areas and insurance (if any) in connection with the Common Areas and the repair, replacement and additions thereto; (v) the payment for electricity for street lights and exterior lights and the repair, replacement and additions of various items within the Common Areas; (vi) trash and garbage collection and security arrangements as may be determined necessary and appropriate by the Association, from time to time; (vii) paying the cost of labor, equipment (including the expense of leasing any equipment) and materials required for, and the management and supervision of, the Common Areas; (viii) carrying out the duties of the Board as set forth in Article IV hereof; (ix) carrying out the various matters set forth or envisioned herein or in any amendment or supplement hereto; and (x) for any matter or thing designated by the County of Sheridan in connection with any zoning, subdivision, platting, building or development requirements.

6.05. Basis and Amount of Regular Maintenance Assessments.

(a) Until and unless otherwise determined by the Board, the maximum regular assessment shall be Thirty Dollars (\$30.00) per Lot per month.

(b) The Board may establish the maximum annual assessment for each Lot, provided that the maximum annual assessment may not be increased more than twenty percent (20%) above the maximum regular assessment for the previous year unless otherwise approved by the Members of the Association as provided in Section 3.05 of Article III.

(c) After consideration of current maintenance costs and the future needs of the Association, the Board may fix the actual annual assessment at an amount equal to or less than the then-existing maximum annual assessment.

(d) Not later than thirty (30) days prior to the beginning of each fiscal year of the Association, the Association shall make available for review by each Member, at the Association's office, during reasonable times, a pro

operating statement or budget for the upcoming fiscal year, which shall, among other things, estimate the total Common Area expenses to be incurred for such fiscal year. Subject to the provisions of 6.05, the Board shall at that time determine the amount of the regular Maintenance Assessment to be paid by each member, and shall notify the member thereof. Each member shall thereafter pay to the Association his regular Maintenance Assessment in monthly installments. Each such installment shall be due and payable on the date set forth in the written notice sent to the Members.

(e) The Board may establish a time-price differential schedule for the payment of the regular assessment in which the lowest amount is the actual regular base assessment.

6.06. Special Assessments for Capital Improvements. In addition to the regular assessments, the Association may levy in any fiscal year a special assessment, applicable to that year only, for the purpose of defraying, in whole or in part, the cost of any construction or reconstruction, unexpected repair or replacement of a described capital improvement upon the Common Areas, including any necessary fixtures and personal property related thereto; provided that any such assessment shall have the affirmative approval of the Members of the Association as provided in section 3.04, Article III.

6.07. Duties of the Board with Respect to Special Assessments.

(a) In the event of an establishment of a special group or special individual assessment, the Board shall fix the amount of the assessment against each Lot, and the applicable due date for each assessment, at least sixty (60) days in advance of such date or period, and the Board shall, at that time, prepare a roster of the Lots and assessments applicable thereto which shall be kept in the office of the Association.

(b) Written notice of the assessment shall thereupon be delivered or mailed to every Owner subject thereto.

(c) The Board shall, upon demand at any time, furnish to any Owner liable for said assessment a certificate in writing signed by an officer of the Association, setting forth whether said assessment has been paid. Such certificate shall be conclusive evidence of payment of any assessment therein stated to have been paid. A reasonable charge may be made by the Board for the issuance of such certificate.

6.08. Rights of Sheridan County. Unless otherwise approved by seventy-five percent (75%) of the outstanding votes within each voting class, the Association shall not by act or omission seek to abandon its obligations as established by this Declaration. However, in the event that:

(a) The Association dissolves and the Common Areas shall not be either (i) dedicated to and accepted by an appropriate public agency, authority or utility to be devoted to purposes as nearly as practicable the same as those to which such Common Areas were required to be devoted by the Association, or (ii) conveyed to another organization or entity which assumes all obligations imposed hereunder upon the Association to maintain said Common Areas; or

(b) The Association, its successors or assigns, shall fail or refuse to adequately maintain the appearance and condition of the Common Areas which it is obligated to maintain hereunder; then, in either such event, the County of Sheridan shall have the right, but not the obligation, to assume the duty of performing all such maintenance obligations of the Association at any time after such dissolution, upon giving written notice to the Owners, or at any time after the expiration of twenty-one (21) days after receipt by the Association, its successors or assigns, of written notice specifying in detail the nature and extent of the failure to maintain without such failure being remedied. Upon assuming such maintenance obligations, Sheridan County may collect, when the same become due, all assessments levied by the Association pursuant to the provisions hereof for the purposes of repairing, replacing, maintaining or caring for the Common Areas; and, if necessary, enforce the payment of delinquent assessments in the manner set forth herein. In the alternative, upon assuming such maintenance obligations, Sheridan County may levy an assessment upon each Lot on a pro-rata basis for the cost of such maintenance, notwithstanding any other provisions contained in this Declaration, which assessment shall constitute a lien upon the Lot against which each assessment is made. During any period that Sheridan County assumes the obligation to maintain and care for the Common Areas, the Association shall have no obligation or authority with respect to such maintenance. The right and authority of Sheridan County to maintain the Common Areas shall cease and terminate when the Association, its successors or assigns, shall present to Sheridan County reasonable evidence of its willingness and ability to resume maintenance of the Common Areas. In the event Sheridan County assumes the duty of performing the maintenance obligations of the Association as provided herein, then Sheridan County, its agents, representatives and employees, shall have right of access, ingress and egress to and over the Common Areas for the

purposes of maintaining, improving and preserving the same, and in no event, and under no circumstances, shall Sheridan County be liable to the Association or any Owner or their respective heirs, devisees, personal representatives, successors or assigns for negligent acts or construction (excluding, however, malfeasance and gross negligence) relating in any manner to maintaining, improving and preserving the Common Areas.

6.09. Exempt Property. The following property otherwise subject to this Declaration shall be exempted from the assessments, charges and liens created herein:

- (a) All properties dedicated and accepted by the local public authority and devoted to public use;
- (b) All Common Areas as defined in Article I hereof.

ARTICLE VII
INSURANCE, REPAIR, AND RESTORATION

7.01. Right to Purchase Insurance. The Association shall have the right and option to purchase, carry and maintain in force insurance covering any or all portions of the Common Areas, any improvements thereon or appurtenant thereto, for the interest of the Association and of all Members thereof, in such amounts and with such endorsements and coverage as shall be considered good sound insurance coverage for properties similar in construction, location, and use to the subject property. Such insurance may include, but need not be limited to:

- (a) Insurance against loss or damage by fire and hazards covered by a standard extended coverage endorsement in an amount which shall be equal to the maximum insurable replacement value, excluding foundation and excavation costs as determined annually by the insurance carrier;
- (b) Public liability and property damage insurance on a broad form basis;
- (c) Fidelity bond for all officers and employees of the Association having control over the receipt or disbursement of funds; and
- (d) Officers' and Directors' liability insurance.

7.02. Insurance Proceeds. The Association and the Members shall use the net insurance proceeds to repair and replace any damage or destruction of property, real or personal, covered by such insurance. Any balance from the proceeds of insurance paid to the Association as required in this Article VII remaining after satisfactory completion of repair and replacement, shall be

retained by the Association as part of a general reserve fund for repair and replacement of the Common Areas.

7.03. Insufficient Proceeds. If the insurance proceeds are insufficient to repair or replace any loss or damage, the Association may levy a special assessment as provided for in Article VI of this Declaration to cover the deficiency.

ARTICLE VIII
USE OF COMMON AREAS

The Common Areas may be used and enjoyed as follows:

8.01. Restrictive Actions by Members. No Member shall permit anything to be done on or in the Common Areas which would violate any applicable public law or zoning ordinance or which will result in the cancellation of, or increase in the cost of any insurance carried by the Association, or which would be in violation of any law or any rule or regulation promulgated by the Board.

8.02. Damage to the Common Areas. Each Member shall be liable to the Association for any damage to any portion of the Common Areas caused by the negligence or willful misconduct of a Member or his family and guests.

8.03. Rules of the Board. All Members shall abide by any rules and regulations adopted by the Board. The Board shall have the power to enforce compliance with said rules and regulations by all appropriate legal and equitable remedies, and a Member determined to have violated said rules and regulations shall be liable to the Association for all damages and costs, including reasonable attorneys fees.

8.04. Use of Common Areas. Use of the Common Areas shall be limited to Members, their families and guests. No person or entity shall use any portion of the Common Areas to:

- (a) Solicit, promote or conduct business, religious, political or propaganda matters;
- (b) Distribute handbills, newsletters, flyers, circulars, or other printed materials without the prior written consent of the Association (which consent may be withheld in its sole and absolute discretion).

8.05 Public Streets. The streets, sidewalks, and alley network within the Powder Horn residential community are public, and constitute a portion of the Common Areas which are subject to the jurisdiction and administration by the Association. In addition to the other provisions appearing within this Article

VIII, the Board is specifically authorized to recommend, adopt, implement, and enforce rules, regulations, mechanisms and procedures governing use of the sidewalks, streets and alleys covering items such as (but not necessarily limited to):

- (a) Identification and entry programs for Members, their respective immediate families, their guests and vehicles owned or driven by any of them;
- (b) Speed limits, designated parking areas, restricted parking areas and no-parking areas;
- (c) Signs and graphics to provide announcements to unauthorized personnel concerning potential criminal trespass matters;
- (d) A "fines" system through which the Association can levy and collect fines from its Members for violations of the applicable rules and regulations; and
- (e) Disclaimers of liability for any and all matters or occurrences on or related to the Common Property.

ARTICLE IX
ARCHITECTURAL AND LANDSCAPE CONTROL

9.01 Appointment of Design Review Committee. The Association shall have a Design Review Committee consisting of not less than three nor more than five persons, as specified from time to time in the Development Standards by resolution of the Board. The Declarant shall appoint the initial members of the Design Review Committee. The Association shall thereafter have and retain the right to appoint, augment or replace all members of the Design Review Committee.

9.02 Development Standards. The Design Review Committee shall establish reasonable procedural rules, regulations, restrictions, architectural standards, design guidelines and development standards (collectively the "Development Standards"), which the Design Review Committee may, from time to time in its sole discretion, amend, repeal or augment. The following provisions of this Article IX shall constitute the initial Development Standards, and are hereby incorporated herein by reference, and shall be deemed to be a part of this Declaration and shall be binding on all Owners, Members or other Persons as if expressly set forth herein. A copy of the current Development Standards shall at all times be a part of the Association's records. The Development Standards may include, among other things, those restrictions and limitations set forth below:

570

9.03. Building Setbacks. No portion of any residential structure or accessory building may be constructed closer to a property line than the established minimum building setbacks described below, or as otherwise indicated by plat documents or sales exhibits. In the event of conflict, the greater setback requirement shall prevail.

Required minimum building setbacks from property lines:

(a) * Front: 25 feet for lots of 15,000 square feet and larger; 20 feet for lots smaller than 15,000 square feet. This minimum setback is applicable to all lot boundaries which abut two road right-of-ways.

(b) Side: 10 feet for lots of 15,000 square feet or larger; 8 feet for lots smaller than 15,000 square feet.

(c) ** Rear: 25 feet for lots of 15,000 square feet or larger; 20 feet for lots smaller than 15,000 square feet.

All golf course frontage: 25 feet.

* For residential designs which incorporate a side entry garage, the Design Review Committee may reduce the requisite front setback by up to 5 feet when measured to the side wall (of the garage) which faces the street.

** For corner lots with frontage along two road rights-of-way, or lots of irregular shape, County building officials may assign the rear setback designation to a property boundary based upon the lots configuration; the Owner or his agent shall bear the responsibility for contacting the County to confirm the rear setback determination for such a lot prior to the preparation of a preliminary site plan for improvements.

9.04. Site Work. -No excessive excavation or fill will be permitted on any lot except where specifically allowed by the Design Review Committee due to terrain considerations; every attempt should be made to balance cut and fill with minimal use of retaining walls and engineered building pads.

(a) Some of the home sites at The Powder Horn may have existing trees within its boundaries. Those trees must be preserved when possible; more particularly, the retention of trees over 6 inches in diameter or taller than 15 feet is strongly encouraged. Any cutting of trees or removal of significant vegetation must first be approved by the Design Review Committee with the following exceptions: the pruning of dead limbs, removal of dead trees, and the cutting and removal of trees with a trunk diameter of 6 inches or less which are bowed, leaning, severely misshapen, diseased, or

sparsely foliaged.

9.05 Grading, Drainage and Subsoil Conditions. Site grading must be accomplished with minimum disruption to a lot, without altering natural discharge points of surface drainage from a lot, and without creating conditions that could precipitate unnecessary soil erosion, slippage, or subsidence. Residential design for hillside lots (having a variation of natural grade elevation in excess of five vertical feet across the footprint of a proposed structure) must incorporate slope conditions into the design solution so that the proposed structure terraces or steps with the natural slope. Artificial benching of sloped sites to create an engineered pad to accommodate a "flat lot design" is strongly discouraged.

(a) Surface drainage upon and across any lot must be carefully considered. Existing points of entry and exit to and from a lot by historic surface drainage must be respected. Any improvement which creates an obstruction to surface flows, which results in a back-up or concentration of storm waters onto a neighboring lot or tract, is strictly prohibited. Ground floor levels should be established at a vertical elevation such that final placement of backfill, walks, driveways and porches will produce a positive drainage away from the structure in all directions.

(b) Subsoil conditions and groundwater levels vary dramatically throughout Sheridan County. The consultation of a professional soils engineer, for the assessment of foundation design determinants and the depth to groundwater, is advised for all sites within The Powder Horn. Basements may be ill-advised on some low-lying wetter sites, and sump pumps should be incorporated into the design of below-grade living spaces. The inclusion of foundation waterproofing and a perforated pipe foundation drainage system are recommended along uphill and sidehill foundation walls on hillside lot.

9.06 Access Drives. As a general rule, each lot may be accessed by a single driveway only. However, double entry loop driveways may be considered by the Design Review Committee where site determinants such as lot slope, frontage, width and configuration would allow sufficient room for an uncrowded and aesthetic double entry design.

(a) The driving surface of the entry drive and guest parking may be asphaltic concrete, embossed or textured concrete, plain concrete with an integral color, brick pavers, paving stones, or a combination thereof.

9.07 On-Site Parking. Each single-family residential

dwelling shall provide an enclosed garage space, to shelter a minimum of one conventional automobile, and sufficient driveway space (within the boundaries of the lot) for the parking of at least two guest automobiles. Homeowners who possess trucks (larger than pickup trucks), buses, motor homes, camper vehicles, (excepting camper shells mounted upon pickup trucks), trailers, boats, motorcycles, snowmobiles, or any other motorized vehicle other than a conventional automobile, must store or park such vehicles within an enclosed garage, or in a location on their site where they are screened by walls or fences so as to be screened from view. The parking of a guest's motor home or other large recreation vehicle outside any lot is limited to 72 hours at a time, and such vehicles shall not be used for on-site camping.

9.08 Utilities. Upon completion of infrastructure and for building purposes utility services will be stubbed to the property lines of each lot. Water, electric, telephone and cable television service locations are clustered (usually with those of one adjacent lot) in a utility easement located near one of the front corners of the lot. The sewer service extension and natural gas extension (if available) are stubbed to the property line(s) which lie closest to their respective service mains. The extension of services from these stub locations to the residence shall be the responsibility of each Owner. Information regarding current tap and service fees, as well as connection procedure, may be obtained by contacting the respective utility companies.

(a) If an Owner opts for the use of propane fired appliances, the fuel storage tank shall be buried on the lot, in a location which is clear of all minimum setbacks, while still respecting all clearance requirements mandated by applicable codes, ordinances, or Building Department directives.

9.09 Walls and Fences. Site walls or fences must appear as a visual extension of the residence, incorporating similar or compatible materials, colors and finishes whenever possible. Fences or privacy walls may be constructed of brick or stone masonry, stucco over concrete masonry, wood board (cedar or redwood), split rail, natural log, ornamental iron, coated chainlink, or tasteful combination thereof. Galvanized chainlike and wire fencing are prohibited. Fencing and privacy walls may not exceed six feet in height above finished grade. Fences may extend to the side and rear property lines of a lot, except along those property lines which abut the golf course; on those lots which abut the course, fences of the types previously described may not be constructed closer to the abutting property line than the applicable designated building setback - (see Section 2.1 of these Standards).

Exception: On all lots which abut the golf course, it is

anticipated that the Declarant will construct and maintain the golf course fence. This particular fence shall consist of a two-pole fence with a natural seal coat. The fence shall be exactly 42 inches high from finished grade. If the Owner of a golf course lot wishes to fence the side property lines, any such fence within the golf course setback as defined in Section 9.03 must be of the same transparent pole fence design as described above.

Segments of fencing which extend outward from the side wall of a residence must be held back from the front corners of the residence a minimum distance of ten feet. Fences may not encroach into any street frontage setback.

Wood fences must be double faced so that stringers and posts are partially concealed; Wood slats shall be of cedar or redwood, 4 to 8 inches in width, installed vertically or horizontally. Wood fences must have a continuous horizontal wood cap; uncapped slat ends will not be allowed. Fences may be left natural with a linseed oil based preservative application, or may be stained or painted.

Structural retaining walls may not exceed an above-grade height of six feet. Multiple terraced retaining walls must be utilized where the overall height of retained earth exceeds six feet. Retaining walls may be constructed of cast concrete, or engineered brick or concrete masonry; however, all exposed wall surfaces and edges must be treated with an approved finish, such as brick or stone veneer, painted stucco, or split-face texture with custom color, so as to blend unobtrusively with its natural surroundings. All retaining walls must include suitable drainage systems and weep holes to relieve ground water and hydrostatic pressure.

Dry-stack retaining walls of native stone do not require any supplemental facing or finish. All dry-stack retaining walls over two feet in height must slope against the grade a minimum of 4:1, (one foot back for each four feet in height). Dry-stack retaining walls must not be subjected to watershed run-off.

9.10 Outdoor Storage. Outdoor areas housing trash containers, clotheslines, maintenance or service equipment such as lawnmowers, etc., or overflow storage shall be screened from all adjacent properties by a wall or fence conforming to Development Standards.

9.11 Mechanical Equipment. Roof mounted mechanical equipment is prohibited. Any exterior mechanical equipment must be wall or window mounted, or ground mounted adjacent to the residence. Wall/window mounted equipment must be painted to blend unobtrusively with adjacent wall materials; ground mounted equipment must be enclosed by walls or fencing or landscaping of

524

sufficient height and density to screen the equipment from view and to buffer sound as well.

9.12 Antennas and Satellite Dishes. Antennas and traditional large diameter (4 feet and larger) satellite dishes are discouraged. Television reception is available via a central cable system. Newer 18-inch diameter "direct" television dishes are generally acceptable provided they are painted to blend with their surrounding materials and are situated in a non-obtrusive location such as a niche in a building wall or behind a privacy wall. Owners desiring a larger dish or supplemental receiving device must first obtain approval from the Design Review Committee and the dish or equipment must be sufficiently concealed or screened so as to not be visible from any neighboring property, tract, or right-of-way. Any on-site antennas required for the purpose of radio transmission related to fire protection or police/security matters will be allowed, but the location and configuration thereof shall be subject to Design Review Committee approval.

9.13 Signage. No sign or signs shall be displayed to the public view from any lot or any common area except that:

(a) Each general contractor, during the active construction period of a new home or major addition to any existing home, may display a single construction sign, no larger than four square feet, in accordance with these Standards.

(b) The general contractor of a market home may, with the consent of the Design Review Committee, continue the display of his construction sign, for advertising and sales purposes after construction has been completed, until such time that a contract for sale has been executed;

(c) Individual lot Owners may, with the consent of the Design Review Committee, display a single tasteful "for sale" or "for rent" sign, no larger than four square feet;

(d) Signs indicating security protection shall be permitted, with the consent of the Design Review Committee, provided that such signs are ground or wall mounted, no larger than one square foot, limited to two per lot (one for the front yard and one for the rear yard);

(e) Development-related signs owned and erected by the Declarant shall be permitted without limitation.

(f) Signs for temporary single events, such as a garage sale sign, may be permitted for a specific period of time, upon approval by the Design Review Committee of a written request by the Owner describing the nature of the sign and the requested time period of display.

(g) All permitted signs, regardless of type, are subject to the approval of the Design Review Committee for style, design, color, test, location, and duration of exhibit, prior to their placement for display.

9.14 Lighting. A uniform street lighting scheme has been implemented by the Declarant. Supplemental lighting adjacent to the right-of-way may be no taller than 72 inches above grade.

(a) Additional site lighting is permitted within the lot's boundary, provided such lighting does not result in excessive glare toward the street or neighboring properties. All exterior lighting must be of a low-level subdued intensity and is subject to approval by the Design Review Committee.

9.15 Swimming Pools and Spas. Freestanding above-ground pools are expressly prohibited. In-ground pools must be constructed clear of all required setbacks in accordance with Sheridan County regulations. Outdoor spas must be skirted, constructed upon a patio or deck structure, with all piping and related equipment screened from view.

9.16 Basketball Backboards. Wall-mounted or free standing basketball backboards will be allowed subject to Design Review Committee approval. Support posts and brackets, and the backboards for freestanding and wall-mounted basketball goals shall be painted to blend unobtrusively with their visual backdrop surroundings.

9.17 Lot Restrictions. Except for compounds, resulting from the combined development of two or more lots, no more than one residence may be constructed on any lot. Other outbuildings such as detached garages may be constructed, provided they are a visual extension of the main residence. Such "compounds" are subject to approval by the Design Review Committee.

9.18 Landscaping.—The extent of residential landscaping may be determined by each Owner according to individual preferences and tastes, provided however, all landscaping must first be approved by the Design Review Committee, prior to its implementation or planting. The committee will encourage the use of native landscape material. A landscape species suggestion list will be available upon request. Formalized, concentrated landscaping should be situated closer to the residential structure; landscape density and formality should diminish and soften as it spreads away from the home. Large specimen trees and dense clusters of plant material will be limited to those areas of each lot where they will not unreasonably constrict prominent views from neighboring properties, as determined by the Design Review Committee. Noxious and illegal plants, or plant species which are potentially destructive to the natural environment, will not be permitted. All landscaping, including

56

areas of "natural" vegetation, must be sufficiently maintained and tended so as to not become overgrown or unsightly.

9.19 Size. It is expected that residences intended for construction within The Powder Horn will exceed 1500 square feet of residential floor area, except and unless there are mitigating circumstances or unique design solutions, which may only be sanctioned by the Design Review Committee.

(a) The floor area of garages, storage and mechanical rooms which access only from a garage or the exterior of the structure, and open air decks or patios (roofed or unroofed), are excluded from inclusion in the residential floor area calculation; the floor area of a screened porch or deck which is equipped for closure and use during winter months, or any similarly convertible space, shall be included. The projected area of an interior stairwell of a multi-story residence shall be counted only once at its lowest level; stair landings at each primary floor level shall be included within the floor area of that level.

9.20 Prefabricated Buildings. No building that is constructed off-site and requires transportation to any lot, whole or in partial assembly, will be permitted; this includes mobile homes, stock modular buildings, or any other structure requiring transportation and set up in a partially completed state. However, structures that are assembled off-site and completely disassembled for transportation, including log cabins or custom designed modular buildings, may be permitted. The aesthetic merits of any such structures are subject to review and approval by the Design Review Committee. Temporary construction offices, which have been approved by the Design Review Committee for limited duration, are exempted from this restriction, but must satisfy all other concerns relating to condition, appearance, color, and location.

9.21 Height of Structures. All residences at The Powder Horn will have pitched roofs with a minimum pitch of four feet in twelve and a maximum pitch of twelve (except for a barn style gambrel roof, which may have a fifteen in twelve pitch for the starter panel on each side). However, up to one-third of the horizontal roof area of any residence may be flat, in combination with pitched roofs across the remainder.

(a) As a rule, no portion of a structure (except for chimney elements) may exceed a true vertical height of 30 feet above original natural grade directly below. On difficult steeper lots where the average slope across the footprint of the proposed structure exceeds 15%, the Design Review Board may allow an additional two-feet of height for a limited unobtrusive ridge projection at its downslope terminus. Such relief will be considered on a case-by-case

basis, and may not be construed as a blanket waiver for sloping lots in general. It is the intent of these Standards that roof forms for homes on sloping sites step down with the grade to integrate with the natural setting.

(b) Parapet walls at flat roofs may not exceed a true vertical height of 22 feet above existing natural grade directly below.

9.22 Foundations. All unfaced visible surfaces of concrete masonry or concrete foundations walls and piers must receive a stucco or mortar-wash finish and shall be painted to blend unobtrusively with adjacent materials. Exposed aggregate concrete, or textured concrete block with an approval integral or applied color, may be considered in lieu of the stucco/mortar-wash appliqué.

(a) Foundation walls must step down with the grade change of sloping sites so that its exposed surface does not exceed a vertical height of five feet above finish grade at its greatest exposure; as an alternative to stepping the top of the foundation, the wall may be faced with siding, in the same plane as, the wall surface above, to minimize foundation wall exposure.

(b) Where the vertical distance from the underside of a ground floor deck structure (along its perimeter edge) exceeds 30 inches above the finish grade below, the deck edge must be skirted with wood latticework or wood siding to screen the cavity beneath the deck. Foundation walls which occur under a skirted deck such that they are no longer visible are exempt from the facing requirements stated above.

9.23 Exterior Materials. There exist many traditional western styles of architecture which will be encouraged at The Powder Horn, along with certain southwest region and European-adaptations. Predominantly, exterior wall materials will consist of native stone, brick, and wood materials including shingles, natural logs, beveled or tongue-in-groove board siding, board-on-board and board-on-batt.

(a) Plywood siding is prohibited unless the applicant can demonstrate to the committee that the specific proposed application would result in a finished appearance indistinguishable from an individual board siding application. As an alternative to individual board natural wood sidings, the Design Review Committee may consider, on a case-by-case basis, the higher quality synthetic sidings, including, but not limited to, vinyl, aluminum, steel, and wood or fiber composition products, which, in the opinion of the Committee, would be virtually indistinguishable from

their natural wood counterpart when viewed from the street or adjacent properties. Therefore, panelization should be minimal (with no more than 2 adjacent boards per panel); panel runs and trim configurations must be carefully planned to avoid a proliferation of intermediate seam covers or reglets. Prefinished siding products must have a low-gloss woodgrained finish; wood and/or fiber composition products, must possess a porous woodgrained texture suitable for the application of stain or paint.

(b) Stucco may be used as an accent material, or may be considered for use as the predominant exterior finish material, in tasteful combination with other allowed materials, when warranted by the particular design style of the submittal; potential allowable stucco dominant styles would include adaptations of the European half-timber style, or the Spanish territorial styles of the Southwest. The extent of stucco which is acceptable shall be determined by the Design Review Committee on a case-by-case basis.

(c) The use of textured masonry block as an exterior finish material will be considered on a case-by-case basis, and should be limited to accent segments of the building facade. Simulated or cultured stone will only be allowed when, in the opinion of the Design Review Committee, the product and pattern proposed for use resembles its natural native counterpart to the degree that it will not appear obtrusive. Masonry grouts would be of a non-contrasting color to blend unobtrusively with its masonry counterparts.

(d) The aesthetic merits of any combination of exterior materials are subject to review and approval by the Design Review Committee in order to maintain the architectural integrity and consistent visual experience of The Powder Horn community of homes.

9.24 Roofs. As previously stated, all residences at The Powder Horn will have pitched roofs with the exception that up to 1/3 of the horizontal roof area may be flat.

(a) Allowable sloped roof forms include gable, hip, dutch-hip, gambrel, or shed (in contemporary styles, or in combination with other traditional roof forms). Geodesic domes, mansard roofs, and A-frames are prohibited. All portions of flat roofs must be screened by perimeter parapet walls.

(b) Allowable roofing materials include fire retardant wood shakes or shingles, slate, flat concrete or clay tiles, non-reflective metal roofing with standing seams or battens, or premium dimensional asphaltic shingles with a weight of 275 pounds per roofing square, or greater. The use of

composition shingles of standard or medium thickness, any type of barrel or "S" tiles, asphalt roll roofing (except on limited flat roof elements), reflective metal roofing or roofing accessories, is prohibited.

(c) All exposed metal on the roof (except for approved pre-finished products), including, but not limited to, flashing, vent pipes, spark arresters, chimneys, ridge or eave vents, and skylight frames, shall be primed and painted to blend unobtrusively with adjacent materials.

(d) All roof forms, both pitched and flat, are subject to the height limitations prescribed by Section 9.21 of these Standards.

9.25 Chimneys, Outdoor Fires, and Fireplaces. Chimney elements are subject to the same material limitations described in preceding Section 9.23. Zero-clearance chimneys must be concealed with a chimney enclosure; free-standing exposed chimney pipes will not be allowed, except for the rare exception as an element of a contemporary design style.

(a) All chimneys must be equipped with a U.L. or I.C.B.O. approved spark arrestor, including chimneys for outdoor fireplaces. Open outdoor fire pits are prohibited; barbecues are permitted, provided they are lidded cookers.

(b) No wood or coal burning furnaces, stoves, or fireplaces will be allowed as a primary heat source. Woodburning fireplaces will be acceptable for aesthetic purposes. However, the Committee would encourage the use of natural gas (if available) or propane fireplaces.

9.26 Exterior Colors. The color combination of exterior materials should generally be subtle and tasteful to blend with the neighborhood and landscape. However, brighter accent colors which are used judiciously and with restraint may be permitted. Traditional white, muted pastels, beiges, earthtones and greys are acceptable wall colors. Colors approaching the primary range (red, blue and yellow) are discouraged, as are drastic contrasts in value (light to dark). Extreme contrast in colors of individual masonry units or between masonry units and their grout matrix should be avoided. Roofing materials should be of darker tones, avoiding whites, off-whites, bright colors, light pastels, or highly reflective metal surfaces.

(a) All color schemes must be approved by the Design Review Board prior to their application to any portion of a residential structure. It is the intent of the Board to preclude the use of colors that would appear garish or out of place and, therefore, offensive to the eye.

9.27 Windows, Doors, and Skylights. Highly reflective glazing material and reflective sunscreening films are prohibited for use in windows, glazed doors, skylights, or for other exterior applications. In addition all metal windows, doors, skylight frames, etc. must be painted anodized or pre-finished with baked enamel; raw metal components, especially aluminum or galvanized iron, are prohibited.

9.28 Building Projections. All projections from a residence or other structure including, but not limited to, chimney flues, vents, flashing, louvers, gutters, downspouts, utility boxes, mail boxes, porch railings and exterior stairways shall match the surface from which they project, or must be painted or stained an approved color to blend unobtrusively with adjacent materials. All building projections must be contained within the building setbacks.

9.29 Garages. Each residential dwelling shall provide a garage suitable for the shelter of one or more automobiles. As a rule, the garage must be attached to the primary residential structure, and must be recessed a minimum of twelve (12) inches from adjacent wall areas; a detached garage structure with a prominent visual connection to the primary residence (in the form of a connecting breezeway, privacy wall or landscaped link), may be allowed by the Design Review Board on a case-by-case basis.

(a) When garage bays exceed two, the third (and fourth) door(s) must occur in a secondary building plane, offset by 32 inches minimum, to avoid a continuous uninterrupted wall of three or more garage doors. Garage doors may be wood, wood composition, insulated panel, or heavy-gauge metal panel; lightweight hollow metal overhead doors, which are vulnerable to damage from even moderate potential impacts (such as a basketball), will not be allowed. Garage doors shall be painted or stained to blend appropriately with the approved color scheme of the residence.

9.30 Solar Applications. Passive solar design is encouraged. Active solar applications can result in excessive reflective glare, and would only be approved by the Design Review Committee if the hardware is sufficiently integrated into the structure or landscaping of a lot so as to appear unobtrusive from any other lot or property.

9.31 Changes or Additional Construction. All changes or additions to the approved plans before, during, or subsequent to their initial construction must be approved by the Design Review Committee, before the alteration may be implemented.

9.32 Varying Design Standards. The provisions of these Design Guidelines may differ in their application to the development of the cluster home tracts.

9.33 General Provisions.

(a) The Design Review Committee may assess reasonable fees in connection with its review of plans and specifications.

(b) The Design Review Committee may delegate its plan review responsibilities to one or more of its members or architectural consultants retained by the Design Review Committee. Upon such delegation, the approval or disapproval of plans and specifications by such member or consultants shall be equivalent to approval or disapproval by the entire Design Review Committee.

(c) The address of the Design Review Committee shall be the address established for giving notice to the Association, unless otherwise specified in the Development Standards. Such address shall be the place for the submittal of plans and specifications and the place where the current Development Standards shall be kept.

(d) The establishment of the Design Review Committee and the procedures herein for architectural approval shall not be construed as changing any rights or restrictions upon Owners to maintain or repair their Lots as may otherwise be specified in this Declaration, the Bylaws or Association Rules.

(e) The Design Review Committee shall approve or disapprove any plans and specifications submitted to it in accordance with the Development Standards within such period as may be specified in the Development Standards.

9.34 Approval and Conformity of Plans. No building, fence, wall or other structure or improvement of whatever type shall be commenced, erected or maintained upon the Property (except for initial construction on the Common Areas by the Declarant), nor shall there be any addition to or change to the exterior of any residence or other structure or improvement upon a Lot or the landscaping, grading or drainage thereof, including, without limitation, the painting (other than painting with the same color of paint as previously existed) of exterior walls, patio covers and fences, except in compliance with plans and specifications therefor which have been submitted to and approved by the Design Review Committee in accordance with the Development Standards as to harmony of external design and location in relation to surrounding structures and topography.

9.35 Non-Liability for Approval of Plans. Plans and specifications shall be approved by the Design Review Committee as to style, exterior design, appearance and location, and are not approved for engineering design or for compliance with zoning and building ordinances, and by approving such plans and

specifications neither the Design Review Committee, the member thereof, the Association, any Member, the Board nor the Declarant assumes any liability or responsibility therefor, or for any defect in any structure constructed from such plans and specifications. Neither the Design Review Committee, any member thereof, the Association, the Board nor the Declarant shall be liable to any Owner or other Person for any damage, loss or prejudice suffered or claimed on account of (a) the approval or disapproval of any plans, drawings and specifications, whether or not defective, (b) the construction or performance of any work, whether or not pursuant to approved plans, drawings and specifications, (c) the development, or manner of development of any property within the Project, or (d) the execution and filing of an estoppel certificate pursuant to the Development Standards, whether or not the facts therein are correct; provided, however, that such action, with the actual knowledge possessed by him, was taken in good faith. Approval of plans and specifications by the Design Review Committee is not, and shall not be deemed to be, a representation or warranty that said plans or specifications comply with applicable governmental ordinances or regulations including, but not limited to, zoning ordinances and building codes.

9.36 Inspection and Recording of Approval. Any member or authorized consultant of the Design Review Committee, or any authorized officer, director, employee or agent of the Association, may at any reasonable time enter, without being deemed guilty of trespass, upon any Lot after reasonable notice as provided herein to the Owner in order to inspect improvements constructed or being constructed on such Lot to ascertain that such improvements have been or are being built in compliance with the Development Standards and this Declaration. The Design Review Committee shall cause such an inspection to be undertaken within 30 days of a request therefor from any Owner as to his Lot, and if such inspection reveals that the improvements located on such Lot have been completed in compliance with this Section 9 and the Development Standards, the Design Review Committee shall provide to such Owner a notice of such approval in recordable form which, when recorded, shall be conclusive evidence of compliance with the provisions of this Section 9 and the Development Standards as to the improvements described in such recorded notice, but as to such improvements only.

9.37 Reconstruction of Common Areas. The reconstruction by the Association or the Declarant after destruction by casualty or otherwise of any Common Areas which is accomplished in substantial compliance with "as built" plans for such Common Areas shall not require compliance with the provisions of this Section 9 or the Development Standards.

9.38 Additional Powers of the Board. The Board may promulgate as a part of the Development Standards such additional

architectural and landscape standards, rules and regulations as it deems to be appropriate and as are not in conflict with this Declaration. WITHOUT LIMITING THE GENERALITY OF THE PRECEDING SENTENCE, THE BOARD MAY FIX A FINE OF UP TO \$10,000 FOR FAILURE TO OBTAIN REQUIRED APPROVAL FROM THE DESIGN REVIEW COMMITTEE.

9.39 Varying Standards. The provisions of the Development Standards may differ in their application to the development of cluster home tracts. These modifying parameters are focused upon the creation of an attractive and homogeneous community of homes of more moderate profile and size, with a continuity of style, while still allowing sufficient opportunity for individual design flexibility within the constricted framework.

(a) Walls and Fences. (Amendments to text of Section 10.09, paragraph one): Only two styles of fencing will be permitted within the cluster tracts, the two pole fence described in the "Exception" to paragraph one, or wood fencing as described by paragraph three. Stain or paint colors for wood fencing in the cluster tracts shall be limited to a range of medium to dark grey or earthtone color as predetermined by the Design Review Committee.

(b) Size. (Amendments to text of Section 10.19, paragraph one): It is expected that residences intended for construction upon a cluster home lot at The Powder Horn will exceed 1000 square feet of residential floor area. No more than one-third of the total residential floor area of a cluster home may be located on the second story of the residence.

(c) Height of Structures. (Amendments to the text of Section 10.21). The first sentence of paragraph one shall be amended to read: All cluster homes at The Powder Horn will have pitched roofs with a minimum pitch of four feet in twelve and a maximum pitch of eight feet in twelve.

The first sentence of paragraph two shall be amended to read: As a rule, no portion of a cluster home structure (except for chimney elements) may exceed a true vertical height of 24 feet above original natural grade directly below.

Paragraph three shall be amended to read: Parapet walls of flat roofs may not exceed a true vertical height of 12 feet above existing natural grade directly below.

(d) Exterior Materials. (Replaces Section 10.23 in its entirety): Within the cluster home parcels of The Powder Horn, exterior wall materials shall be limited to wood individual board siding, brick masonry, or a combination thereof. As an alternative to natural wood or board

sidings, the Design Review Committee may consider on a case-by-case basis the higher quality synthetic sidings, including, but not limited to vinyl, aluminum, steel, and wood or fiber composition products, which in the opinion of the Committee, would be virtually indistinguishable from their natural wood counterpart when viewed from the street or adjacent properties. Therefore, panelization should be minimal (with no more than two adjacent boards per panel); panel runs and trim configurations must be carefully planned to avoid a proliferation of intermediate seam covers or reglets. Prefinished siding products must have a low-gloss wood grained finish; wood and/or fiber composition products must possess a porous woodgrained texture suitable for the application of stain or paint.

Masonry grouts should be of a non-contrasting color to blend unobtrusively with its brick masonry counterparts.

(e) Roofs. (Delete paragraphs three and five of Section 9.24 in their entirety and add the following text and modifications): Delete "gambrel" as an allowable roof form in paragraph two.

Add the following text: Allowable roofing materials for cluster home sites shall be limited to premium dimensional asphalt shingle with a weight of 275 pounds per roofing square or greater.

All roof forms, both pitched and flat are subject to the height limitations prescribed by Paragraph C of Section 10.39.

(f) Exterior Colors. (Replace paragraph one of Section 10.26 with the following text): The color of wall materials for a cluster home shall be limited to a range of light to medium earthtones, beiges, or greys, provided, however, that light greys which approximate white or off-white will not be permitted. The color of roofing materials shall be limited to natural wood, or a limited range of medium to dark earthtones or greys.

ARTICLE X
USE AND OCCUPANCY CONTROL

10.01 Residential Use. Each Lot may be used only for residential purposes and none other. No business or commercial building may be erected on any Lot and no business or commercial enterprise or other non-residential use may be conducted on any part thereof. No temporary buildings, structures or trailers may be erected, placed or maintained on any Lot except as expressly permitted by, and in compliance with, the Development Standards. Nothing herein contained shall be deemed to limit the Declaration.

rights as set forth herein.

10.02 Violation of Law or Insurance. No Owner or Member shall permit anything to be done or kept in his Lot or in or upon any Common Areas which will result in the cancellation of insurance thereon or which would be in violation of any law.

10.03 Animals. No animals, including horses or other domestic farm animals, fowl or poisonous reptiles of any kind may be kept, bred or maintained in any Lot or in or upon any of the Common Areas, except a reasonable number of commonly accepted household pets in accordance with the Association Rules. No animals shall be kept, bred or raised within the Project for commercial purposes. In no event shall any domestic pet be allowed to run free away from its Owner's Lot without a leash, or so as to create a nuisance. All such domestic pets must be registered with the Association and shall have proof of proper immunization presented with said registration. Dogs, regardless whether restrained by a leash, shall not be allowed on the Golf Course. In consideration of the native wildlife, the feeding of any deer, ducks, geese, or other wild animals is prohibited. Song bird feeding stations are excluded from the above.

10.04 Nuisances. No Owner or Member shall permit or suffer anything to be done or kept about or within his Lot, or on or about the Property, which will obstruct or interfere with the rights of other Owners, Members, Occupants or other authorized Persons to the use and enjoyment of the Common Areas, or annoy them by unreasonable noises or otherwise, nor commit or permit any nuisance or commit or suffer any illegal act to be committed therein. Each Owner or Member shall comply with the Association Rules and the requirements of all health authorities and other governmental authorities having jurisdiction over the property.

10.05 Garbage. No garbage or trash shall be kept, maintained or contained in any Lot so as to be visible from another Lot or the Common Areas. No incinerators shall be kept or maintained in any Lot. No refuse pile, garbage or unsightly objects shall be allowed to be placed, accumulated or suffered to remain anywhere on a Lot.

10.06 Mining. No portion of the Property shall be used in any manner to explore for or remove any oil or other hydrocarbons, minerals of any kind, or earth substance of any kind.

10.07 Safe Condition. Without limiting any other provision in this Section, each Owner shall maintain and keep his Lot at all times in a safe, sound and sanitary condition and repair and shall correct any condition or refrain from any activity which might interfere with the reasonable enjoyment by other Owners, Members or other Persons of their respective Lots or the Common

Areas.

10.08 Rental of Lots. An Owner who leases his Lot to any Person shall be responsible for assuring compliance by his lessee with all of the provisions of this Declaration, the Articles, Bylaws, Association Rules or Development Standards, all as amended and supplemented from time to time, and shall be jointly and severally responsible for any violations by his lessee thereof.

ARTICLE XI EASEMENTS

11.01 Utility Easements. Easements for installation, maintenance, repair and removal of utilities and drainage facilities over, under and across the Property are reserved. Full rights of ingress and egress shall be had by Declarant and any bona fide utility company at all times over the easement areas for the installation, operation, maintenance, repair or removal of any utility together with the right to remove any obstruction that may be placed in such easement that would constitute interference with the use of such easement, or with the use, maintenance, operation or installation of such utility.

11.02 Ingress, Egress and Maintenance by the Association. Full rights of ingress and egress shall be had by the Association at all times over and upon the Common Areas for the purpose of maintaining the Common Areas as set forth herein.

11.03 Police Power Easement. With respect to the Common Areas and streets, easements and rights-of-way within the Property, the County of Sheridan, and all other governmental agencies and authorities shall have full rights of ingress, egress, regress and access for personnel and emergency vehicles for maintenance, police and fire protection, drainage and other lawful police powers designed to promote the health, safety and general welfare of the residents within the Property.

ARTICLE XII GENERAL PROVISIONS

12.01 Registration with the Association. In order that Declarant and the Association can properly acquaint every Lot purchaser and every Owner with these Covenants and Restrictions and the day-to-day matters within the Association's jurisdiction, no acquisition of any Declarant Lot within the Property shall become effective until and unless:

(a) The then-existing "Closing Information Package" has been properly executed by the Association, Declarant and Purchaser/Transferee; and

(b) All directives by the Association and Declarant have been properly and timely followed.

12.02 Power of Attorney. Each and every Owner hereby makes, constitutes and appoints Declarant as his/her true and lawful attorney-in-fact, coupled with an interest and irrevocable, for him/her and in his/her name, place and stead and for his/her use and benefit, to do the following:

(a) To exercise, do or perform any act, right, power, duty or obligation whatsoever in connection with, arising out of, or relating to any matter whatsoever involving this Declaration and the Property;

(b) To sign, execute, acknowledge, deliver and record any and all instruments which modify, amend, change, enlarge, contract or abandon the terms within this Declaration, or any part hereof, with such clause(s), recital(s), covenant(s), agreement(s) and restriction(s) as Declarant shall deem necessary, proper and expedient under the circumstances and conditions as may be then existing; and

(c) To sign, execute, acknowledge, deliver and record any and all instruments which modify, amend, change, enlarge, contract or abandon the subdivision plat(s) of the Property, or any part thereof, with any easements and rights-of-way to be therein contained as the Declarant shall deem necessary, proper and expedient under the conditions as may then be existing.

(d) The right, powers, and authority of said attorney-in-fact to exercise any and all of the rights and powers herein granted shall commence and be in full force upon recordation of this Declaration in the Sheridan County Clerk's Office and shall remain in full force and effect thereafter until the fifteenth (15th) anniversary of the recordation of this Declaration.

12.03 Duration. The Covenants and Restrictions of this Declaration shall run with and bind the land subject to this Declaration, and shall inure to the benefit of and be enforceable by the Association and/or the Owners subject to this Declaration, their respective legal representatives, heirs, successors, and assigns. The Covenants and Restrictions shall run perpetually, subject to the rights of the Members to terminate them. Such termination will take the consent of not less than Seventy five percent (75%) of the then Owners of record, agreeing to abolish the Covenants and Restrictions in whole or in part; provided, however, that no such agreements to abolish shall be effective unless made and recorded thirty (30) days in advance of the effective date of such change; and unless written notice of the proposed agreement to abolish is sent to every Owner at least

ninety (90) days in advance of any action taken.

12.04 Amendments. Except as provided in Section 12.03 of this Article XII, the Covenants and Restrictions of this Declaration may be amended and/or changed in whole or in part, only with seventy-five percent (75.0%) of the Owners, evidenced by a document in writing bearing each of their signatures, and duly recorded in the land records of Sheridan County, Wyoming; or by a resolution passed by the majority of the Board evidencing the consent of seventy-five percent (75.0%) of the Owners and authorizing the President of the Association to execute such document.

12.05 Enforcement. Enforcement of these Covenants and Restrictions shall be by a proceeding initiated by any Owner, Declarant, any member of the Board, or by the County of Sheridan against any person or persons violating or attempting to violate any Covenant or Restriction contained herein, either to restrain or enjoin violation or to recover damages for the violation, or both, or to enforce any lien created by this instrument. They shall have an election and right, but not an obligation or duty, to enforce these Covenants and Restrictions by a proceeding or proceedings at law or in equity. Notwithstanding any provision to the contrary in this Declaration, Declarant shall not have any duty, obligation, or responsibility to enforce any of these Covenants and Restrictions. Failure by any party to enforce any Covenant or Restriction herein contained shall in no event be deemed a waiver of the right to do so thereafter. With respect to any litigation hereunder, the prevailing party shall be entitled to recover reasonable attorney's fees from the nonprevailing party. Further, and with respect to any litigation brought against the Board or any of their members or representatives arising out of any action, failure to act, or performance or non-performance of duties imposed hereby, by the Board or their members or representatives, the Board and/or their members or representatives so sued shall be entitled to recover their reasonable attorneys' fees from the person or entity bringing such action against it or them, the Board or their members or representative shall specifically be adjudicated liable to such claimant.

12.06 Imposition of Violation Fines. In the event that any person fails to cure (or fails to commence and proceed with diligence to completion) the work necessary to cure any violation of the Covenants and Restrictions contained herein within ten (10) days after receipt of written notice from the Board designating the particular violation, the Board shall have the power and authority to impose upon that person a fine for such violation (the "Violation Fine") not to exceed five hundred dollars (\$500.00). If, after the imposition of the Violation Fine, the violation has not been cured or the person has still not commenced the work necessary to cure such violation, the

Board shall have the power and authority, upon ten (10) days written notice, to impose another Violation Fine which shall also not exceed five hundred dollars (\$500.00). There shall be no limit to the number or the aggregate amount of Violation Fines which may be levied against a person for the same violation. The Violation Fines, together with interest at the highest lawful rate per annum and any costs of collection, including attorneys' fees, shall be a continuing lien upon the Lot against which such Violation Fine is made.

12.07 Severability. If any one of these Covenants or Restrictions is held to be invalid, illegal or unenforceable, the validity, legality and enforceability of the remaining Covenants and Restrictions shall not be affected thereby.

12.08 Headings. The headings contained in this Declaration are for reference purposes only and shall not in any way affect the meaning or interpretation of this Declaration.

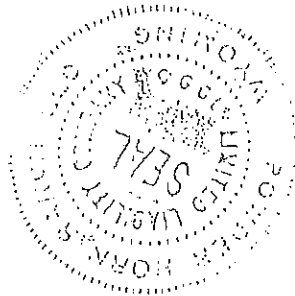
12.09 Notices to Owners. Any notice required to be given to any Owner under the provisions of this Declaration shall be deemed to have been properly delivered when deposited in the United States mails, postage prepaid, addressed to the last known address of the person who appears as an Owner on the records of the Association at the time of such mailing.

12.10 Proposals of Declarant. The proposals of Declarant, as set forth in various provisions hereinabove, to develop additional parcels of property for residential purposes and/or expand the Common Areas (not only geographically but also in terms of types of amenities available for use) and items of a related nature are mere proposals and expressions of the existing good faith intentions and plans of Declarant and shall not be deemed or construed as promises, solicitations, inducements, contractual commitments or material representations by Declarant upon which any person or entity can or should rely.

12.11 Disputes. Matters of dispute or disagreement between Owners with respect to interpretation or application of the provisions (excluding Articles IX and X and issues concerning "substantial completion") of this Declaration or the Association Bylaws, shall be determined by the Board. Matters pertaining to Articles IX and X, and issues concerning "substantial completion" shall be determined by the Design Review Committee. These respective determinations (absent arbitrary and capricious conduct or gross negligence) shall be final and binding upon all Owners.

IN WITNESS WHEREOF, Powder Horn Ranch, LLC, being the Declarant herein, has caused this instrument to be executed the day and year first above written.

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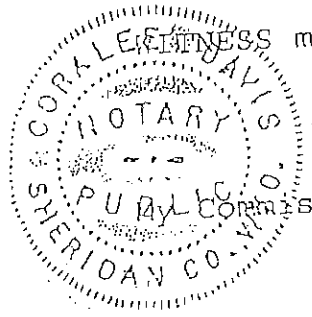


POWDER HORN RANCH, LLC

By: Homer Scott, Jr.
Manager

STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 11th day of September, 1995, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.



IN WITNESS my hand and official seal.

Coralee Davis
Notary Public

Commission Expires: June 11, 1999.

EXHIBIT A
POWDER HORN RANCH - PHASE I
BOUNDARY DESCRIPTION
SEPTEMBER 25, 1995

A tract of land situated in the Northeast Quarter (NE $\frac{1}{4}$) and the East Half of the Southeast Quarter (E $\frac{1}{2}$ SE $\frac{1}{4}$) of Section 33 and in the West Half of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$) of Section 34, Township 55 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, said tract being more particularly described as follows:

Beginning at a point located on the Southeasterly Right of Way Line of State Highway No. 335, said point being located S 50° 13' 08" W, 2302.17' from the Northeast Corner of said Section 33; Thence along a curve to the right having a radius of 1066.71', a central angle of 8° 57' 57", an arc length of 166.92', and chord bearing and distance of S 46° 14' 15" E, 166.75'; Thence N 47° 15' 57" E, 132.38'; Thence N 61° 42' 55" E, 134.88'; Thence S 56° 22' 12" E, 129.50'; Thence S 54° 27' 54" E, 108.08'; Thence along a curve to the right having a radius of 330.00', a central angle of 20° 51' 31", an arc length of 120.14', and chord bearing and distance of N 45° 57' 51" E, 119.47'; Thence N 33° 36' 23" W, 120.46'; Thence N 61° 33' 47" E, 196.67'; Thence S 76° 35' 39" E, 673.10'; Thence N 84° 16' 56" E, 100.93'; Thence S 48° 35' 12" E, 80.00'; Thence S 10° 21' 05" W, 488.56'; Thence S 3° 25' 40" W, 448.16'; Thence along a curve to the right having a radius of 330.00', a central angle of 41° 32' 27", an arc length of 239.26', and chord bearing and distance of S 45° 12' 58" E, 234.05'; Thence S 24° 26' 44" E, 391.57'; Thence along a curve to the right having a radius of 470.00', a central angle of 41° 40' 25", an arc length of 341.85', and chord bearing and distance of S 45° 16' 56" E, 334.36'; Thence S 66° 07' 09" E, 200.25'; Thence along a curve to the right having a radius of 380.00', a central angle of 18° 52' 14", an arc length of 125.15', and chord bearing and distance of S 56° 41' 02" E, 124.59'; Thence N 0° 00' 00" E, 660.23'; Thence S 71° 57' 34" E, 369.50'; Thence S 0° 00' 00" E, 155.14'; Thence S 54° 20' 17" E, 193.23'; Thence S 25° 44' 09" W, 303.13'; Thence S 32° 01' 22" E, 313.53'; Thence S 5° 37' 17" W, 87.34'; Thence S 59° 24' 32" W, 33.03'; Thence along a curve to the left having a radius of 595.00', a central angle of 11° 03' 22", an arc length of 114.81', and chord bearing and distance of S 36° 07' 09" E, 114.64'; Thence S 48° 21' 10" W, 60.00'; Thence S 80° 45' 18" W, 527.56'; Thence S 29° 14' 48" W, 474.46'; Thence N 60° 45' 12" W, 79.95'; Thence along a curve to the left having a radius of 75.00', a central angle of 70° 24' 44", an arc length of 92.17', and chord bearing and distance of S 84° 02' 25" W, 86.48'; Thence S 48° 50' 03" W, 100.00'; Thence along a curve to the right having a radius of 285.00', a central angle of 16° 21' 49", an arc length of 81.40', and chord bearing and distance of S 57° 00' 58" W, 81.12'; Thence S 65° 11' 53" W, 96.83'; Thence S 27° 43' 30" E, 66.58'; Thence S 43° 17' 33" W, 111.27'; Thence S 26° 23' 15" W, 502.54'; Thence

S.10°39'11"W, 81.35'; Thence S 5°04'53"E, 200.00'; Thence S 86°52'07"W, 175.44'; Thence along a curve to the left having a radius of 592.36', a central angle of 1°57'00", an arc length of 20.16', and chord bearing and distance of N.4°06'23"W, 20.16'; Thence N 5°04'53"W, 164.31'; Thence along a curve to the right having a radius of 325.00', a central angle of 14°38'32", an arc length of 83.06', and chord bearing and distance of N 2°14'23"E, 82.83'; Thence N.80°26'21"W, 290.47'; Thence N 26°23'15"E, 199.81'; Thence N 30°19'14"E, 221.34'; Thence N 16°25'29"E, 87.75'; Thence N 26°02'51"E, 167.84'; Thence N.55°57'22"E, 304.65'; Thence N 82°29'28"E, 290.24'; Thence S 48°10'42"E, 112.35'; Thence N 48°50'03"E, 20.89'; Thence along a curve to the right having a radius of 125.00', a central angle of 70°24'44", an arc length of 153.62', and chord bearing and distance of N 84°02'25"E, 144.13'; Thence S 60°45'12"E, 19.95'; Thence N 29°14'48"E, 183.72'; Thence West, 69.08'; Thence N.23°57'18"W, 547.35'; Thence N 37°45'08"E, 395.40'; Thence N 66°07'09"W, 109.70'; Thence along a curve to the right having a radius of 530.00', a central angle of 41°40'25", an arc length of 385.49', and chord bearing and distance of N 45°16'56"W, 377.05'; Thence N 24°26'44"W, 391.57'; Thence along a curve to the left having a radius of 270.00', a central angle of 64°53'10", an arc length of 305.77', and chord bearing and distance of N 56°53'19"W, 289.69'; Thence S.80°29'04"W, 56.56'; Thence N 89°19'54"W, 67.58'; Thence along a curve to the right having a radius of 1676.16', a central angle of 17°07'41", an arc length of 501.07', and chord bearing and distance of N 80°46'04"W, 499.21'; Thence along a curve to the right having a radius of 657.12', a central angle of 49°22'50", an arc length of 566.34', and chord bearing and distance of N 47°30'48"W, 548.97'; Thence N22°49'24"W, 100.00'; Thence along a curve to the left having a radius of 986.71', a central angle of 27°53'50", an arc length of 480.43', and chord bearing and distance of N 36°46'19"W, 475.70' to a point on the Southeasterly Right of Way Line of State Highway No. 335; Thence Along Said Southeasterly Right of Way Line N 39°16'46"E, 80.00' to the point of beginning, said tract containing 58.456 Acres, more or less.

NOW KNOWN AS:

Powder Horn Ranch Planned Unit Development, Phase I as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds in Drawer P, Plat No. 36, on September 27, 1995, as Document No. 208954.

RECORDED FEBRUARY 26, 1996 BK 378 PG 321 NO 220493 RONALD L. DAILEY, COUNTY CLERK

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

FIRST SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS FIRST SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS,
AND RESTRICTIONS is made this 22nd day of February, 1996, by
POWDER HORN RANCH, LLC, a Wyoming Limited Liability Company
(hereinafter referred to as "Declarant").

W I T N E S S E T H:

WHEREAS, Declarant recorded a Declaration of Covenants,
Conditions and Restrictions for the Powder Horn (the
"Declaration") on September 27, 1995, in Book 375, Page 563 of
the records of the Sheridan County Clerk and Ex-Officio Register
of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the
right to add additional property to the scheme of said
Declaration by filing of record Supplementary Declarations of
Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property
described on Exhibit A to this First Supplementary Declaration of
Covenants, Conditions and Restrictions for the Powder Horn ("the
Additional Property"), which property represents Phase II of a
master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property,
together with all buildings, improvements, and other permanent
fixtures of whatever kind, now or hereafter, and all easements,
rights, appurtenants, of which are belonging to, or in any way
pertaining thereto, to the covenants, conditions, restrictions,
easements, charges, liens, assessments, privileges, and rights
contained in the said Declaration, and to annex the Additional
Property into the Property and the scheme of the Declaration in
accordance with Section 2.02(a) of the Declaration; and

WHEREAS, Declarant, pursuant to Section 12.02 of the Declaration,
also wishes to amend the existing covenants for all phases of
this development as set forth herein.

NOW, THEREFORE, the Declarant declares the Additional Property
(described on Exhibit A) is hereby annexed into the Powder Horn
pursuant to Section 2.02(a), and shall hereafter be a part of the
Property, and shall be held, transferred, sold, conveyed, leased,
occupied, and used subject to the covenants, conditions and
restrictions, easements, charges, liens, assessments, privileges,

and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

The Declarant further declares the following Amendment to the Declaration of Covenants, Conditions and Restrictions which shall be applicable to the Property (described on Exhibit B), and the Additional Property (described on Exhibit A):

(a) Article IX, Paragraph 9.25(b) now reads:

"No wood or coal burning furnaces, stoves, or fireplaces will be allowed as a primary heat source. Woodburning fireplaces will be acceptable for aesthetic purposes. However, the Committee would encourage the use of natural gas (if available) or propane fireplaces."

(b) Article IX, Paragraph 9.25(b) is hereby amended so as to read:

"No wood or coal burning furnaces, stoves, or fireplaces will be allowed. All fireplaces will be required to use natural gas (if available), or propane, if natural gas is not available."

All capitalized terms used in this First Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

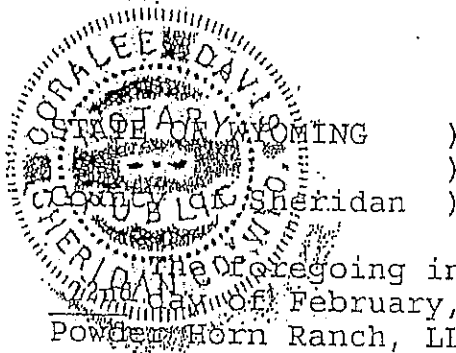
Upon recording of this First Supplementary Declaration, the Additional Property shall be deemed annexed to the Property, thereby subjecting the Additional Property in all respects to the Declaration and the jurisdiction, functions, memberships, and powers of the Association, and thereafter, the Additional Property shall be part of the Property for all intents and purposes, and all of the owners of lots in the Additional Property shall automatically be owners or members of the Association as provided in the Declaration.

Furthermore, upon recording of this First Supplementary Declaration, the Property and Additional Property shall be subject to the amendment hereinabove made.

IN WITNESS WHEREOF, the Declarant has caused this First Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn to be duly executed.

POWDER HORN RANCH, LLC

By: Homer Scott Jr
Manager



)
) SS.
)

The foregoing instrument was acknowledged before me this 11th day of February, 1996, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

Coralie Davis
Notary Public

My Commission Expires: June 11, 1999

EXHIBIT A
 LEGAL DESCRIPTION
 POWDER HORN RANCH - PHASE TWO

TWO TRACTS OF LAND SITUATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW¼ NW¼) OF SECTION 3 AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE¼ NE¼) OF SECTION 4, TOWNSHIP 54 NORTH, RANGE 84 WEST, AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE¼ SE¼) OF SECTION 33 AND THE SOUTHWEST QUARTER (SW¼) OF SECTION 34, TOWNSHIP 55 NORTH, RANGE 84 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, SAID TRACTS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N 84°16'28"E, 682.91 FEET FROM THE EAST ONE-SIXTEENTH CORNER BETWEEN SAID SECTION 33 AND SECTION 4; THENCE N 86°52'07"E, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 642.36 FEET, A CENTRAL ANGLE OF 7°00'29", AND AN ARC LENGTH OF 78.57 FEET, WITH CHORD BEARING AND DISTANCE S 0°22'21"W, 78.52 FEET; THENCE S 84°16'35"E, 194.02 FEET; THENCE S 6°38'24"E, 305.54 FEET; THENCE S 69°34'05"W, 209.55 FEET; THENCE S 8°29'59"W, 222.85 FEET; THENCE S 62°58'20"W, 203.32 FEET; THENCE S 17°03'03"W, 109.50 FEET; THENCE S 47°03'21"W, 232.96 FEET; THENCE N 71°31'11"W, 182.88 FEET; THENCE N 89°07'57"W, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 469.24 FEET, A CENTRAL ANGLE OF 49°15'04", AND AN ARC LENGTH OF 403.35 FEET, WITH CHORD BEARING AND DISTANCE OF N 25°29'35"E, 391.05 FEET; THENCE N 50°07'07"E, 184.74 FEET; THENCE N 40°49'24"W, 69.54 FEET; THENCE N 25°42'44"E, 390.00 FEET; THENCE N 23°40'14"E, 123.07 FEET; THENCE N 84°55'07"E, 75.44 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 592.36 FEET, A CENTRAL ANGLE OF 0°32'30", AND AN ARC LENGTH OF 5.60 FEET, WITH CHORD BEARING AND DISTANCE S 3°24'08"E, 5.60 FEET TO THE POINT OF BEGINNING, CONTAINING 9.065 ACRES, MORE OR LESS,

AND

BEGINNING AT A POINT LOCATED S 79°56'53"E, 804.65 FEET FROM THE QUARTER CORNER BETWEEN SAID SECTION 33 AND SECTION 34; THENCE S 71°57'34"E, 78.51 FEET; THENCE S 64°31'32"E, 195.05 FEET; THENCE N 85°51'45"E, 264.48 FEET; THENCE S 11°55'05"E, 1144.01 FEET; THENCE S 9°49'55"W, 17.28 FEET; THENCE S 17°50'01"E, 67.75 FEET; THENCE S 6°10'00"W, 129.22 FEET; THENCE S 38°19'27"W, 321.50 FEET; THENCE S 51°40'33"E, 117.27 FEET; THENCE S 14°41'24"W, 104.77

FEET; THENCE S 45°16'28"W, 160.06 FEET; THENCE S 87°21'12"W, 168.69 FEET; THENCE N 29°38'10"W, 744.61 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 204.16 FEET, A CENTRAL ANGLE OF 4°18'22", AND AN ARC LENGTH OF 15.34 FEET, WITH CHORD BEARING AND DISTANCE S 81°01'30"W, 15.34 FEET; THENCE S 11°07'41"E, 164.74 FEET; THENCE S 21°13'43"E, 169.25 FEET; THENCE S 43°09'12"E, 182.47 FEET; THENCE S 3°58'28"E, 125.04 FEET; THENCE S 24°21'20"W, 113.70 FEET; THENCE S 67°01'55"W, 372.46 FEET; THENCE N 48°06'10"W, 136.21 FEET; THENCE S 41°53'50"W, 126.94 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 125.00 FEET, A CENTRAL ANGLE OF 90°45'23", AND AN ARC LENGTH OF 198.00 FEET, WITH CHORD BEARING AND DISTANCE OF S 3°28'52"E, 177.94 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 175.00 FEET, A CENTRAL ANGLE OF 90°19'04", AND AN ARC LENGTH OF 275.86 FEET, WITH CHORD BEARING AND DISTANCE S 3°42'01"E, 248.17 FEET; THENCE S 41°27'31"W, 152.51 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 425.00 FEET, A CENTRAL ANGLE OF 13°02'24", AND AN ARC LENGTH OF 96.73 FEET, WITH CHORD BEARING AND DISTANCE S 47°58'43"W, 96.52 FEET; THENCE S 54°29'55"W, 112.71 FEET; THENCE N 35°30'05"W, 50.00 FEET; THENCE N 64°55'25"W, 98.75 FEET; THENCE N 12°37'54"W, 503.24 FEET; THENCE N 17°36'20"E, 135.90 FEET; THENCE N 81°29'00"E, 84.65 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 930.00 FEET, A CENTRAL ANGLE OF 37°45'48", AND AN ARC LENGTH OF 612.96 FEET, WITH CHORD BEARING AND DISTANCE N 10°21'54"E, 601.92 FEET; THENCE S 60°45'12"E, 60.00 FEET; THENCE N 29°14'48"E, 474.01 FEET; THENCE N 80°45'18"E, 527.56 FEET; THENCE N 48°21'10"E, 60.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 595.00 FEET, A CENTRAL ANGLE OF 11°03'22", AND AN ARC LENGTH OF 114.81 FEET, WITH CHORD BEARING AND DISTANCE N 36°07'09"W, 114.64 FEET; THENCE N 59°24'32"E, 33.03 FEET; THENCE N 5°37'17"E, 87.34 FEET; THENCE N 32°01'22"W, 313.53 FEET; THENCE N 25°44'09"E, 303.12 FEET; THENCE N 54°20'17"W, 193.23 FEET; THENCE NORTH, 155.14 FEET TO THE POINT OF BEGINNING, CONTAINING 44.555 ACRES, MORE OR LESS,

SAID TRACTS TOTALING 53.620 ACRES.

EXHIBIT B
POWDER HORN RANCH - PHASE I
BOUNDARY DESCRIPTION
SEPTEMBER 25, 1995

A tract of land situated in the Northeast Quarter (NE $\frac{1}{4}$) and the East Half of the Southeast Quarter (E $\frac{1}{2}$ SE $\frac{1}{4}$) of Section 33 and in the West Half of the Southwest Quarter (W $\frac{1}{2}$ SW $\frac{1}{4}$) of Section 34, Township 55 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, said tract being more particularly described as follows:

Beginning at a point located on the Southeasterly Right of Way Line of State Highway No. 335, said point being located S 50°13'08"W, 2302.17' from the Northeast Corner of said Section 33; Thence along a curve to the right having a radius of 1066.71', a central angle of 8°57'57", an arc length of 166.92', and chord bearing and distance of S 46°14'15"E, 166.75'; Thence N 47°15'57"E, 132.38'; Thence N 61°42'55"E, 134.88'; Thence S 56°22'12"E, 129.50'; Thence S 54°27'54"E, 108.08'; Thence along a curve to the right having a radius of 330.00', a central angle of 20°51'31", an arc length of 120.14', and chord bearing and distance of N 45°57'51"E, 119.47'; Thence N 33°36'23"W, 120.46'; Thence N 61°33'47"E, 196.67'; Thence S 76°35'39"E, 673.10'; Thence N 84°16'56"E, 100.93'; Thence S 48°35'12"E, 80.00'; Thence S 10°21'05"W, 488.56'; Thence S 3°25'40"W, 448.16'; Thence along a curve to the right having a radius of 330.00', a central angle of 41°32'27", an arc length of 239.26', and chord bearing and distance of S 45°12'58"E, 234.05'; Thence S 24°26'44"E, 391.57'; Thence along a curve to the right having a radius of 470.00', a central angle of 41°40'25", an arc length of 341.85', and chord bearing and distance of S 45°16'56"E, 334.36'; Thence S 66°07'09"E, 200.25'; Thence along a curve to the right having a radius of 380.00', a central angle of 18°52'14", an arc length of 125.15', and chord bearing and distance of S 56°41'02"E, 124.59'; Thence N 0°00'00"E, 660.23'; Thence S 71°57'34"E, 369.50'; Thence S 0°00'00"E, 155.14'; Thence S 54°20'17"E, 193.23'; Thence S 25°44'09"W, 303.13'; Thence S 32°01'22"E, 313.53'; Thence S 5°37'17"W, 87.34'; Thence S 59°24'32"W, 33.03'; Thence along a curve to the left having a radius of 595.00', a central angle of 11°03'22", an arc length of 114.81', and chord bearing and distance of S 36°07'09"E, 114.64'; Thence S 48°21'10"W, 60.00'; Thence S 80°45'18"W, 527.56'; Thence S 29°14'48"W, 474.46'; Thence N 60°45'12"W, 79.95'; Thence along a curve to the left having a radius of 75.00', a central angle of 70°24'44", an arc length of 92.17', and chord bearing and distance of S 84°02'25"W, 86.48'; Thence S 48°50'03"W, 100.00'; Thence along a curve to the right having a radius of 285.00', a central angle of 16°21'49", an arc length of 81.40', and chord bearing and distance of S 57°00'58"W, 81.12'; Thence S 65°11'53"W, 96.83'; Thence S 27°43'30"E, 66.58'; Thence S 43°17'33"W, 111.27'; Thence S 26°23'15"W, 502.54'; Thence

S.10°39'11"W, 81.35'; Thence S 5°04'53"E, 200.00'; Thence S 86°52'07"W, 175.44'; Thence along a curve to the left having a radius of 592.36', a central angle of 1°57'00", an arc length of 20.16', and chord bearing and distance of N.4°06'23"W, 20.16'; Thence N 5°04'53"W, 164.31'; Thence along a curve to the right having a radius of 325.00', a central angle of 14°38'32", an arc length of 83.06', and chord bearing and distance of N 2°14'23"E, 82.83'; Thence N.80°26'21"W, 290.47'; Thence N 26°23'15"E, 199.81'; Thence N 30°19'14"E, 221.34'; Thence N 16°25'29"E, 87.75'; Thence N 26°02'51"E, 167.84'; Thence N.55°57'22"E, 304.65'; Thence N 82°29'28"E, 290.24'; Thence S 48°10'42"E, 112.35'; Thence N 48°50'03"E, 20.89'; Thence along a curve to the right having a radius of 125.00', a central angle of 70°24'44", an arc length of 153.62', and chord bearing and distance of N 84°02'25"E, 144.13'; Thence S 60°45'12"E, 19.95'; Thence N 29°14'48"E, 183.72'; Thence West, 69.08'; Thence N.23°57'18"W, 547.35'; Thence N 37°45'08"E, 395.40'; Thence N 66°07'09"W, 109.70'; Thence along a curve to the right having a radius of 530.00', a central angle of 41°40'25", an arc length of 385.49', and chord bearing and distance of N 45°16'56"W, 377.05'; Thence N 24°26'44"W, 391.57'; Thence along a curve to the left having a radius of 270.00', a central angle of 64°53'10", an arc length of 305.77', and chord bearing and distance of N 56°53'19"W, 289.69'; Thence S.80°29'04"W, 56.56'; Thence N 89°19'54"W, 67.58'; Thence along a curve to the right having a radius of 1676.16', a central angle of 17°07'41", an arc length of 501.07', and chord bearing and distance of N 80°46'04"W, 499.21'; Thence along a curve to the right having a radius of 657.12', a central angle of 49°22'50", an arc length of 566.34', and chord bearing and distance of N 47°30'48"W, 548.97'; Thence N22°49'24"W, 100.00'; Thence along a curve to the left having a radius of 986.71', a central angle of 27°53'50", an arc length of 480.43', and chord bearing and distance of N 36°46'19"W, 475.70' to a point on the Southeasterly Right of Way Line of State Highway No. 335; Thence Along Said Southeasterly Right of Way Line N 39°16'46"E, 80.00' to the point of beginning, said tract containing 58.456 Acres, more or less.

NOW KNOWN AS:

Powder Horn Ranch Planned Unit Development, Phase I as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds in Drawer P, Plat No. 36, on September 27, 1995, as Document No. 208954.

RECORDED MARCH 12, 1996 BK 378 PG 486 NO 221688 RONALD L. DAILEY, COUNTY CLERK

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

RECORDED APRIL 10, 1996 BK 379 PG 135
NO 223968 RONALD L. DAILEY, COUNTY CLERK

SECOND SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS SECOND SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS,
AND RESTRICTIONS is made this 12th day of March, 1996, by POWDER
HORN RANCH, LLC, a Wyoming Limited Liability Company (hereinafter
referred to as "Declarant").

W I T N E S S E T H:

WHEREAS, Declarant recorded a Declaration of Covenants,
Conditions and Restrictions for the Powder Horn (the
"Declaration") on September 27, 1995, in Book 375, Page 563 of
the records of the Sheridan County Clerk and Ex-Officio Register
of Deeds; and

WHEREAS, Declarant recorded a First Supplementary Declaration of
Covenants, Conditions and Restrictions for the Powder Horn on
February 26, 1996, in Book 378, Page 321, of the records of the
Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Section 12.02 of the Declaration,
wishes to amend the existing covenants for all phases of this
development as set forth herein, including the lots located in
Phase I, legally described on Exhibit A attached hereto, and all
additional lots, including those in Phase II, legally described
on Exhibit B; and

WHEREAS, Declarant is the owner of that certain real property
described on Exhibit B to this Second Supplementary Declaration
of Covenants, Conditions and Restrictions for the Powder Horn.

NOW, THEREFORE, the Declarant declares the following Amendment to
the Declaration of Covenants, Conditions and Restrictions which
shall be applicable to the Property (described on Exhibits A and
B) and all Additional Property, to-wit:

(a) Article X, USE AND OCCUPANCY CONTROL is hereby
supplemented and amended by adding paragraph 10.09, which shall
read as follows:

10.09 No Use of Domestic Water for Purposes of Irrigation.
The use of domestic water supplied by the Sheridan Area
Water Supply Joint Powers Board, and its successors or
assigns, under any Water Service Agreement that pertains
the Powder Horn Ranch Planned Unit Development, or any Phase
of development thereunder platted, is and shall be used only

for domestic purposes; and, the use of any such domestic water for the purpose of irrigating any and all exterior lawns, gardens, greenbelts, golf courses, and landscaping within the Powder Horn Ranch Planned Unit Development is prohibited; and, the Powder Horn Homeowners Association shall have the responsibility and authority to enforce the foregoing covenant.

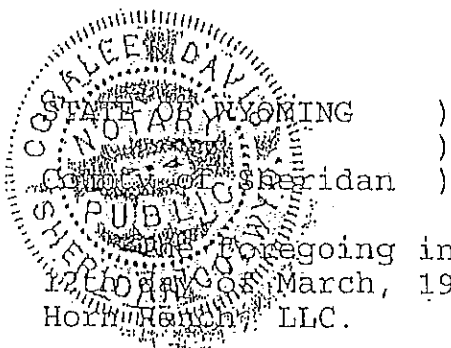
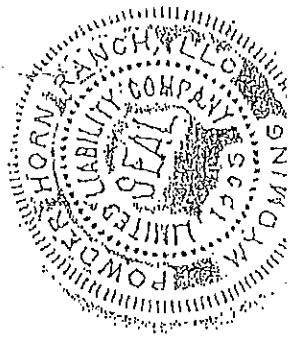
All capitalized terms used in this Second Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Second Supplementary Declaration, the Property (described on Exhibits A and B hereto) and all Additional Property shall be subject to the amendment hereinabove made.

IN WITNESS WHEREOF, the Declarant has caused this Second Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn to be duly executed.

POWDER HORN RANCH, LLC

By: Homer Scott, Jr.
Manager



)
) SS.
)

The foregoing instrument was acknowledged before me this 12th day of March, 1996, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

Charles D. Sheridan
Notary Public

My Commission Expires: 6-11-99

EXHIBIT A
POWDER HORN RANCH - PHASE I
BOUNDARY DESCRIPTION
SEPTEMBER 25, 1995

A tract of land situated in the Northeast Quarter (NE¼) and the East Half of the Southeast Quarter (E½ SE¼) of Section 33 and in the West Half of the Southwest Quarter (W½ SW¼) of Section 34, Township 55 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, said tract being more particularly described as follows:

Beginning at a point located on the Southeasterly Right of Way Line of State Highway No. 335, said point being located S 50° 13' 08" W, 2302.17' from the Northeast Corner of said Section 33; Thence along a curve to the right having a radius of 1066.71', a central angle of 8° 57' 57", an arc length of 166.92', and chord bearing and distance of S 46° 14' 15" E, 166.75'; Thence N 47° 15' 57" E, 132.38'; Thence N 61° 42' 55" E, 134.88'; Thence S 56° 22' 12" E, 129.50'; Thence S 54° 27' 54" E, 108.08'; Thence along a curve to the right having a radius of 330.00', a central angle of 20° 51' 31", an arc length of 120.14', and chord bearing and distance of N 45° 57' 51" E, 119.47'; Thence N 33° 36' 23" W, 120.46'; Thence N 61° 33' 47" E, 196.67'; Thence S 76° 35' 39" E, 673.10'; Thence N 84° 16' 56" E, 100.93'; Thence S 48° 35' 12" E, 80.00'; Thence S 10° 21' 05" W, 488.56'; Thence S 3° 25' 40" W, 448.16'; Thence along a curve to the right having a radius of 330.00', a central angle of 41° 32' 27", an arc length of 239.26', and chord bearing and distance of S 45° 12' 58" E, 234.05'; Thence S 24° 26' 44" E, 391.57'; Thence along a curve to the right having a radius of 470.00', a central angle of 41° 40' 25", an arc length of 341.85', and chord bearing and distance of S 45° 16' 56" E, 334.36'; Thence S 66° 07' 09" E, 200.25'; Thence along a curve to the right having a radius of 380.00', a central angle of 18° 52' 14", an arc length of 125.15', and chord bearing and distance of S 56° 41' 02" E, 124.59'; Thence N 0° 00' 00" E, 660.23'; Thence S 71° 57' 34" E, 369.50'; Thence S 0° 00' 00" E, 155.14'; Thence S 54° 20' 17" E, 193.23'; Thence S 25° 44' 09" W, 303.13'; Thence S 32° 01' 22" E, 313.53'; Thence S 5° 37' 17" W, 87.34'; Thence S 59° 24' 32" W, 33.03'; Thence along a curve to the left having a radius of 595.00', a central angle of 11° 03' 22", an arc length of 114.81', and chord bearing and distance of S 36° 07' 09" E, 114.64'; Thence S 48° 21' 10" W, 60.00'; Thence S 80° 45' 18" W, 527.56'; Thence S 29° 14' 48" W, 474.46'; Thence N 60° 45' 12" W, 79.95'; Thence along a curve to the left having a radius of 75.00', a central angle of 70° 24' 44", an arc length of 92.17', and chord bearing and distance of S 84° 02' 25" W, 86.48'; Thence S 48° 50' 03" W, 100.00'; Thence along a curve to the right having a radius of 285.00', a central angle of 16° 21' 49", an arc length of 81.40', and chord bearing and distance of S 57° 00' 58" W, 81.12'; Thence S 65° 11' 53" W, 96.83'; Thence S 27° 43' 30" E, 66.58'; Thence S 43° 17' 33" W, 111.27'; Thence S 26° 23' 15" W, 502.54'; Thence

S.10°39'11"W, 81.35'; Thence S 5°04'53"E, 200.00'; Thence S 86°52'07"W, 175.44'; Thence along a curve to the left having a radius of 592.36', a central angle of 1°57'00", an arc length of 20.16', and chord bearing and distance of N.4°06'23"W, 20.16'; Thence N 5°04'53"W, 164.31'; Thence along a curve to the right having a radius of 325.00', a central angle of 14°38'32", an arc length of 83.06', and chord bearing and distance of N 2°14'23"E, 82.83'; Thence N.80°26'21"W, 290.47'; Thence N 26°23'15"E, 199.81'; Thence N 30°19'14"E, 221.34'; Thence N 16°25'29"E, 87.75'; Thence N 26°02'51"E, 167.84'; Thence N.55°57'22"E, 304.65'; Thence N 82°29'28"E, 290.24'; Thence S 48°10'42"E, 112.35'; Thence N 48°50'03"E, 20.89'; Thence along a curve to the right having a radius of 125.00', a central angle of 70°24'44", an arc length of 153.62', and chord bearing and distance of N 84°02'25"E, 144.13'; Thence S 60°45'12"E, 19.95'; Thence N 29°14'48"E, 183.72'; Thence West, 69.08'; Thence N.23°57'18"W, 547.35'; Thence N 37°45'08"E, 395.40'; Thence N 66°07'09"W, 109.70'; Thence along a curve to the right having a radius of 530.00', a central angle of 41°40'25", an arc length of 385.49', and chord bearing and distance of N 45°16'56"W, 377.05'; Thence N 24°26'44"W, 391.57'; Thence along a curve to the left having a radius of 270.00', a central angle of 64°53'10", an arc length of 305.77', and chord bearing and distance of N 56°53'19"W, 289.69'; Thence S.80°29'04"W, 56.56'; Thence N 89°19'54"W, 67.58'; Thence along a curve to the right having a radius of 1676.16', a central angle of 17°07'41", an arc length of 501.07', and chord bearing and distance of N 80°46'04"W, 499.21'; Thence along a curve to the right having a radius of 657.12', a central angle of 49°22'50", an arc length of 566.34', and chord bearing and distance of N 47°30'48"W, 548.97'; Thence N22°49'24"W, 100.00'; Thence along a curve to the left having a radius of 986.71', a central angle of 27°53'50", an arc length of 480.43', and chord bearing and distance of N 36°46'19"W, 475.70' to a point on the Southeasterly Right of Way Line of State Highway No. 335; Thence Along Said Southeasterly Right of Way Line N 39°16'46"E, 80.00' to the point of beginning, said tract containing 58.456 Acres, more or less.

NOW KNOWN AS:

Powder Horn Ranch Planned Unit Development, Phase I as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds in Drawer P, Plat No. 36, on September 27, 1995, as Document No. 208954.

EXHIBIT B
LEGAL DESCRIPTION
POWDER HORN RANCH - PHASE TWO

TWO TRACTS OF LAND SITUATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW $\frac{1}{4}$ NW $\frac{1}{4}$) OF SECTION 3 AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE $\frac{1}{4}$ NE $\frac{1}{4}$) OF SECTION 4, TOWNSHIP 54 NORTH, RANGE 84 WEST, AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE $\frac{1}{4}$ SE $\frac{1}{4}$) OF SECTION 33 AND THE SOUTHWEST QUARTER (SW $\frac{1}{4}$) OF SECTION 34, TOWNSHIP 55 NORTH, RANGE 84 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, SAID TRACTS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N 84°16'28"E, 682.91 FEET FROM THE EAST ONE-SIXTEENTH CORNER BETWEEN SAID SECTION 33 AND SECTION 4; THENCE N 86°52'07"E, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 642.36 FEET, A CENTRAL ANGLE OF 7°00'29", AND AN ARC LENGTH OF 78.57 FEET, WITH CHORD BEARING AND DISTANCE S 0°22'21"W, 78.52 FEET; THENCE S 84°16'35"E, 194.02 FEET; THENCE S 6°38'24"E, 305.54 FEET; THENCE S 69°34'05"W, 209.55 FEET; THENCE S 8°29'59"W, 222.85 FEET; THENCE S 62°58'20"W, 203.32 FEET; THENCE S 17°03'03"W, 109.50 FEET; THENCE S 47°03'21"W, 232.96 FEET; THENCE N 71°31'11"W, 182.88 FEET; THENCE N 89°07'57"W, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 469.24 FEET, A CENTRAL ANGLE OF 49°15'04", AND AN ARC LENGTH OF 403.35 FEET, WITH CHORD BEARING AND DISTANCE OF N 25°29'35"E, 391.05 FEET; THENCE N 50°07'07"E, 184.74 FEET; THENCE N 40°49'24"W, 69.54 FEET; THENCE N 25°42'44"E, 390.00 FEET; THENCE N 23°40'14"E, 123.07 FEET; THENCE N 84°55'07"E, 75.44 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 592.36 FEET, A CENTRAL ANGLE OF 0°32'30", AND AN ARC LENGTH OF 5.60 FEET, WITH CHORD BEARING AND DISTANCE S 3°24'08"E, 5.60 FEET TO THE POINT OF BEGINNING, CONTAINING 9.065 ACRES, MORE OR LESS,

AND

BEGINNING AT A POINT LOCATED S 79°56'53"E, 804.65 FEET FROM THE QUARTER CORNER BETWEEN SAID SECTION 33 AND SECTION 34; THENCE S 71°57'34"E, 78.51 FEET; THENCE S 64°31'32"E, 195.05 FEET; THENCE N 85°51'45"E, 264.48 FEET; THENCE S 11°55'05"E, 1144.01 FEET; THENCE S 9°49'55"W, 17.28 FEET; THENCE S 17°50'01"E, 67.75 FEET; THENCE S 6°10'00"W, 129.22 FEET; THENCE S 38°19'27"W, 321.50 FEET; THENCE S 51°40'33"E, 117.27 FEET; THENCE S 14°41'24"W, 104.77

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SAID TRACTS TOTALING 53.620 ACRES.

NOW KNOWN AS:

Powder Horn Ranch Ranch, Planned Unit Development, Phase Two. A subdivision in Sheridan County, Wyoming, as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds on March 29, 1996, Plat Number P-38, Instrument Number 222993.

RECORDED
INDEXED

TO

RE-RECORDED

DEEMANS

OF WYOMING,
City of Sheridan } ss.
his instrument was filed for record

1 30 AM 4/10/96

RECORDED in Book 379 Page 135

County Clerk and Recorder

CHARLES HART

by DOX 641 SHERIDAN WY

16.00
CK #4059

222968

AFFIDAVIT OF SCOPE OF COVENANTS

STATE OF WYOMING)
)
County of Sheridan) ss.

COMES NOW, your affiant, after being first duly sworn upon oath, and doth depose and state:

I.

That Phase I (One) and Phase II (Two) of the master community development known as "The Powder Horn" are legally described on Exhibit "A," attached hereto and by reference made a part hereof.

II.

That a Declaration of Covenants, Conditions and Restrictions therefor, dated September 26, 1995, was filed for record on September 27, 1995, in Book 375, Page 563 of the records of Sheridan County Clerk and Ex-Officio Recorder of Deeds.

III.

That a First Supplementary Declaration of Covenants, Conditions, and Restrictions therefor, dated ~~February~~ February 22, 1996, was filed for record February 26, 1996, in Book 378, Page 321, of the records of the Sheridan County Clerk and Ex-Officio Recorder of Deeds.

IV.

That a Second Supplementary Declaration of Covenants, Conditions and Restrictions therefor, dated March 12, 1996, was filed of record March 12, 1996, in Book 378, Page 486, of the records of the Sheridan County Clerk and Ex-Officio Recorder of

Deeds. The said document also having been rerecorded on April 10, 1996, in Book 379, Page 135, of the records of the Sheridan County Clerk and Ex-Officio Recorder of Deeds.

V.

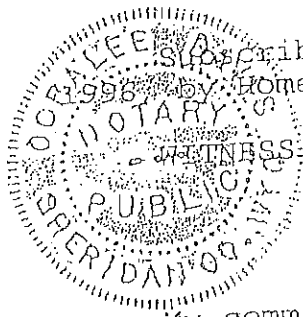
That the foregoing described Declaration of Covenants, Conditions and Restrictions, together with the First and Second Supplementary Declaration of Covenants, Conditions and Restrictions described above, pertain to all phases of the master community development heretofore developed, including all lands described on Exhibit "A" attached hereto.

DATED this 18th day of April, 1996.

FURTHER AFFIANT SAITH NOT.

POWDER HORN RANCH, LLC.

By: Homer Scott, Jr.
Manager



Subscribed and sworn to before me this 18th day of April, 1996 by Homer Scott, Jr., Manager of the Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires: June 11, 1999

Exhibit A

Powder Horn Ranch Planned Unit Development, Phase I as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds in Drawer P, Plat No. 36, on September 27, 1995, as Document No. 208954.

Powder Horn Ranch, Planned Unit Development, Phase Two. A subdivision in Sheridan County, Wyoming, as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds on March 29, 1996, Plat Number P-38, Instrument Number 222993.

AFFIDAVIT
STATE OF WYOMING }
COUNTY OF SHERIDAN } ss.

This instrument was filed for record
at 4/05p M 4/18/96 19
apt. July
in book 379 of Deed
records on page 22 227

County Clerk

No 224653 Deputy
Fee \$ 10.00 chg
ark

Maureenlegerski
Chg & Ret - SCTIA

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

THIRD SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS THIRD SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 18 day of June, 1997, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit C to this Third Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Phase III (Three) of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

WHEREAS Declarant, pursuant to Section 12.02 of the Declaration, wishes to amend the existing covenants for all phases of this development as set forth herein, including Phase I (One) legally described on Exhibit "A" attached hereto Phase II (Two), legally described on Exhibit "B" attached hereto; and Phase III (Three) legally described on Exhibit C attached hereto.

NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit C) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

The Declarant further declares the following amendment to the Declaration Of Covenants, Conditions And Restrictions which shall be applicable to the Property (described on Exhibits "A" and "B") and the Additional Property (described on Exhibit C), to wit:

(a) Article IX, ARCHITECTURAL AND LANDSCAPE CONTROL is hereby supplemented and amended by deleting existing paragraph 9.01 Appointment of Design Review Committee and substituting in its place the following to wit:

9.01 Appointment of Design Review Committee. The association shall have a Design Review Committee consisting of not less than three (3) nor more than five (5) persons, as specified from time to time in the development standards by resolution of the board. Not less than one member of the Design Review Committee shall be a licensed professional engineer or architect.. The Declarant shall appoint the initial members of the Design Review Committee. The association shall thereafter have the right to appoint, augment and replace all members of the Design Review Committee.

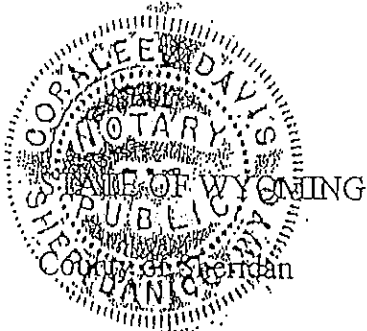
All capitalized terms used in this Third Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Third Supplementary Declaration The Property and all Additional Property shall be subject to the amendment hereinabove made.

IN WITNESS WHEREOF the Declarant has caused this Third Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: Homer Scott Jr.
Manager



)
) ss.
)

The foregoing instrument was acknowledged before me this 18 day of June, 1997, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC

WITNESS my hand and official seal.

Coralee Davis
Notary Public

My commission expires: 6/11/99.

EXHIBIT A
POWDER HORN RANCH - PHASE I
BOUNDARY DESCRIPTION
SEPTEMBER 25, 1995

A tract of land situated in the Northeast Quarter (NE¼) and the East Half of the Southeast Quarter (E½ SE¼) of Section 33 and in the West Half of the Southwest Quarter (W½ SW¼) of Section 34, Township 55 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, said tract being more particularly described as follows:

Beginning at a point located on the Southeasterly Right of Way Line of State Highway No. 335, said point being located S 50°13'08"W, 2302.17' from the Northeast Corner of said Section 33; Thence along a curve to the right having a radius of 1066.71', a central angle of 8°57'57", an arc length of 166.92', and chord bearing and distance of S 46°14'15"E, 166.75'; Thence N 47°15'57"E, 132.38'; Thence N 61°42'55"E, 134.88'; Thence S 56°22'12"E, 129.50'; Thence S 54°27'54"E, 108.08'; Thence along a curve to the right having a radius of 330.00', a central angle of 20°51'31", an arc length of 120.14', and chord bearing and distance of N 45°57'51"E, 119.47'; Thence N 33°36'23"W, 120.46'; Thence N 61°33'47"E, 196.67'; Thence S 76°35'39"E, 673.10'; Thence N 84°16'56"E, 100.93'; Thence S 48°35'12"E, 80.00'; Thence S 10°21'05"W, 488.56'; Thence S 3°25'40"W, 448.16'; Thence along a curve to the right having a radius of 330.00', a central angle of 41°32'27", an arc length of 239.26', and chord bearing and distance of S 45°12'58"E, 234.05'; Thence S 24°26'44"E, 391.57'; Thence along a curve to the right having a radius of 470.00', a central angle of 41°40'25", an arc length of 341.85', and chord bearing and distance of S 45°16'56"E, 334.36'; Thence S 66°07'09"E, 200.25'; Thence along a curve to the right having a radius of 380.00', a central angle of 18°52'14", an arc length of 125.15', and chord bearing and distance of S 56°41'02"E, 124.59'; Thence N 0°00'00"E, 660.23'; Thence S 71°57'34"E, 369.50'; Thence S 0°00'00"E, 155.14'; Thence S 54°20'17"E, 193.23'; Thence S 25°44'09"W, 303.13'; Thence S 32°01'22"E, 313.53'; Thence S 5°37'17"W, 87.34'; Thence S 59°24'32"W, 33.03'; Thence along a curve to the left having a radius of 595.00', a central angle of 11°03'22", an arc length of 114.81', and chord bearing and distance of S 36°07'09"E, 114.64'; Thence S 48°21'10"W, 60.00'; Thence S 80°45'18"W, 527.56'; Thence S 29°14'48"W, 474.46'; Thence N 60°45'12"W, 79.95'; Thence along a curve to the left having a radius of 75.00', a central angle of 70°24'44", an arc length of 92.17', and chord bearing and distance of S 84°02'25"W, 86.48'; Thence S 48°50'03"W, 100.00'; Thence along a curve to the right having a radius of 285.00', a central angle of 16°21'49", an arc length of 81.40', and chord bearing and distance of S 57°00'58"W, 81.12'; Thence S 65°11'53"W, 96.83'; Thence S 27°43'30"E, 66.58'; Thence S 43°17'33"W, 111.27'; Thence S 26°23'15"W, 502.54'; Thence

S.10°39'11"W, 81.35'; Thence S 5°04'53"E, 200.00'; Thence S 86°52'07"W, 175.44'; Thence along a curve to the left having a radius of 592.36', a central angle of 1°57'00", an arc length of 20.16', and chord bearing and distance of N.4°06'23"W, 20.16'; Thence N 5°04'53"W, 164.31'; Thence along a curve to the right having a radius of 325.00', a central angle of 14°38'32", an arc length of 83.06', and chord bearing and distance of N 2°14'23"E, 82.83'; Thence N.80°26'21"W, 290.47'; Thence N 26°23'15"E, 199.81'; Thence N 30°19'14"E, 221.34'; Thence N 16°25'29"E, 87.75'; Thence N 26°02'51"E, 167.84'; Thence N.55°57'22"E, 304.65'; Thence N 82°29'28"E, 290.24'; Thence S 48°10'42"E, 112.35'; Thence N 48°50'03"E, 20.89'; Thence along a curve to the right having a radius of 125.00', a central angle of 70°24'44", an arc length of 153.62', and chord bearing and distance of N 84°02'25"E, 144.13'; Thence S 60°45'12"E, 19.95'; Thence N 29°14'48"E, 183.72'; Thence West, 69.08'; Thence N.23°57'18"W, 547.35'; Thence N 37°45'08"E, 395.40'; Thence N 66°07'09"W, 109.70'; Thence along a curve to the right having a radius of 530.00', a central angle of 41°40'25", an arc length of 385.49', and chord bearing and distance of N 45°16'56"W, 377.05'; Thence N 24°26'44"W, 391.57'; Thence along a curve to the left having a radius of 270.00', a central angle of 64°53'10", an arc length of 305.77', and chord bearing and distance of N 56°53'19"W, 289.69'; Thence S.80°29'04"W, 56.56'; Thence N 89°19'54"W, 67.58'; Thence along a curve to the right having a radius of 1676.16', a central angle of 17°07'41", an arc length of 501.07', and chord bearing and distance of N 80°46'04"W, 499.21'; Thence along a curve to the right having a radius of 657.12', a central angle of 49°22'50", an arc length of 566.34', and chord bearing and distance of N 47°30'48"W, 548.97'; Thence N22°49'24"W, 100.00'; Thence along a curve to the left having a radius of 986.71', a central angle of 27°53'50", an arc length of 480.43', and chord bearing and distance of N 36°46'19"W, 475.70' to a point on the Southeasterly Right of Way Line of State Highway No. 335; Thence Along Said Southeasterly Right of Way Line N 39°16'46"E, 80.00' to the point of beginning, said tract containing 58.456 Acres, more or less.

NOW KNOWN AS:

Powder Horn Ranch Planned Unit Development, Phase I as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds in Drawer P, Plat No. 36, on September 27, 1995, as Document No. 208954.

406

EXHIBIT B
LEGAL DESCRIPTION
POWDER HORN RANCH - PHASE TWO

TWO TRACTS OF LAND SITUATED IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER (NW¼ NW¼) OF SECTION 3 AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER (NE¼ NE¼) OF SECTION 4, TOWNSHIP 54 NORTH, RANGE 84 WEST, AND IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER (SE¼ SE¼) OF SECTION 33 AND THE SOUTHWEST QUARTER (SW¼) OF SECTION 34, TOWNSHIP 55 NORTH, RANGE 84 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, SAID TRACTS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N 84°16'28"E, 682.91 FEET FROM THE EAST ONE-SIXTEENTH CORNER BETWEEN SAID SECTION 33 AND SECTION 4; THENCE N 86°52'07"E, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 642.36 FEET, A CENTRAL ANGLE OF 7°00'29", AND AN ARC LENGTH OF 78.57 FEET, WITH CHORD BEARING AND DISTANCE S 0°22'21"W, 78.52 FEET; THENCE S 84°16'35"E, 194.02 FEET; THENCE S 6°38'24"E, 305.54 FEET; THENCE S 69°34'05"W, 209.55 FEET; THENCE S 8°29'59"W, 222.85 FEET; THENCE S 62°58'20"W, 203.32 FEET; THENCE S 17°03'03"W, 109.50 FEET; THENCE S 47°03'21"W, 232.96 FEET; THENCE N 71°31'11"W, 182.88 FEET; THENCE N 89°07'57"W, 50.00 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 469.24 FEET, A CENTRAL ANGLE OF 49°15'04", AND AN ARC LENGTH OF 403.35 FEET, WITH CHORD BEARING AND DISTANCE OF N 25°29'35"E, 391.05 FEET; THENCE N 50°07'07"E, 184.74 FEET; THENCE N 40°49'24"W, 69.54 FEET; THENCE N 25°42'44"E, 390.00 FEET; THENCE N 23°40'14"E, 123.07 FEET; THENCE N 84°55'07"E, 75.44 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 592.36 FEET, A CENTRAL ANGLE OF 0°32'30", AND AN ARC LENGTH OF 5.60 FEET, WITH CHORD BEARING AND DISTANCE S 3°24'08"E, 5.60 FEET TO THE POINT OF BEGINNING, CONTAINING 9.065 ACRES, MORE OR LESS,

AND

BEGINNING AT A POINT LOCATED S 79°56'53"E, 804.65 FEET FROM THE QUARTER CORNER BETWEEN SAID SECTION 33 AND SECTION 34; THENCE S 71°57'34"E, 78.51 FEET; THENCE S 64°31'32"E, 195.05 FEET; THENCE N 85°51'45"E, 264.48 FEET; THENCE S 11°55'05"E, 1144.01 FEET; THENCE S 9°49'55"W, 17.28 FEET; THENCE S 17°50'01"E, 67.75 FEET; THENCE S 6°10'00"W, 129.22 FEET; THENCE S 38°19'27"W, 321.50 FEET; THENCE S 51°40'33"E, 117.27 FEET; THENCE S 14°41'24"W, 104.77

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ANGLE OF 4°18'22", AND AN ARC LENGTH OF 15.34 FEET, WITH CHORD
BEARING AND DISTANCE S 81°01'30"W, 15.34 FEET; THENCE S
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FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF
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ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 425.00 FEET, A
CENTRAL ANGLE OF 13°02'24", AND AN ARC LENGTH OF 96.73 FEET,
WITH CHORD BEARING AND DISTANCE S 47°58'43"W, 96.52 FEET;
THENCE S 54°29'55"W, 112.71 FEET; THENCE N 35°30'05"W, 50.00 FEET;
THENCE N 64°55'25"W, 98.75 FEET; THENCE N 12°37'54"W, 503.24 FEET;
THENCE N 17°36'20"E, 135.90 FEET; THENCE N 81°29'00"E, 84.65 FEET;
THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 930.00
FEET, A CENTRAL ANGLE OF 37°45'48", AND AN ARC LENGTH OF 612.96
FEET, WITH CHORD BEARING AND DISTANCE N 10°21'54"E, 601.92
FEET; THENCE S 60°45'12"E, 60.00 FEET; THENCE N 29°14'48"E, 474.01
FEET; THENCE N 80°45'18"E, 527.56 FEET; THENCE N 48°21'10"E, 60.00
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595.00 FEET, A CENTRAL ANGLE OF 11°03'22", AND AN ARC LENGTH OF
114.81 FEET, WITH CHORD BEARING AND DISTANCE N 36°07'09"W,
114.64 FEET; THENCE N 59°24'32"E, 33.03 FEET; THENCE N 5°37'17"E,
87.34 FEET; THENCE N 32°01'22"W, 313.53 FEET; THENCE N 25°44'09"E,
303.12 FEET; THENCE N 54°20'17"W, 193.23 FEET; THENCE NORTH,
155.14 FEET TO THE POINT OF BEGINNING, CONTAINING 44.555
ACRES, MORE OR LESS,

SAID TRACTS TOTALING 53.620 ACRES.

NOW KNOWN AS:

Powder Horn Ranch Ranch, Planned Unit Development, Phase Two.
A subdivision in Sheridan County, Wyoming, as recorded with
the Sheridan County Clerk and Ex-Officio Recorder of Deeds on
March 29, 1996, Plat Number P-38, Instrument Number 222993.



4-8
EXHIBIT C
LEGAL DESCRIPTION
PHASE THREE
POWDER HORN RANCH
PLANNED UNIT DEVELOPMENT

A tract of land located in the East Half of the Northeast Quarter of Section 4, and the Southwest Quarter of the Northwest Quarter of Section 3, Township 54 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

Beginning at a point located $S04^{\circ}43'25''W$, 1307.23 feet from the East sixteenth corner between Section 4, Township 54 North and Section 33, Township 55 North; thence $S72^{\circ}31'40''E$, 53.82 feet; thence $S53^{\circ}41'30''E$, 196.60 feet; thence $N71^{\circ}46'33''E$, 166.61 feet; thence $N65^{\circ}56'48''E$, 118.38 feet; thence $S28^{\circ}19'01''E$, 224.60 feet; thence $N51^{\circ}38'05''E$, 50.78 feet; thence $N28^{\circ}19'01''W$, 257.30 feet; thence $N43^{\circ}22'58''E$, 161.55 feet; thence $N15^{\circ}11'52''E$, 93.40 feet; thence $S80^{\circ}32'38''E$, 151.60 feet; thence $S57^{\circ}39'58''E$, 452.54 feet; thence $S20^{\circ}08'24''W$, 136.95 feet; thence along a curve to the right having a radius of 775.00 feet, a central angle of $13^{\circ}53'14''$, and an arc length of 187.84 feet, with a chord bearing and distance $S62^{\circ}54'59''E$, 187.38 feet; thence $S55^{\circ}58'22''E$, 432.53 feet; thence along a curve to the left having a radius of 275.00 feet, a central angle of $30^{\circ}15'15''$, and an arc length of 145.21 feet, with a chord bearing and distance $S71^{\circ}06'00''E$, 143.53 feet; thence $S86^{\circ}13'38''E$, 43.60 feet; thence along a curve to the left having a radius of 425.00 feet, a central angle of $6^{\circ}44'40''$, and an arc length of 50.03 feet, with a chord bearing and distance $S03^{\circ}46'22''W$, 50.00 feet; thence $N86^{\circ}13'38''W$, 43.60 feet; thence along a curve to the right having a radius of 325.00 feet, a central angle of $30^{\circ}15'15''$, and an arc length of 171.61 feet, with a chord bearing and distance $N71^{\circ}06'00''W$, 169.62 feet; thence $N55^{\circ}58'22''W$, 181.88 feet; thence $S34^{\circ}01'38''W$, 94.33 feet; thence $S87^{\circ}44'24''W$, 136.47 feet; thence $N74^{\circ}33'02''W$, 505.12 feet; thence $N31^{\circ}40'34''W$, 192.64 feet; thence along a curve to the left having a radius of 375.00 feet, a central angle of $6^{\circ}41'21''$, and an arc length of 43.78 feet, with a chord bearing and distance $S54^{\circ}58'46''W$, 43.76 feet; thence $S51^{\circ}38'05''W$, 80.61 feet; thence $S38^{\circ}21'55''E$, 221.71 feet; thence $S60^{\circ}50'41''W$, 407.36 feet; thence $S72^{\circ}51'20''W$, 164.67 feet; thence $S08^{\circ}28'25''W$, 18.00 feet; thence $S57^{\circ}01'17''W$, 265.78 feet; thence along a curve to the right having a radius of 325.00 feet, a central angle of $56^{\circ}10'02''$, and an arc length of 318.80 feet, with a chord bearing and distance $N0^{\circ}39'01''E$, 305.99 feet; thence $N61^{\circ}15'58''W$, 68.76 feet; thence $N01^{\circ}16'18''W$, 112.46 feet; thence $N28^{\circ}44'02''E$, 176.21 feet; thence along a curve to the right having a radius of 285.00 feet, a central angle of $60^{\circ}20'31''$, and an arc length of 300.15 feet, with a chord bearing and distance $N12^{\circ}41'55''W$, 286.47 feet; thence $N17^{\circ}28'20''E$, 168.20 feet; thence along a curve to the left having a radius of 275.00 feet, a central angle of $18^{\circ}44'38''$, and an arc length of 88.96 feet, with a chord bearing and length $N8^{\circ}06'01''E$, 88.56 feet; thence $N01^{\circ}16'18''W$, 100.06 feet; thence along a curve to the right having a radius of 469.24 feet, a central angle of $2^{\circ}08'21''$, and an arc length of 17.52 feet, with a chord bearing and distance $N0^{\circ}12'07''W$, 17.52 feet; thence $S89^{\circ}07'57''E$, 50.00 feet; thence along a curve to the left having a radius of 419.24 feet, a central angle of $2^{\circ}08'27''$, and an arc length of 15.67 feet, with a chord bearing and distance $S0^{\circ}12'10''E$, 15.66 feet; thence $S01^{\circ}16'18''E$, 100.04 feet; thence along a curve to the right having a radius 325.00 feet, a central angle of $18^{\circ}44'38''$, and an arc length of 108.32 feet, with a chord bearing and distance $S08^{\circ}06'01''W$, 105.85 feet; thence $S17^{\circ}28'20''W$, 168.20 feet to the point of beginning, containing 18.79 acres, more or less.

Now known as Powder Horn Ranch, Planned Unit Development, Phase Three. A Subdivision in Sheridan County, Wyoming, as recorded with the public records of Sheridan County, Wyoming.

Supplementary

Declaration of Covenants

15.

STURTEWANT was first for record

2:45P M JUN 19 1897

Deed

386

of

Deed

records on page 401

County Clerk

258590

Deputy

No 20.00 Fee \$ cm ck

Donna Shreve

return: Charlie Hart

P O Box 641

Sheridan WY 82801

16

RECORDED NOVEMBER 4, 1997 BK 389 PG 16 NO 269862 RONALD L. DAILEY, COUNTY CLI

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

FOURTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS FOURTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS
AND RESTRICTIONS is made this 31st day of October, 1997, by Powder Horn Ranch, LLC, a
Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the
Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records
of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And
Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records
of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions
And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records
of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions
And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records
of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional
property to the scheme of said Declaration by filing of record Supplementary Declarations of
Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Fourth
Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the
Additional Property"), which property represents an extension of Phase III (Three), titled Powder
Horn Minor No. 4, of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings,
improvements, and other permanent fixtures of whatever kind, now or hereafter, and all

easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

All capitalized terms used in this Fourth Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Fourth Supplementary Declaration The Property and all-Additional Property shall be subject to the amendment herein above made.

IN WITNESS WHEREOF the Declarant has caused this Fourth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: Home Scott Jr.
Manager

STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 31st day of October, 1997, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires: June 11, 1999

EXHIBIT A
LEGAL DESCRIPTION
Powder Horn Ranch
Planned Unit Development
Extension of Phase III (Three)
Powder Horn Ranch Minor No. 4 Subdivision

Lots 1, 2, 3, 4, and 5, Block N, Powder Horn Ranch Minor No: 4 Subdivision, an extension of Powder Horn Ranch Planned Unit Development, Phase III, being a subdivision in Sheridan County, Wyoming, as recorded with the Sheridan County Clerk and Ex-Officio Recorder of Deeds on October 28, 1997, Plat Number P-44, Instrument Number 209323.

RECORDED MARCH 1998 BX 391 PG 27 NO 278210 RONALD L. BAILEY, COUNTY CLERK
STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

FIFTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS FIFTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 26th day of February, 1998, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Fourth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents an extension of Phase III (Three), titled Powder ...

Horn Minor No. 1 and Powder Horn Minor No. 6, of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenances, of which are belonging to, or in any way pertaining thereto, (to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

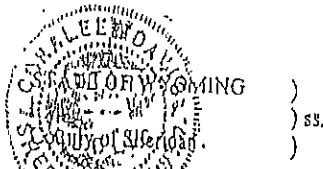
All capitalized terms used in this Fifth Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Fifth Supplementary Declaration The Property and all Additional Property shall be subject to the amendment herein above made.

IN WITNESS WHEREOF the Declarant has caused this Fifth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: [Signature]
Manager



The foregoing instrument was acknowledged before me this 26th day of February, 1998, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires: June 11, 1999

EXHIBIT A
LEGAL DESCRIPTION
Powder Horn Ranch
Planned Unit Development
Extension of Phase III (Three)
Powder Horn Ranch Minor No. 5 Subdivision
and
Powder Horn Ranch Minor No. 6 Subdivision

Powder Horn Ranch Minor No. 5 Subdivision, a subdivision in Sheridan County, Wyoming filed in Drawer P, Number 45 in the Office of the Sheridan County Clerk.

Powder Horn Ranch Minor No. 6 Subdivision, a subdivision in Sheridan County, Wyoming filed in Drawer P, Number 46 in the Office of the Sheridan County Clerk.

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

SIXTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS SIXTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 15TH day of July, 1998, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Sixth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("Additional Property"), which property represents Phase Four of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

All capitalized terms used in this Sixth Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Sixth Supplementary Declaration The Property and all Additional Property shall be subject to the amendment herein above made.

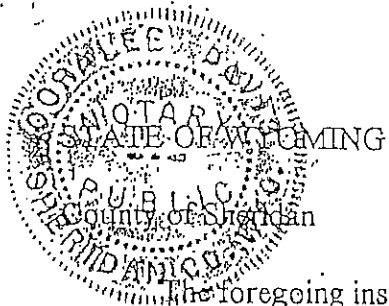
IN WITNESS WHEREOF the Declarant has caused this Sixth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: _____

Manager

520



)
) ss.
)

The foregoing instrument was acknowledged before me this 15th day of July, 1998, by
Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

[Handwritten Signature]

Notary Public

My commission expires: *June 11, 1999*

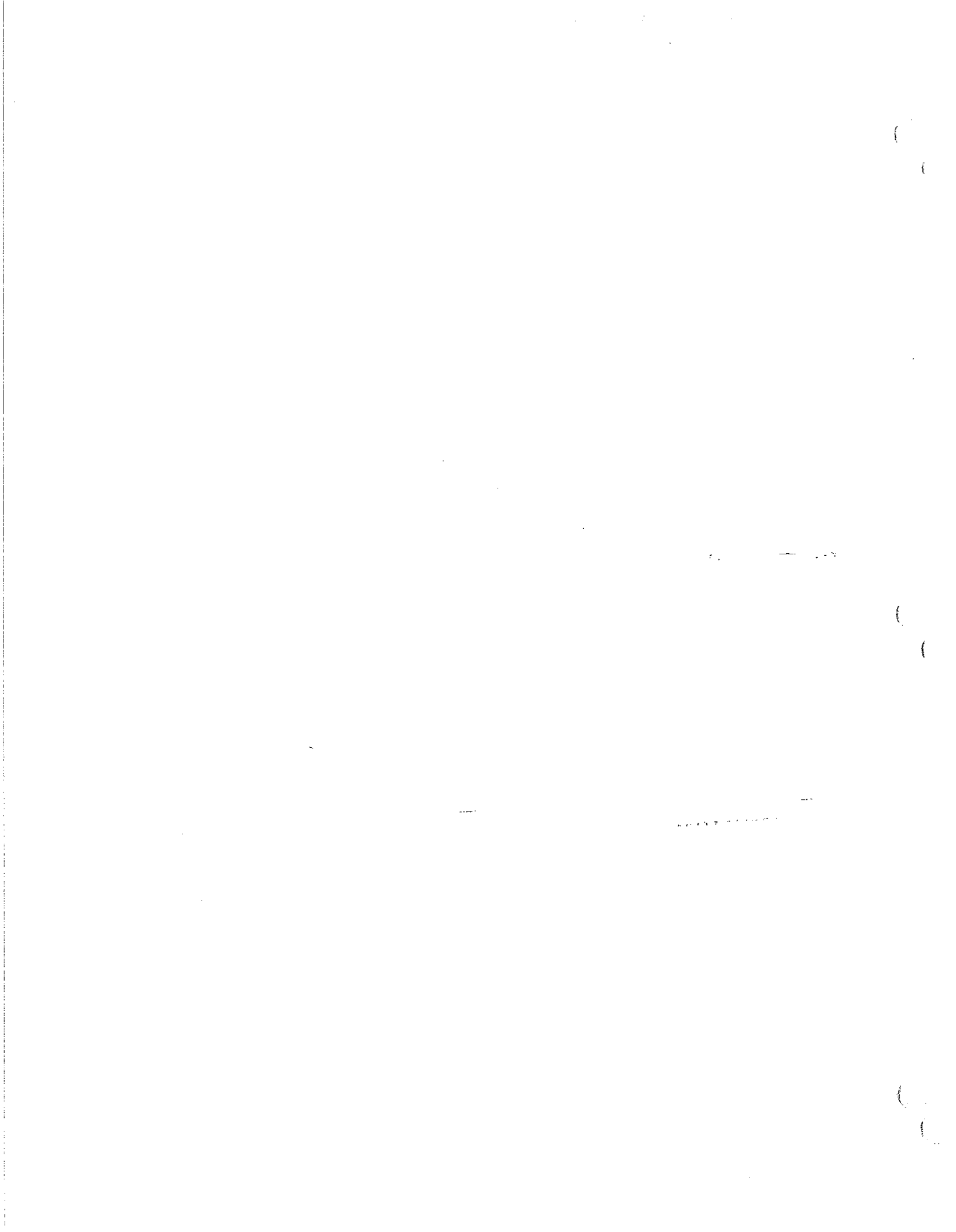


EXHIBIT A
LEGAL DESCRIPTION
Powder Horn Ranch
Planned Unit Development
PHASE FOUR

A subdivision in Sheridan County, Wyoming, filed as Plat P - 48.

FILED
✓

SUPPLEMENTARY DECLARATION OF CONEINANTS

} SS.

This instrument was filed for record
at 4/15p M 7/22/98 19

and duly 394 of Deed
books on page 518

County Clerk

291095 Deputy
No Jim Armeri Fee \$ 12.00 chgk

Chg & Ret - SCRVA

668

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Sixth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Phase Six of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

WHEREAS Declarant, pursuant to Section 12.02 of the Declaration, wishes to amend the existing covenants for all phases of this development as set forth herein, including the Additional Property.

NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit A, is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

The Declarant further declares the following amendment to the Declaration Of Covenants, Conditions And Restrictions which shall be applicable to the Property and the Additional Property, to wit:

ARTICLE I, DEFINITIONS, subparagraph (e) "Lot" is hereby supplemented and amended by adding the following language, to wit:

"For purposes of calculating association fees and membership rights, a lot owner who builds on two lot: thereafter rendering it impossible to split the lots or sell them separately, shall be considered the owner of one lot."

All capitalized terms used in this Seventh Supplementary Declaration, except as otherwise defined

herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Seventh Supplementary Declaration The Property and all Additional Property shall be subject to the amendment herein above made.

IN WITNESS WHEREOF the Declarant has caused this Seventh Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: Homor Scott Jr
Manager

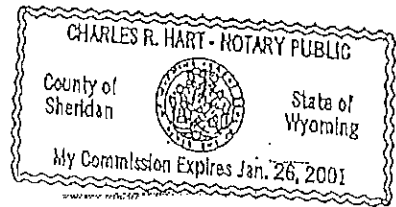
STATE OF WYOMING)
) ss.
County of Sheridan)

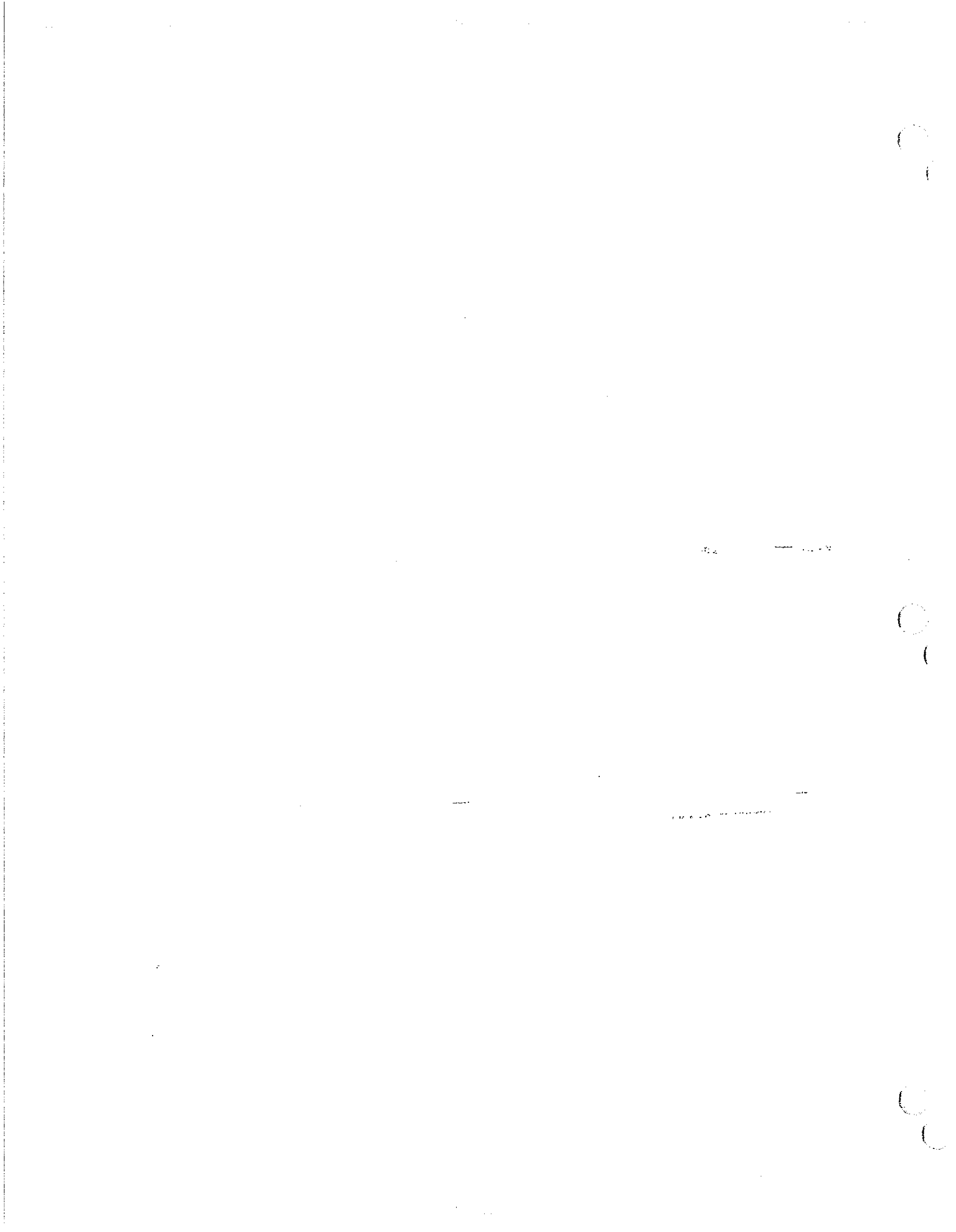
The foregoing instrument was acknowledged before me this 10th day of April 2000, by Homor Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

Charles R. Hart
Notary Public

My commission expires: _____





Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14, Block Q, Powder Horn Ranch, Planned Unit Development, Phase Six. A subdivision in Sheridan County, Wyoming, filed as Plat #P-52.

DECLARATION OF COVENANTS

COUNTY OF SHERIDAN

This instrument was filed for record

at 10:30 A M 4/11/00

and duly

in Book 413 of Deed

records on page 667

County Clerk

Deputy

No. 343613 Fee \$ 12.00 chg

Jim Arniere

Chg./Ret: SCRJA

RECORDED DECEMBER 8, 2000 BK 419 PG 516 NO 363464 AUDREY KOLTISKA, COUNTY CLERK

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

EIGHTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS EIGHTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 7th day of December, 2000, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant").

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375; Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Sixth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Phase Seven of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant desires to submit the Additional Property, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

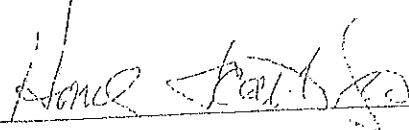
NOW, THEREFORE, the Declarant declares the Additional Property (described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

All capitalized terms used in this Eighth Supplementary Declaration, except as otherwise defined herein, shall have the same meaning as set forth in the Declaration.

Upon recording of this Eighth Supplementary Declaration The Property and all Additional Property shall be subject to the amendment herein above made.

IN WITNESS WHEREOF the Declarant has caused this Eighth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: 
Manager

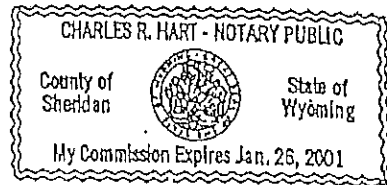
STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 7 day of December, 2000,
by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC.

WITNESS my hand and official seal.

Charles R. Hart
Notary Public

My commission expires: _____



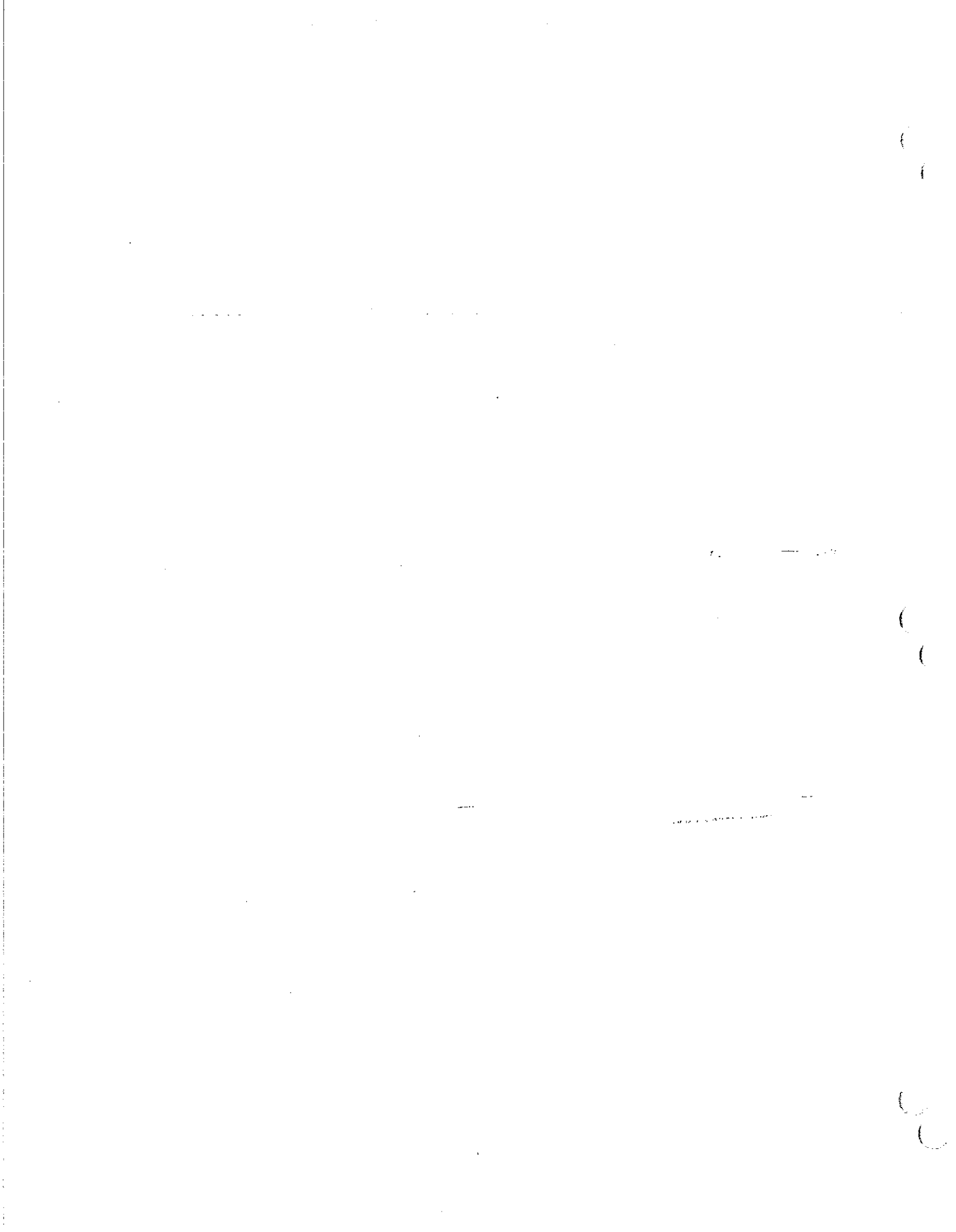


EXHIBIT A
LEGAL DESCRIPTION
Powder Horn Ranch
Planned Unit Development
PHASE VII (SEVEN)

Lots 1, 2, 3, 4, 5, 6, 7, 8; 9, 10, 11, 12 and 13, Block Y, and Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22 and 23, Block R, Powder Horn Ranch, Planned Unit Development, Phase Seven. A subdivision in Sheridan County, Wyoming, filed as Plat # P- 56.

DECLARATION OF COVENANTS
STATE OF WYOMING
COUNTY OF SHERIDAN

This instrument was filed for record
at 10:10 A M DEC 8 2000

and duly _____ of _____
_____ of _____
_____ on page 516

County Clerk

Depu.
3534887 Fee \$ 12.00 chg
v1

JIM ARMIERI
RET: CHARLIE HARR

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

NINTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS NINTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 26 day of July, 2002, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 23, 1998, in Book 394, Page 518 of the Records of the

Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant is owner of that certain real property described on Exhibit A to this Ninth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Phase Eight of a master community development known as "The Powder Horn"; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to scheme of these covenants the property which is owned by Powder Horn Ranch - 2, L.L.C., and described on Exhibit B to this Ninth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch -2 Planned Unit Development, Phase One; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibits A and B, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

WHEREAS Declarant, pursuant to Section 12.02 of the Declaration, wishes to amend the existing covenants for all phases of this development as set forth herein, including all of the Additional Property.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (described on Exhibit A and Exhibit B) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to

the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

The Declarant further declares the following amendment to the Declaration Of Covenants, Conditions And Restrictions which shall be applicable to the Property and the Additional Property, to wit:

ARTICLE IX, ARCHITECTURAL AND LANDSCAPE CONTROL is hereby supplemented and amended by deleting existing paragraph 9.07 On-Site Parking and substituting in its place the following to wit:

" 9.07 On Site Parking. The following on site parking rules and procedures shall be followed:

(a) Each Single family residential dwelling shall provide an enclosed garage space to shelter a minimum of two conventional automobiles or pickup, and sufficient driveway space (within the boundaries of the lot) for the parking of at least two guest automobiles or pickups. A pickup is defined as having less than 1.0 ton capacity.

(b) Homeowners who possess trucks (truck or pickup larger than 1.0 or more ton capacity), non-operating or non-licensed automobiles, buses, motor homes, fifth wheel trailers, camper trailers, camper vehicles (except camper shells mounted upon pickups), hauling trailers, boats, motorcycles, snowmobiles, wet ski machines, ATV's, or any other motorized vehicle (other than a conventional automobile or pickup), must store or park such vehicles within an enclosed garage (screened parking areas do not qualify as an enclosed garage or storage area). Over-the-road tractors, flat bed trucks, work vehicles (not an automobile or pickup), and farm tractors are not allowed for enclosed storage.

(c) The maximum number of owner vehicles allowed in the owner's open driveway area is four.

(d) On-site outdoor parking areas for vehicles shall be approved concrete or asphalt surfaces. Gravel, grass, or dirt surfaces will not be permitted.

(e) The parking of guest's recreational vehicles, trucks with campers, 5th wheel trailers, or other guest items (exclusive of automobiles or pickups) is limited to 72 hours at a time (on-site camping in the vehicles is prohibited). School buses are prohibited. There is no restriction for a guest's car or pickup.

(f) The parking of an owner's ATV, camper, 5th wheel house trailers, travel or hauling trailers, boats, snowmobiles, and recreational vehicles is restricted to 48 hours at a time.

(g) Owner over-the-road tractors, flat bed trucks, and farm tractors are restricted to daylight parking only. Owner garden tractors and bobcats are not allowed for overnight

parking. Delivery and Repair trucks are allowed for daylight parking only. Work vehicles (not an automobile or pickup) are prohibited from on-site parking."

The Declarant further declares the following amendment to the Declaration Of Covenants, Conditions And Restrictions which shall be applicable to the Property and the Additional Property, to wit:

ARTICLE IX, ARCHITECTURAL AND LANDSCAPE CONTROL is hereby supplemented and amended by adding the following to existing paragraph 9.25 Chimneys, Outdoor Fires and Fireplaces, to wit:

"(c) Open Burning - No burning of residues, trees, grass, refuse, or garbage is allowed."

Upon recording of this Ninth Supplementary Declaration The Property and all Additional Property shall be subject to the amendments herein above made.

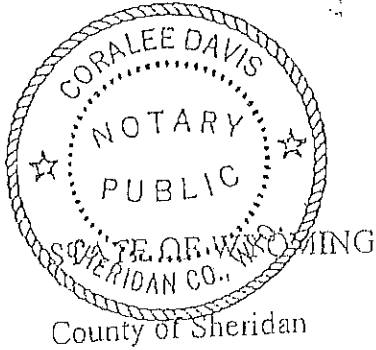
IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Ninth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: [Signature]
Manager

POWDER HORN RANCH - 2, L.L.C.

By: [Signature]
Manager



)
) ss.
)
County of Sheridan

The foregoing instrument was acknowledged before me this 16 day of July, 2002, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires: [Signature]

EXHIBIT "A"

LEGAL DESCRIPTION

Powder Horn Ranch, Planned Unit Development, Phase 8

A TRACT OF LAND LOCATED IN SE1/4 AND THE SE1/4NE1/4 OF SECTION 33, T55N, R84W, OF THE 6TH P.M., SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF POWDER HORN ROAD, SAID POINT LIES N70°45'09"W, 571.46 FEET FROM A THE EAST 1/4 CORNER OF SECTION 33; THENCE S15°00'00"W, 101.48 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 70°50'03", A RADIUS OF 250.00 FEET, AN ARC LENGTH OF 309.07 FEET, AND A CHORD S50°25'01"W, 289.76 FEET; THENCE S01°34'24"W, 185.80 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 13°55'24", A RADIUS OF 525.00 FEET, AN ARC LENGTH OF 127.58 FEET, AND A CHORD S08°32'06"W, 127.27 FEET; THENCE S15°29'48"W, 173.41 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A DELTA ANGLE OF 11°18'48", A RADIUS OF 975.00 FEET, AN ARC LENGTH OF 192.52 FEET, AND A CHORD S09°50'24"W, 192.21 FEET; THENCE S04°11'00"W, 240.50 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 56°56'39", A RADIUS OF 55.00 FEET, AN ARC LENGTH OF 54.66 FEET, AND A CHORD S32°39'20"W, 52.44 FEET; THENCE S04°11'00"W, 111.17 FEET; THENCE N75°00'47"W, 162.93 FEET; THENCE N08°08'45"E, 496.63 FEET; THENCE N14°22'07"E, 281.89 FEET; THENCE N05°06'14"E, 104.58 FEET; THENCE S89°02'20"W, 366.77 FEET; THENCE S13°13'07"W, 70.73 FEET; THENCE N81°45'17"W, 145.50 FEET; THENCE N50°13'03"W, 66.46 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A DELTA ANGLE OF 74°39'18", A RADIUS OF 330.00 FEET, AN ARC LENGTH OF 429.98 FEET, AND A CHORD N54°14'45"E, 400.20 FEET; THENCE S88°25'36"E, 394.84 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A DELTA ANGLE OF 76°34'24", A RADIUS OF 190.00 FEET, AN ARC LENGTH OF 253.93 FEET, AND A CHORD N53°17'12"E, 235.45 FEET; THENCE N15°00'00"E, 75.86 FEET; THENCE N81°52'25"E, 65.24 FEET TO THE POINT OF BEGINNING. SAID TRACT HAVING AN AREA OF 7.42 ACRES MORE OR LESS.

686

EXHIBIT "B"

POWDER HORN RANCH - 2
PLANNED UNIT DEVELOPMENT
PHASE ONE

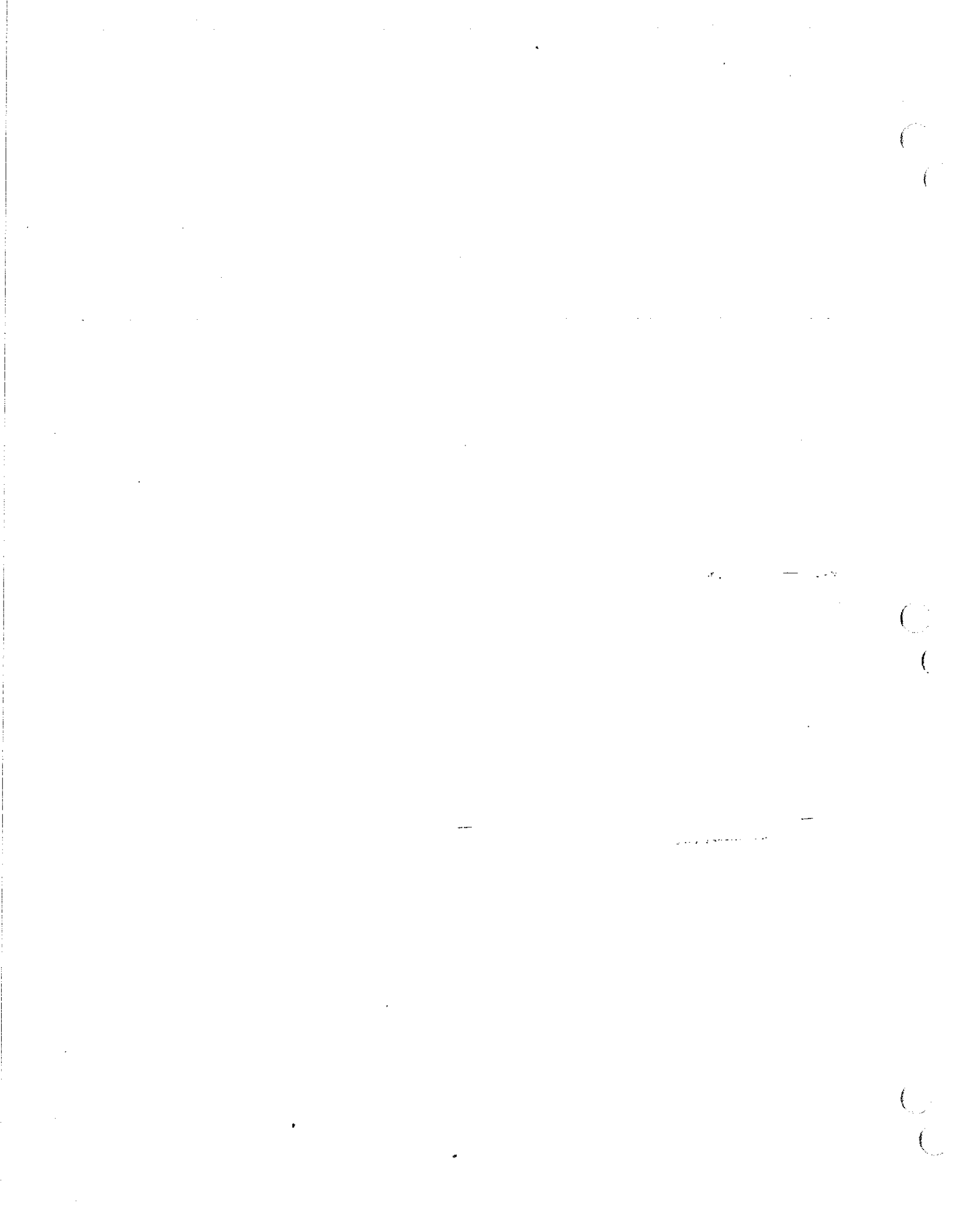
A TRACT OF LAND BEING A REPLAT OF LOT 16, BLOCK M, POWDER HORN RANCH P.U.D. PHASE 3 AND A TRACT LOCATED IN THE NORTHEAST QUARTER AND THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 54 NORTH, RANGE 84 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED S43°02'16"E, 2043.23 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 4, SAID POINT ALSO BEING ON THE SOUTHWESTERLY RIGHT-OF-WAY OF CANYON VIEW DRIVE; THENCE ALONG SAID RIGHT-OF-WAY ON A CURVE TO THE LEFT HAVING A RADIUS OF 285.00 FEET, A LENGTH OF 77.39 FEET, A DELTA OF 15°33'27" WITH CHORD BEARING AND DISTANCE OF S35°05'27"E, 77.15 FEET TO THE NORTHWEST CORNER OF LOT 17, BLOCK M, POWDER HORN RANCH, PLANNED UNIT DEVELOPMENT, PHASE THREE; THENCE LEAVING SAID RIGHT-OF-WAY ALONG THE WESTERLY LOT LINE OF SAID LOT 17 S28°44'02"W, 142.81 FEET TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE ALONG THE SOUTHERLY LOT LINE OF SAID LOT 17 S61°15'58"E, 125.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 17, SAID CORNER ALSO BEING ON THE WESTERLY RIGHT-OF-WAY OF HEATHER HILL LANE; THENCE ALONG SAID RIGHT-OF-WAY S28°44'02"W, 130.80 FEET; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY ON A CURVE TO THE LEFT HAVING A RADIUS OF 325.00 FEET, A LENGTH OF 449.32 FEET, A DELTA OF 79°12'46" WITH CHORD BEARING AND DISTANCE OF S10°52'21"E, 414.38 FEET; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY S50°28'44"E, 504.19 FEET; THENCE LEAVING SAID RIGHT-OF-WAY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 950.00 FEET, A LENGTH OF 81.66 FEET, A DELTA OF 4°55'30" WITH CHORD BEARING AND DISTANCE OF S48°00'59"E, 81.63 FEET; THENCE S45°57'14"W, 45.21 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 175.00 FEET, A LENGTH OF 46.15 FEET, A DELTA OF 15°06'40" WITH CHORD BEARING AND DISTANCE OF S38°23'54"W, 46.02 FEET; THENCE N59°10'44"W, 192.98 FEET; THENCE S39°31'16"W, 106.53 FEET; THENCE N52°51'45"W, 570.57 FEET; THENCE N39°14'09"W, 548.10 FEET; THENCE N51°56'55"E, 693.30 FEET TO THE POINT OF BEGINNING, SAID TRACT CONTAINING 9.67 ACRES, MORE OR LESS.

RECORDED
ABSTRACTED
INDEXED

DECL OF COVENANTS

STATE OF WYOMING }
COUNTY OF SHERIDAN } §§
This instrument was filed for
record at 2:00 PM 7/24/02
and duly 435 of Deed
in Book 435 of 68
records on page 68
No. 114313 \$ 23.00 ck
dr
Bill Mentock



STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

TENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS TENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 6th day of August, 2003, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

60

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to scheme of these covenants the property which is owned by Powder Horn Ranch - 2, L.L.C., and described on Exhibit A to this Tenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch -2 Block BB; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration; and

WHEREAS Declarant, pursuant to Section 12.02 of the Declaration, wishes to amend the existing covenants for all phases of this development as set forth herein, including all of the Additional Property.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

The Declarant further declares the following amendment to the Declaration Of Covenants, Conditions And Restrictions which shall be applicable to the Property and the Additional Property, to wit:

ARTICLE VI, COVENANTS FOR ASSESSMENTS is hereby supplemented and amended by adding the following subparagraph to existing paragraph 6.09 Exempt Property to wit:

"(c) Until sold, the Homestead (Lot 29, Block B, Powder Horn Ranch, Phase I), The Powder Horn Sales lot (Lot 24, Block B, Powder Horn Ranch, Phase I) and the Powder Horn Sales Parking lot (Lot 23, Block B, Powder Horn Ranch, Phase I)."

Upon recording of this Tenth Supplementary Declaration The Property and all Additional Property shall be subject to the amendments herein above made.

IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Tenth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By:

Manager

POWDER HORN RANCH - 2, L.L.C.

By:

Manager

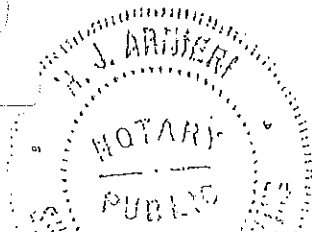
STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 6th day of August, 2003, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

Notary Public

My commission expires: Oct 23, 2004



610

EXHIBIT A
Powder Horn Ranch-2 Block BB
LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE SE1/4NW1/4, SW1/4NE1/4, NE1/4SW1/4, NW1/4SE1/4, SECTION 33, T55N, R84W, OF THE 6TH P.M., SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED S89°33'39"W, 1342.84 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 33; THENCE S01°05'36"E, 38.55 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A DELTA OF 50°39'53", A RADIUS OF 330.00 FEET, AN ARC LENGTH OF 291.81 FEET, AND A CHORD S42°15'02"W, 282.39 FEET; THENCE S50°13'03"E, 66.46 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A DELTA OF 12°31'24", A RADIUS OF 270.00 FEET, AN ARC LENGTH OF 59.02 FEET, AND A CHORD S05°10'06"W, 58.90 FEET, THENCE S01°05'36"E, 55.90 FEET; THENCE S88°54'24"W, 235.00 FEET; THENCE S01°05'36"E, 225.39 FEET; THENCE S84°26'56"W, 367.24 FEET; THENCE S34°32'18"W, 326.54 FEET; THENCE S09°52'13"W, 252.13 FEET; THENCE N85°31'26"W, 331.62 FEET; THENCE N52°39'39"W, 60.51 FEET; THENCE N85°05'55"W, 125.41 FEET; THENCE N02°50'35"W, 45.72 FEET; THENCE N82°54'21"W, 651.96 FEET TO A POINT ON THE EAST RIGHT-OF-WAY LINE OF STATE HIGHWAY 335; THENCE ALONG SAID RIGHT-OF-WAY ALONG A CURVE TO THE RIGHT HAVING A DELTA OF 6°19'54", A RADIUS OF 2181.75 FEET, AN ARC LENGTH OF 241.10 FEET, AND A CHORD N36°06'14"E, 240.98 FEET; THENCE N39°14'30"E, 400.05 FEET; THENCE N50°58'49"W, 58.96 FEET; THENCE N39°16'21"E, 533.38 FEET; THENCE N50°43'43"W, 6.32 FEET; THENCE N39°16'17"E, 874.10 FEET; THENCE LEAVING SAID RIGHT-OF-WAY S47°34'56"E, 710.91 FEET; THENCE S00°11'34"E, 173.55 FEET; THENCE N89°01'44"E, 359.05 FEET TO THE POINT OF BEGINNING. SAID TRACT HAVING AN AREA OF 41.84 ACRES, MORE OR LESS. ...

DECLARATION OF COVENANTS

STATE OF WYOMING }
COUNTY OF SHERIDAN } SS

Instrument was filed for

recording at 2:45pm on 8-7-03

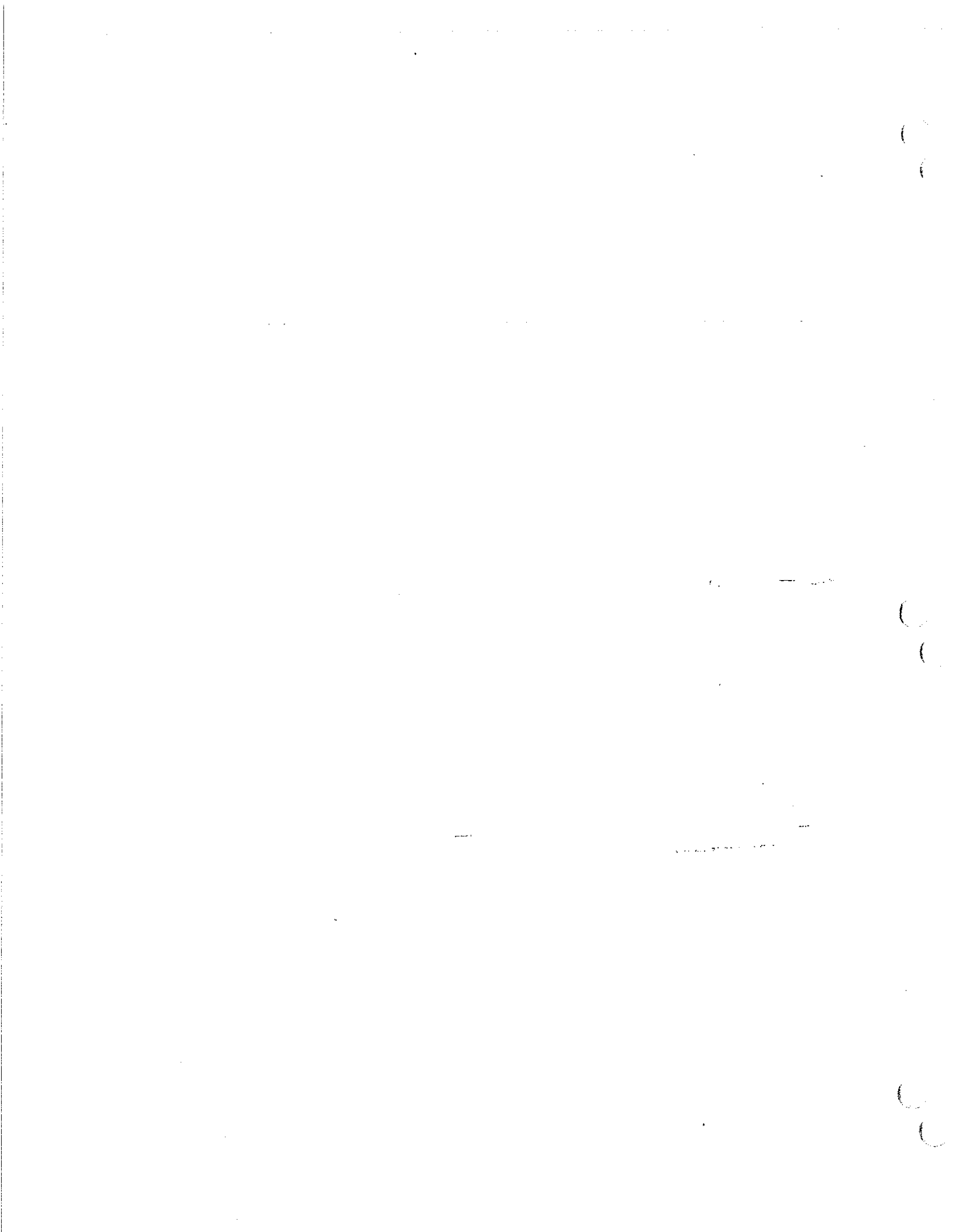
Book 445 of Deed

Page 208 of 609

is on page 609

500032 \$ 17.00 chg

kh



STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

ELEVENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS ELEVENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 12 day of April, 2004, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property which is owned by Powder Horn Ranch - 2, L.L.C., and described in Exhibit A to this Eleventh Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch - 2 Block CC and Block DD;

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind; now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (Powder Horn Ranch II Planned Unit Development, Block CC, Lots 1 through 16, and Powder Horn Ranch II Planned Unit Development, Block DD, Lots 1 through 27, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner.

Association, Inc., (the "Association").

IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Eleventh Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

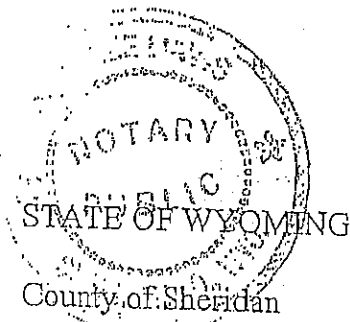
By: _____

Manager

POWDER HORN RANCH - 2, L.L.C.

By: _____

Manager



)
) ss.
)

The foregoing instrument was acknowledged before me this 19 day of April, 2004, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

Notary Public

My commission expires: 9-5-07

EXHIBIT "A"

Powder Horn Ranch II Planned Unit Development, Block CC, Lots 1 through 16.

Formerly described as:

BLOCK CC
LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE S $\frac{1}{2}$ OF SECTION 33, T55N, R84W, OF THE 6TH P.M., SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED S62°35'26"W, 2601.70 FEET FROM THE EAST 1/4 CORNER OF SAID SECTION 33; THENCE S06°36'53"W, 513.00 FEET; THENCE S20°35'46"W, 393.24 FEET; THENCE S68°52'25"W, 273.12 FEET; THENCE N02°50'35"W, 68.65'; THENCE N02°48'26"W, 982.03'; THENCE S85°05'55"E, 125.43 FEET; THENCE S52°39'39"E, 60.51 FEET; THENCE S85°31'26"E, 331.62 FEET TO THE POINT OF BEGINNING. SAID TRACT HAVING AN AREA OF 8.85 ACRES, MORE OR LESS.

Powder Horn Ranch II Planned Unit Development, Block DD, Lots 1 through 27.

Formerly described as:

BLOCK DD
LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 33, TOWNSHIP 55 NORTH, RANGE 84 WEST, OF THE 6TH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Beginning at a point located S76°10'13"W, 1356.12 feet from the East 1/4-corner of said Section 33; thence S01°05'36"E, 650.32 feet; thence S03°57'32"E, 200.03 feet; thence S01°05'36"E, 963.81 feet; thence S88°54'24"W, 135.52 feet; thence N22°33'34"W, 124.25 feet; thence N88°43'05"W, 194.34 feet; thence N34°54'08"W, 50.35 feet; thence along a curve to the right having a delta of 11°20'27", a radius of 405.00 feet, an arc length of 80.16 feet, and a chord S60°46'06"W, 80.03 feet, thence S66°26'19"W, 478.31 feet; thence N23°33'41"W, 60.00 feet; thence N66°26'19"E, 478.31 feet; thence along a curve to the left having a delta of 3°50'42", a radius of 345.00 feet, an arc length of 23.15 feet, and a chord N64°30'58"E, 23.15 feet, thence N06°17'43"W, 194.62 feet; thence N16°55'47"E, 110.59 feet; thence N06°38'28"W, 115.43 feet; thence N11°29'24"E, 92.66 feet; thence N01°05'36"W, 220.00 feet; thence N13°33'52"E, 138.32 feet; thence N01°05'36"W, 201.47 feet; thence N23°04'11"W, 107.84 feet; thence N14°05'56"E, 153.99 feet; thence N01°05'36"W, 225.39 feet; thence N88°54'24"E, 235.00 feet; thence N01°05'36"W, 55.90 feet; thence along a curve to the right having a delta of 12°31'24", a radius of 270.00 feet, an arc length of 59.02 feet, and a chord N05°10'06"E, 59.02 feet; thence S81°45'17"E, 165.77 feet to the point of beginning.

DECLARATION OF COVENANTS

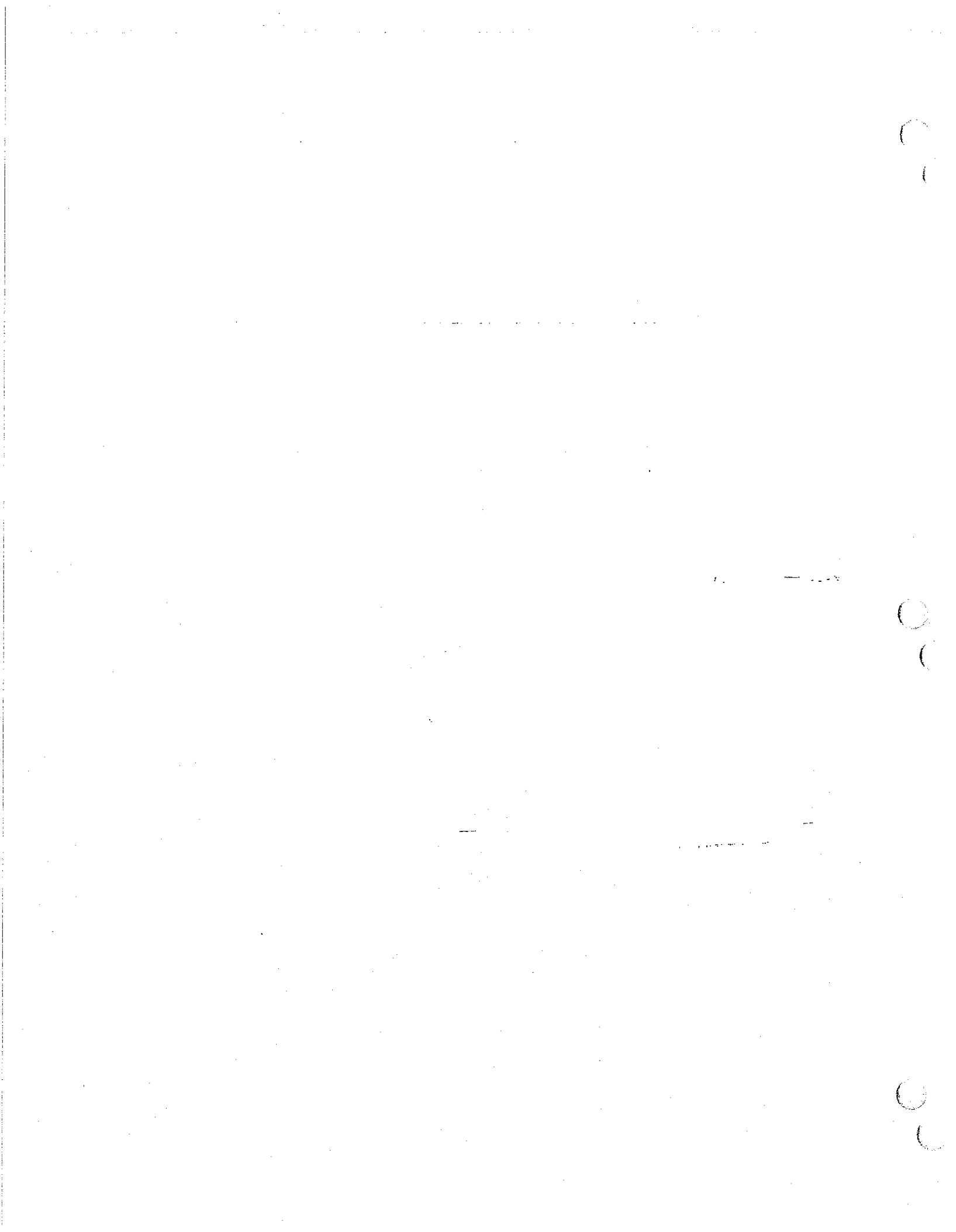
STATE OF WYOMING }
COUNTY OF SHERIDAN } SS

This instrument was filed for
record at 10:15A 4/19/04

and duly 452 of Deed
in Book #17-417
records on page 17

No. 472878 \$ 17.00chg
mlb

Jim Arrierci
Chg/Ret: SCTIA



162

482354 DECLARATION OF COVENANTS
BOOK 455 PAGE 0162
RECORDED 07/26/2004 AT 01:00 PM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

TWELFTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS TWELFTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 21 day of July, 2004, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property which is owned by Powder Horn Ranch - 2, L.L.C., and described on Exhibit A to this Twelfth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch - 2 Block EE;

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (Powder Horn Ranch II Planned Unit Development, Block EE, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the

Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

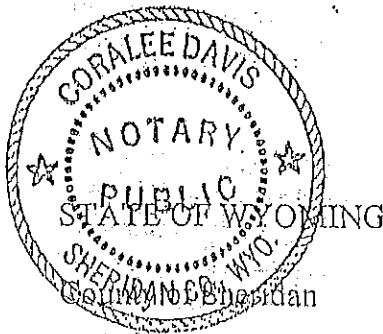
IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Twelfth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: Homer Scott Jr
Manager

POWDER HORN RANCH - 2, L.L.C.

By: Homer Scott Jr
Manager



)
) ss.
)

The foregoing instrument was acknowledged before me this 21 day of July, 2004, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires: 9-5-07

EXHIBIT "A"

Powder Horn Ranch II Planned Unit Development, Block EE.

Formerly described as:

BLOCK EE
LEGAL DESCRIPTION

A tract of land located in the SE 1/4 SW 1/4 and the SW 1/4 SE 1/4, of Section 33, Township 55 North, Range 84 West, and also in the NE 1/4 NW 1/4 and the NW 1/4 NE 1/4, of Section 4, Township 54 North, Range 84 West of the 6th Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

Beginning at a point located N 37° 20' 00" E, 691.99 feet from the South 1/4 Corner of said Section 33; thence along a curve to the left with an arc length of 84.16 feet, a radius of 270.00 feet, a chord bearing of S 57° 30' 34" W, a chord length of 83.82 feet, and a delta of 17° 51' 31"; thence S 48° 34' 48" W, 290.00 feet; thence along a curve to the left with an arc length of 389.55 feet, a radius of 270.00 feet, a chord bearing of S 07° 14' 52" W, a chord length of 356.63 feet, and a delta of 82° 39' 53"; thence S 34° 05' 05" E, 597.28 feet; thence along a curve to the right with an arc length of 311.63 feet, a radius of 1030.00 feet, a chord bearing of S 25° 25' 02" E, a chord length of 310.44', and a delta of 17° 20' 06"; thence S 73° 15' 01" W, 60.00 feet; thence S 55° 54' 55" W, 147.88 feet; thence N 49° 06' 30" W, 85.74 feet; thence N 20° 28' 03" W, 99.94 feet; thence N 42° 51' 02" W, 182.18 feet; thence N 16° 24' 01" W, 171.94 feet; thence N 49° 34' 26" W, 179.32 feet; thence N 63° 51' 45" W, 274.01 feet; thence N 21° 48' 07" W, 87.78 feet; thence N 59° 32' 40" W, 154.03 feet; thence N 13° 35' 18" E, 69.49 feet; thence N 33° 45' 16" E, 320.08 feet; thence S 80° 56' 12" E, 254.23 feet; thence along a curve to the right with an arc length of 165.62 feet, a radius of 330.00 feet, a chord bearing of N 34° 12' 10" E, a chord length of 163.88 feet, and a delta of 28° 45' 17"; thence N 48° 34' 48" E, 290.00 feet; thence along a curve to the right with an arc length of 102.86 feet, a radius of 330.00 feet, a chord bearing of N 57° 30' 34" E, a chord length of 102.44 feet, and a delta of 17° 51' 31"; thence S 23° 33' 41" E, 60.00 feet to the point of beginning. Said tract contains an area of 10.17 acres more or less.

NO.482354 01:00 PM 07/26/2004
DECLARATION OF COVENANTS
AUDREY KOLITSKA, SHERIDAN COUNTY CLERK
FEE \$17.00 DR RETURN TO: S.C.T.I.A

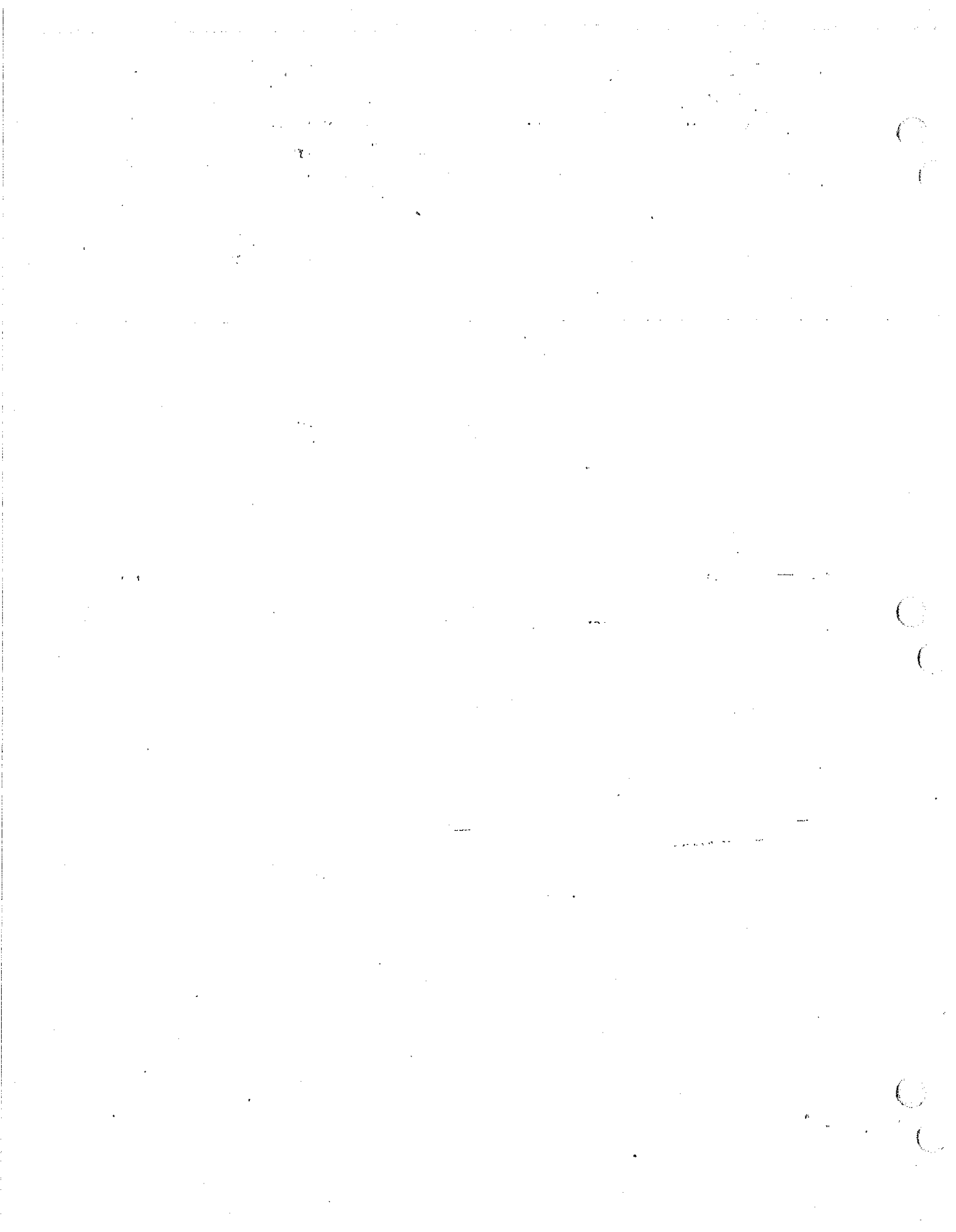
102-165

482354

CC

33

29



Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Thirteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch PUD Block T;

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (Powder Horn Ranch Planned Unit Development, Block T, described on Exhibit A)

LEGAL DESCRIPTION
POWDER HORN RANCH P.U.D.
BLOCK T
11.59 ACRES

THE ABOVE OR FOREGOING SUBDIVISION OF A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 34, TOWNSHIP 55 NORTH, RANGE 84 WEST, AND IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 54 NORTH, RANGE 84 WEST, OF THE SIXTH PRINCIPAL MERIDIAN, SHERIDAN COUNTY, WYOMING, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N81°28'55"E, 1740.95 FEET FROM THE EAST SIXTEENTH CORNER OF SECTIONS 33 AND 4, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF EAGLE RIDGE DRIVE; THENCE N51°47'26"E, 151.07 FEET; THENCE S71°17'38"E, 553.70 FEET; THENCE S16°55'15"E, 928.66 FEET; THENCE S00°25'32"W, 341.26 FEET; THENCE S80°54'10"W, 202.79 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF POWDER HORN ROAD; THENCE ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF SAID POWDER HORN ROAD THE FOLLOWING COURSES: N00°25'32"E, 218.91 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 746.63 FEET, AN ARC LENGTH OF 805.73 FEET, A DELTA ANGLE OF 61°49'50", WITH A CHORD LENGTH OF 767.19 FEET BEARING N30°29'23"W; THENCE N61°24'18"W, 267.22 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 770.00 FEET, AN ARC LENGTH OF 147.87 FEET, A DELTA ANGLE OF 11°00'11", WITH A CHORD LENGTH OF 147.64 FEET BEARING N55°54'13"W TO A POINT ON SAID EASTERLY RIGHT-OF-WAY LINE OF SAID EAGLE RIDGE DRIVE; THENCE LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE OF SAID POWDER HORN ROAD AND CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE OF SAID EAGLE RIDGE DRIVE THE FOLLOWING COURSES: N41°27'31"E, 41.54 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS 175.00 FEET, AN ARC LENGTH OF 243.33 FEET, A DELTA ANGLE OF 79°40'04", WITH A CHORD LENGTH OF 224.20 FEET, BEARING N01°37'29"E TO THE POINT OF BEGINNING, SAID TRACT CONTAINING 11.59 ACRES, MORE OR LESS;

602

526583 AMENDED COVENANTS
BOOK 469 PAGE 0602
RECORDED 12/02/2005 AT 03:00 PM
AUDREY KOLTISKA, SHERIDAN COUNTY CLERK

600

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

FOURTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS FOURTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 30th day of November, 2005, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the

Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413; Page 667 of the Record of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

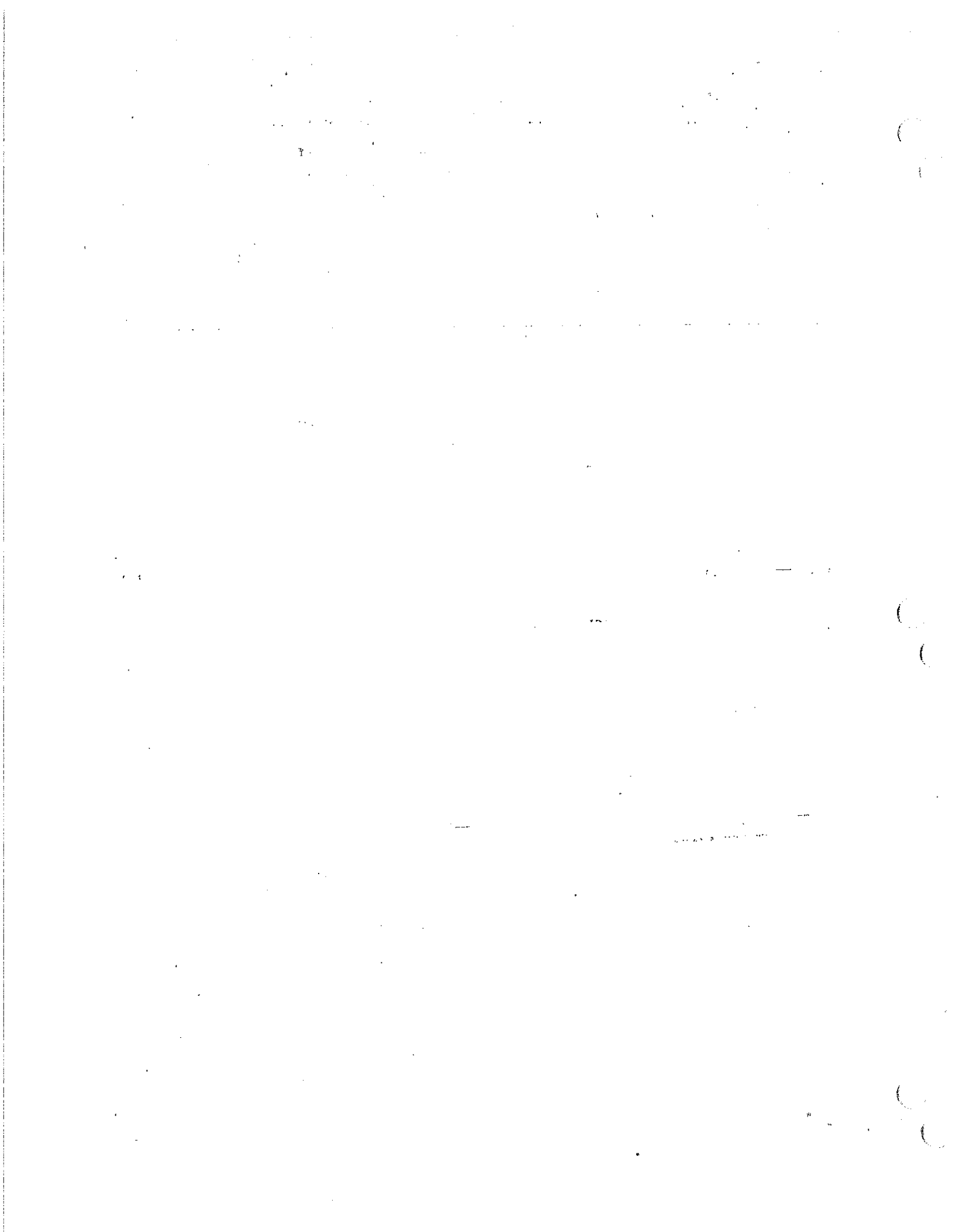
WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants; Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Fourteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents The Powder Horn Cottages at the Hub

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of



STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

FIFTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS FIFTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 11th day of October, 2007, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the

Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 12, 2005, in Book 469 Page 0602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Fifteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents St. Andrews Row at Powder Horn Ranch and East Falls at Powder Horn Ranch; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property

described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (St. Andrews Row at Powder Horn Ranch and East Falls at Powder Horn Ranch, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Fifteenth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: _____

Manager

POWDER HORN RANCH 2, L.L.C.

By: _____

Manager

STATE OF WYOMING)

) ss.

County of Sheridan)

The foregoing instrument was acknowledged before me this 11th day of October, 2007, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

Judy K. Ford
Notary Public

My commission expires: 2/26/2011



LEGAL DESCRIPTION

Lots 1, 2, 3, 4, 5, 6, 7 and 8, East Falls at Powder Horn Ranch...

A subdivision in Sheridan County, Wyoming, as filed as Plat E-18, in the Office of the Sheridan County Clerk.

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

SIXTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS SIXTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 30th day of October, 2007, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the

Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 12, 2005, in Book 469 Page 0602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on October 26, 2007, in Book 490 Page 459 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Sixteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which

property represents St. Andrews Row at Powder Horn Ranch; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (St. Andrews Row at Powder Horn Ranch, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Sixteenth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By:

Homer Scott Jr
Manager

POWDER HORN RANCH 2, L.L.C.

By:

Homer Scott Jr
Manager

STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 7th day of October, 2007, by Homer Scott, Jr., Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2, L.L.C.

WITNESS my hand and official seal.

Ami Rene Puuri
Notary Public

My commission expires: 5-17-2011

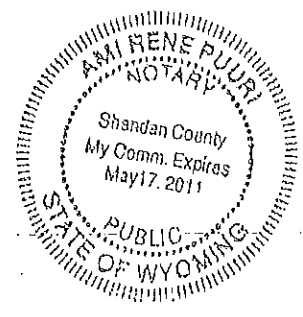


EXHIBIT "A"

Lots 1, 2, 3, 4, 5 and 6, St. Andrews Row at Powder Horn Ranch. A subdivision in Sheridan County, Wyoming filed as Plat 5-22 in the Office of the Sheridan County Clerk.

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

SEVENTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS SEVENTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 14 day of April, 2008, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the

Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 12, 2005, in Book 469 Page 0602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on October 26, 2007, in Book 490 Page 459 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 29, 2007, in Book 491 Page 522 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Seventeenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents Powder Horn Ranch Minor No. 22 Subdivision; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (Powder Horn Ranch Minor No. 22 Subdivision, Lots 1, 2, 3, 4, and 5, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

IN WITNESS WHEREOF the Declarant and Powder Horn Ranch - 2, L.L.C. have caused this Seventeenth Supplementary Declaration Of Covenants, Conditions and Restrictions For The Powder Horn to be executed.

POWDER HORN RANCH, LLC

By: _____

Manager

POWDER HORN RANCH - 2, L.L.C.

By: _____

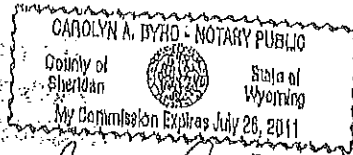
Manager

STATE OF WYOMING)
) ss.
County of Sheridan)

The foregoing instrument was acknowledged before me this 11 day of April, 2008, by Horner R. Scott, Manager of Powder Horn Ranch, LLC, and Manager of Powder Horn Ranch - 2,

L.L.C.

WITNESS my hand and official seal.



Carolyn A. Byrd

Notary Public

My commission expires: 7-25-2011

LEGAL DESCRIPTION
 POWDER HORN RANCH
 MINOR No. 22 SUBDIVISION
 6.77 ACRES

Lots 1, 2, 3, 4, and 5 of Powder Horn Ranch Minor No. 22 Subdivision.

Formerly described as: A tract of land located in the Northeast Quarter (NE¼) of Section 4, Township 54 North, Range 84 West, of the Sixth Principal Meridian, Sheridan County, Wyoming, being more particularly described as follows:

Beginning at a point on the westerly Right-of-Way of Canyon View Drive, said point located S04°46'55"E, 1171.97 feet from the East Sixteenth (E1/16) corner between said Section 4 and Section 33, Township 55 North, Range 84 West; thence along said westerly Right-of-Way S17°28'20"W, 125.71 feet; thence continuing along said westerly Right-of-Way along a curve to the left with a radius of 285.00 feet, a central angle of 44°47'04", an arc length of 222.77 feet, and a chord bearing and distance of S04°55'12"E, 217.14 feet to the northernmost corner of Block AA, Powder Horn Ranch-2, Planned Unit Development, Phase One; thence along the northwesterly line of said Block AA S51°56'55"W, 693.30 feet; thence leaving the northwesterly line of said Block AA N39°14'09"W, 238.32 feet; thence N89°38'39"W, 128.00 feet to a point on the easterly Right-of-Way of Clubhouse Drive; thence along said easterly Right-of-Way along a non-tangent curve to the right with a radius of 1525.00 feet, a central angle of 01°52'54", an arc length of 50.08 feet, and a chord bearing and distance of N02°52'57"W, 50.08 feet; thence leaving said easterly Right-of-Way S89°38'39"E, 219.70 feet; thence N33°55'54"E, 169.82 feet; thence N02°12'32"E, 61.79 feet; thence N15°25'04"W, 72.34 feet; thence N11°09'36"E, 180.05 feet; thence N56°24'47"E, 77.49 feet; thence S79°49'03"E, 135.54 feet; thence N72°07'41"E, 212.58 feet; thence S88°10'02"E, 113.61 feet to the point of beginning, said tract containing 6.77 acres, more or less.

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

EIGHTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS EIGHTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 23rd day of April, 2009, by Powder Horn Ranch, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and Powder Horn Ranch - 2, L.L.C., a Wyoming Limited Liability Company.

WITNESSETH:

WHEREAS, Declarant recorded a Declaration Of Covenants, Conditions And Restrictions for the Powder Horn (the "Declaration") on September, 27, 1995 in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

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WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 12, 2005, in Book 469 Page 0602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fifteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on October 26, 2007, in Book 490 Page 459 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Sixteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on November 29, 2007, in Book 491 Page 522 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Seventeenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 14, 2008, in Book 494 Page 777 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Eighteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents West Falls at the Powder Horn and The Grove at the Powder Horn; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (West Falls at the Powder Horn and The Grove at the Powder Horn, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

~~WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and~~

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on July 26, 2005, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on September 30, 2005, in Book 467 Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on December 12, 2005, in Book 469 Page 0602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

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WHEREAS Declarant recorded a Seventeenth Supplementary Declaration Of Covenants, Conditions And Restrictions for The Powder Horn on April 14, 2008, in Book 494 Page 777 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and

WHEREAS, Declarant, pursuant to Article II thereof, retained the right to add additional property to the scheme of said Declaration by filing of record Supplementary Declarations of Covenants, Conditions and Restrictions; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C. desire to add to the scheme of these covenants the property described on Exhibit A to this Eighteenth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn ("the Additional Property"), which property represents West Falls at the Powder Horn and The Grove at the Powder Horn; and

WHEREAS, Declarant and Powder Horn Ranch - 2, L.L.C., desire to submit the Additional Property described on Exhibit A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenants, of which are belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, and to annex the Additional Property into the Property and the scheme of the Declaration in accordance with Section 2.02(a) of the Declaration.

NOW, THEREFORE, the Declarant and Powder Horn Ranch - 2, L.L.C., declare the Additional Property (West Falls at the Powder Horn and The Grove at the Powder Horn, described on Exhibit A) is hereby annexed into the Powder Horn pursuant to Section 2.02(a), and shall hereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights set forth in the Declaration, all of which shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof, and shall inure to the benefit of each person having at any time an interest or estate in the Property, or any part thereof, and the Powder Horn Homeowner's Association, Inc., (the "Association").

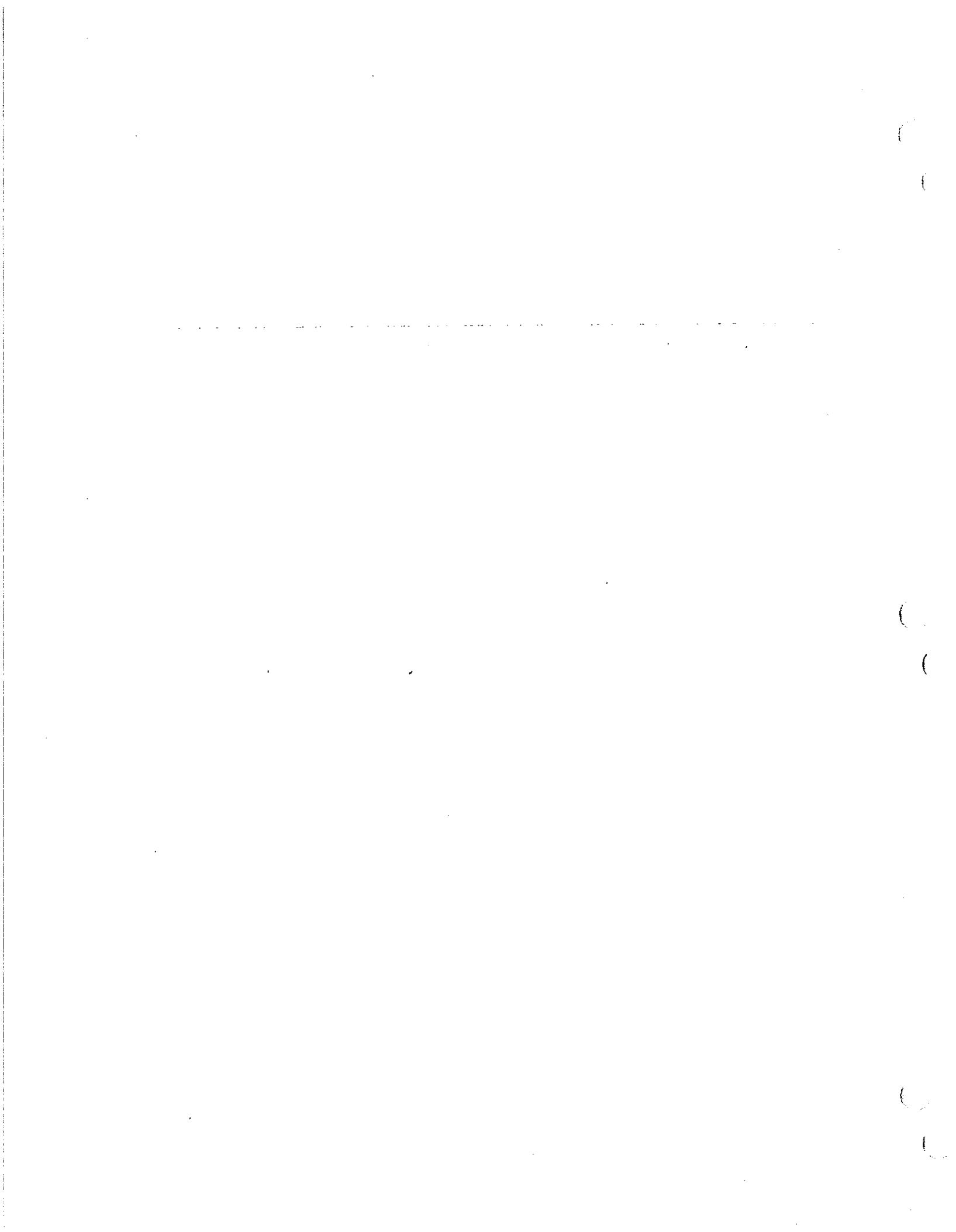


EXHIBIT "A"

Parcel One

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14 and 15 of The Grove at the Powder Horn.
A subdivision in Sheridan County, Wyoming filed in Drawer G, Number 21 in the Office of the Sheridan County Clerk.

Parcel Two

Lots 1, 2, 3, 4, 5, 6 and 7 of West Falls at the Powder Horn.
A subdivision in Sheridan County, Wyoming filed in Drawer W, Number 62 in the Office of the Sheridan County Clerk.

679634 DECLARATION OF COVENANTS
BOOK 518 PAGE 0716
RECORDED 09/21/2010 AT 04:30 PM
EDA S. THOMPSON, SHERIDAN COUNTY CLERK

NINETEENTH SUPPLEMENTARY DECLARATION OF COVENANTS
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

THIS NINETEENTH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN instrument is made and signed below this 21st day of September, 2010, by POWDER HORN RANCH, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and by POWDER HORN RANCH - 2, LLC, A Wyoming Limited Liability Company, with the express intention that the effective date of this instrument as to Powder Horn Ranch Planned Unit Development Phase Five is declared to be retroactive to the date upon which the Plat thereof was recorded, to wit, the 7th day of January 2000; and, with the express intention that the effective date of this instrument as to Powder Horn Ranch Planned Unit Development Phase Five-A is declared to be retroactive to the date upon which the plat thereof was recorded, to wit, the 28th day of July, 2006.

Affected Lands: Declarant makes and intends this instrument to apply to all of the lands which are described in the recorded documents which Declarant identifies herein below, incorporating the legal description of such lands from each such previously recorded document in this instrument by this express reference; and, also makes and intends this instrument to apply to the lands that are described in the EXHIBIT A which the Declarant appends to this instrument and also hereby expressly incorporates herein by this express reference.

WHEREAS Declarant recorded a Declaration Of Covenants, Conditions And Restrictions For The Powder Horn (the "Declaration") on September 27, 1995, in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded on April 18, 1996, in Book 379, Page 227 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain Affidavit Of Scope Of Covenants, which was made, sworn-to, and subscribed on April 18, 1996; and,

WHEREAS Declarant recorded on November 12, 1996, in Book 383, Page 71 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; that certain Supplementary Declaration Of Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged on November 5, 1996; and, thereafter further recorded on March 6, 2002, in Book 432, Page 75 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain further Supplementary Declaration Of Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged on February 28, 2002; and, thereafter further assented to the recording on November 19, 2003, in Book 448, Page 539 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain further Restated Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged by the President of the Powder Horn Meadows Homeowners Association, Inc., on November 8, 2003; and,

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 11, 2000, in Book 413, Page 667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 26, 2004, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on September 30, 2005, in Book 467, Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on December 2, 2005, in Book 469, Page 602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and, thereafter also recorded that certain Corrective Affidavit Regarding Description As To Extension Of The Powder Horn Residential Development Standards And Fourteenth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn on April 25, 2006, in Book 473, Page 594 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant, in conjunction with Bison Meadows, LLC, a Wyoming Limited Liability Company, and with the consent of the Pointe At Powder Horn Ranch Homeowners' Association, Inc., recorded that certain Declaration Of Covenants, Conditions And Restrictions For The Pointe At The Powder Horn Ranch on December 19, 2006, in Book 480, Page 255 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Fifteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on October 26, 2007, in Book 490, Page 459 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Sixteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on November 29, 2007, in Book 491, Page 522 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Seventeenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 14, 2008, in Book 494, Page 777 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded an Eighteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on May 4, 2009, in Book 505, Page 340 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant, pursuant to Article II, Section 2.02(a), of the Declaration, retains the right to add additional property to the scheme of said Declaration by the filing of record of Supplementary Declarations Of Covenants, Conditions And Restrictions; and,

WHEREAS Declarant and Powder Horn Ranch - 2, LLC, now intend to add to the scheme of covenants, conditions and restrictions stated in the Declaration, as amended, or as hereafter amended, the property that they describe in the EXHIBIT A which they append of this Nineteenth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn, and the legal description of which they incorporate herein by this express reference (referred to in places as "the Additional Property"), which Additional Property constitutes Powder Horn Ranch Planned Unit Development Phase Five and Powder Horn Ranch Planned Unit Development Phase Five-A; and,

WHEREAS Declarant and Powder Horn Ranch - 2, LLC, now intend to submit the Additional Property described in the said appended EXHIBIT A, together with all buildings, improvements, and other permanent fixtures of whatever kind, now or hereafter, and all easements, rights, appurtenances, of which or belonging to, or in any way pertaining thereto, to the covenants, conditions, restrictions, easements, charges, liens, assessments, privileges, and rights contained in the said Declaration, as amended, and as hereafter amended, and to annex the Additional Property into the Property and the scheme of the Declaration in accord with Section 2.02(a) of the Declaration; and,

WHEREAS Declarant and Powder Horn Ranch - 2, LLC, now intend to and by these presents do modify, amend, change, and enlarge the terms within the Declaration as herein below stated;

NOW THEREFORE pursuant to the enabling authority of Section 12.02(a) and Section 12.02(b) of the Declaration, and touching and concerning the lands which constitute the Existing Property and all of the Property and additional lands included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying any limitation all of the lands described in the EXHIBIT A which the Declarant appends to this instrument, and all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation, and from which the legal

descriptions of lands therein stated or thereto appended are determined, hereby are incorporated herein by this express reference, and running perpetually with all of the said affected lands, portions of which Declarant owns, Declarant deems it necessary, proper, and expedient under the circumstances and conditions which exist at this time to act herein and hereunder as the attorney-in-fact coupled with an interest that the Owners irrevocably constitute and appoint in the Declaration, and, hereby to exercise the Power of Attorney that the Owners therein irrevocably do grant to Declarant to modify, amend, change, and enlarge the terms within the Declaration as herein below stated.

[1] The Declarant and Powder Horn Ranch - 2, LLC, declare the Additional Property, that is, Powder Horn Ranch Planned Unit Development Phase Five and Powder Horn Ranch Planned Unit Development Phase Five-A, and expressly intending these declarations to be effective retroactively to the respective dates and times of the recording of the respective Plats that define and describe the lands that constitute the two tracts that constitute the Additional Property, hereby are annexed into the Powder Horn pursuant to Section 2.02(a), and shall from the aforesaid and retroactive effective dates and thereafter be a part of the Property, and shall be held, transferred, sold, conveyed, leased, occupied, and used subject to the covenants, conditions and restrictions, easements, charges, liens, assessments, privileges, and rights stated in the Declaration, as amended, and as hereafter amended, all of which touch and concern the land, and all of which run with and perpetually shall run with the land and be binding upon the Additional Property, and all parties having acquired any right, title, or interest in and to the Additional Property, or any part thereof; and shall inure to the benefit of each person having at any time an interest of estate in the Property, or any part thereof; and the Powder Horn Homeowners Association, Inc. (referred to herein in places as the "Association").

[2] All capitalized terms used in this Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn, except as otherwise defined in this instrument, shall have the same meaning as stated originally in the Declaration.

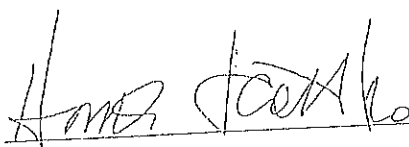
[3] Upon recording of this Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn, all of the lands which constitute the Existing Property and all of the Property and the Additional Lands included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying limitation all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation and which are incorporated herein by this express reference and the lands described in the appended EXHIBIT A which are incorporated herein by this express reference, are and shall be subject to the modification, amendment, change, and enlargement which Declarant states in this instrument.

[4] Declarant declares that this Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn touches and concerns the lands which

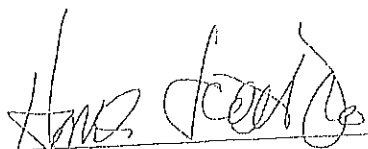
constitute the Existing Property and all of the Property and Additional Property included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying limitation all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation and from which the legal descriptions therein stated or thereto appended are incorporated herein by this express reference, and the Additional Property described in the EXHIBIT A which hereto is appended and is incorporated herein by this reference, portions of which Declarant owns; and, that this Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn runs and perpetually shall run with all of the said affected lands.

IN WITNESS WHEREOF Declarant has caused this Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn to be made and signed below this 21st day of September, 2010, by the duly authorized Manager of the Declarant, the POWDER HORN RANCH, LLC, a Wyoming Limited Liability Company; and, by the duly authorized Manager of the POWDER HORN RANCH - 2, LLC, A Wyoming Limited Liability Company, with the express intention hereby declared that the effective date of this instrument as to Powder Horn Ranch Planned Unit Development Phase Five is declared to be retroactive the date upon which the Plat thereof was recorded, to wit, the 7th day of January 2000; and, with the express intention that the effective date of this instrument as to Powder Horn Ranch Planned Unit Development Phase Five-A is declared to be retroactive to the date upon which the plat thereof was recorded, to wit, the 28th day of July, 2006.

POWDER HORN RANCH, LLC

By: 
Manager

POWDER HORN RANCH - 2, LLC

By: 
Manager

ACKNOWLEDGMENTS

STATE OF WYOMING)

County Of Sheridan)

ss.

The foregoing instrument, titled as the Nineteenth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 21ST day of September, 2010, by Homer Scott, Jr., who personally is known to me, acting in his capacity as Manager of Powder Horn Ranch, LLC; as witnesseth my hand and official seal.



Robert James Wyatt
Notary Public

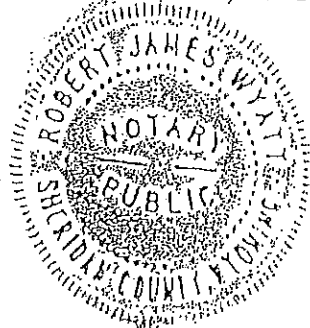
My commission expires: March 19, 2011

STATE OF WYOMING)

County Of Sheridan)

ss.

The foregoing instrument, titled as the Nineteenth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 21ST day of September, 2010, by Homer Scott, Jr., who personally is known to me, acting in his capacity as Manager of Powder Horn Ranch - 2, LLC; as witnesseth my hand and official seal.



Robert James Wyatt
Notary Public

My commission expires: March 19, 2011

EXHIBIT A
TO THE
NINETEENTH SUPPLEMENTARY DECLARATION OF COVENANTS
CONDITIONS AND RESTRICTIONS
FOR THE POWDER HORN

Tract No. 1:

Powder Horn Ranch Planned Unit Development Phase Five, Block A, All Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61; and, streets, roadways, and easements for installation and maintenance of streets, roadways, utilities, irrigation and drainage facilities, and other common areas; as appears in the Plat thereof filed of record on January 7, 2000, as Plat No. P-50, in the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds

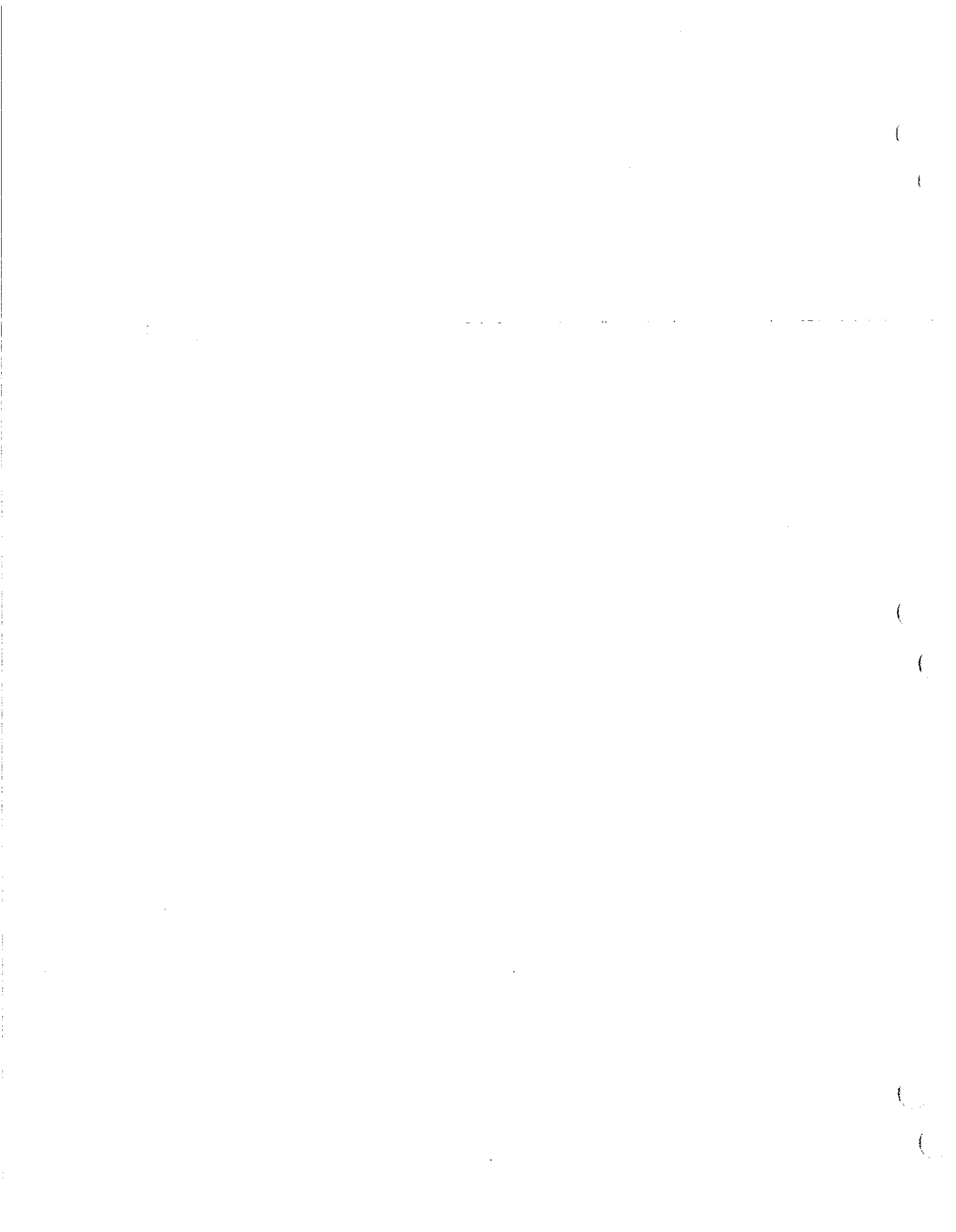
Tract No. 2:

Powder Horn Ranch Planned Unit Development Phase Five-A; being a replat of Lots 12 through 21, Block A, of Powder Horn Ranch Planned Unit Development Phase Five, into re-platted Lots 12 through 17; and, streets, roadways, and easements for installation and maintenance of streets, roadways, utilities, irrigation and drainage facilities, and other common areas; as appears in the Plat thereof filed of record on July 28, 2006, in Drawer P, as Plat No. 78, in the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds

716-723

NO. 679634 04:30 PM 09/21/2010
DECLARATION OF COVENANTS
EDA S. THOMPSON, SHERIDAN COUNTY CLERK
FEE \$29.00 AT RETURN TO: ROBERT JAMES WYATT
P O BOX 846 SHERIDAN WY 82801

679634



679763 DECLARATION OF COVENANTS
BOOK 518 PAGE 0734
RECORDED 09/22/2010 AT 04:50 PM
EDA S. THOMPSON, SHERIDAN COUNTY CLERK

TWENTIETH SUPPLEMENTARY DECLARATION OF COVENANTS

CONDITIONS AND RESTRICTIONS

FOR THE POWDER HORN

THIS TWENTIETH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN instrument is made and signed below this 21st day of September, 2010, by POWDER HORN RANCH, LLC, a Wyoming Limited Liability Company, (hereinafter referred to as "Declarant"), and by POWDER HORN RANCH - 2, LLC, a Wyoming Limited Liability Company.

Affected Lands: Declarant makes and intends this instrument to apply to and bind all of the lands which are described in the recorded documents which Declarant identifies herein below, incorporating the legal description of such lands from each such previously recorded document in this instrument by this express reference; as further shown in certain instances by the EXHIBITS A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9, A-10, A-11, A-12, A-13, A-14, A-15, A-16, A-17, A-18, A-19, A-20, and A-21, which Declarant appends to this Twentieth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn, marks as herein annotated, and incorporates herein by this express reference; and, intends this instrument to apply to and bind all of the Property which is defined and described in the Paragraph denoted as "(h)" in ARTICLE I DEFINITIONS of the Declaration Of Covenants, Conditions And Restrictions For The Powder Horn, as originally filed of record on September 27, 1995, in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds, and as thereafter amended, and as hereafter amended, and to all additions to, re-plats of, further or minor subdivisions of, and other modifications in legal description of the said Property.

WHEREAS Declarant recorded a Declaration Of Covenants, Conditions And Restrictions For The Powder Horn (the "Declaration") on September 27, 1995, in Book 375, Page 563 of the records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-1]; and,

WHEREAS Declarant recorded a First Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on February 26, 1996, in Book 378, Page 321 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-2]; and,

WHEREAS Declarant recorded a Second Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 10, 1996, in Book 379, Page 135 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-3]; and,

WHEREAS Declarant recorded on April 18, 1996, in Book 379, Page 227 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain Affidavit Of Scope Of Covenants, which was made, sworn-to, and subscribed on April 18, 1996; and,

WHEREAS Declarant recorded on November 12, 1996, in Book 383, Page 71 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; that certain Supplementary Declaration Of Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged on November 5, 1996; and, thereafter further recorded on March 6, 2002, in Book 432, Page 75 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain further Supplementary Declaration Of Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged on February 28, 2002; and, thereafter further assented to the recording on November 19, 2003, in Book 448, Page 539 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds that certain further Restated Covenants, Conditions And Restrictions For The Meadows as signed and acknowledged by the President of the Powder Horn Meadows Homeowners Association, Inc., on November 8, 2003; and,

WHEREAS Declarant recorded a Third Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on June 19, 1997, in Book 386, Page 401 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-4]; and,

WHEREAS Declarant recorded a Fourth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on November 4, 1997, in Book 389, Page 16 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-5]; and,

WHEREAS Declarant recorded a Fifth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on March 3, 1998, in Book 391, Page 27 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-6]; and,

WHEREAS Declarant recorded a Sixth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 22, 1998, in Book 394, Page 518 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-7]; and,

WHEREAS Declarant recorded a Seventh Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 11, 2000, in Book 413, Page

667 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-8]; and,

WHEREAS Declarant recorded an Eighth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on December 8, 2000, in Book 419, Page 516 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-9]; and,

WHEREAS Declarant recorded a Ninth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 24, 2002, in Book 435, Page 681 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-10]; and,

WHEREAS Declarant recorded a Tenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on August 7, 2003, in Book 445, Page 609 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-11]; and,

WHEREAS Declarant recorded an Eleventh Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 19, 2004, in Book 452, Page 411 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-12]; and,

WHEREAS Declarant recorded a Twelfth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on July 26, 2004, in Book 455, Page 162 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-13]; and,

WHEREAS Declarant recorded a Thirteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on September 30, 2005, in Book 467, Page 582 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-14]; and,

WHEREAS Declarant recorded a Fourteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on December 2, 2005, in Book 469, Page 602 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-15]; and, thereafter also recorded that certain Corrective Affidavit Regarding Description As To Extension Of The Powder Horn Residential Development Standards And Fourteenth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn on April 25, 2006, in Book 473, Page 594 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-16]; and,

WHEREAS Declarant, in conjunction with Bison Meadows, LLC, a Wyoming Limited Liability Company, and with the consent of the Pointe At Powder Horn Ranch

Homeowners' Association, Inc., recorded that certain Declaration Of Covenants, Conditions And Restrictions For The Pointe At The Powder Horn Ranch on December 19, 2006, in Book 480, Page 255 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds; and,

WHEREAS Declarant recorded a Fifteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on October 26, 2007, in Book 490, Page 459 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-17]; and,

WHEREAS Declarant recorded a Sixteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on November 29, 2007, in Book 491, Page 522 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-18]; and,

WHEREAS Declarant recorded a Seventeenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on April 14, 2008, in Book 494, Page 777 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-19]; and,

WHEREAS Declarant recorded an Eighteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on May 4, 2009, in Book 505, Page 340 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-20]; and,

WHEREAS Declarant recorded a Nineteenth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn on September 21, 2010, in Book 518, Page 716 of the Records of the Sheridan County Clerk and Ex-Officio Register of Deeds [incorporated in this instrument as appended EXHIBIT A-21]; and,

WHEREAS Declarant now intends to and by these presents does modify, amend, change, and enlarge the terms within the Declaration as herein below stated;

NOW THEREFORE pursuant to the enabling authority of Section 12.02(a) and Section 12.02(b) of the Declaration, and touching and concerning the lands which constitute the Existing Property and all of the Property and additional lands included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying any limitation all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation, and from which the legal descriptions of lands therein stated or thereto appended are incorporated in this instrument by this express reference as the EXHIBITS A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9, A-10, A-11, A-12, A-13, A-14, A-15, A-16, A-17, A-18, A-19, A-20, and A-21 hereto appended and thus marked, and running perpetually with all of the said affected lands portions of which Declarant owns, Declarant deems it necessary, proper, and expedient

under the circumstances and conditions which exist at this time to act herein and hereunder as the attorney-in-fact coupled with an interest that the Owners irrevocably constitute and appoint as such in the Declaration; and, hereby to exercise the Power of Attorney that the Owners therein irrevocably do grant to Declarant to modify, amend, change, and enlarge the terms within the Declaration as herein below stated.

[1] Section 12.02(d) hereby is modified, amended, changed, and enlarged in the entirety, to replace the previous wording, and therefore to read and to be applied henceforth as herein below stated, and with relation back to September 26, 1995:

"12.02 * * *

(d) The right, powers, and authority of said attorney-in-fact to exercise any and all of the rights and powers herein granted shall commence and be in full force upon the initial recordation of this Declaration in the Sheridan County Clerk's Office on September 27, 1995; and, shall remain in full force and effect thereafter until the thirtieth (30th) anniversary of the recordation of this Declaration."

[2] The portion of ARTICLE I DEFINITIONS that is denoted as Paragraph "(b) Common Areas. . ." hereby is modified, amended, changed, and enlarged in the entirety, to replace the previous wording, and therefore to read and to be applied henceforth as herein below stated, and with relation back to September 26, 1995:

"ARTICLE I
DEFINITIONS

* * *

(b) "Common Areas" do not and shall not include the golf course, but shall mean and refer to any and all areas of land within the Property which are known and which are described or designated by Declarant to be common green, common areas, recreational easements, greenbelts, open spaces, out-lots, or streets on any recorded subdivision plat that describes subdivided portions

of lands within the Property; and, also may include without thereby intending limitation any other permanent roads or streets within the Property that Declarant dedicates to public use; and, also may include without thereby intending limitation any lands, easements, or rights-of-way within the Property as described or declared by Declarant to be devoted to utilities that serve platted Lots or other improved lands within the Property owned by Declarant, which may include, but are not thereby limited to utilities that Declarant designates for sewage or wastewater treatment, or designates for storm-water collection and discharge, or designates for distribution of lawn, garden, or other landscaping irrigation water, or generally to enable the emplacement and operation of other utilities which Declarant describes or designates as being intended for or devoted to the common use and enjoyment of the Members of the Association. Declarant intends and declares that the term "Common Areas" also shall include and apply to any and all improvements that now exist, or that hereafter may be made to, constructed upon, or installed upon or underlying lands, easements or rights-of-way which Declarant describes or designates as Common Areas under this Declaration, or any amendment of this Declaration. Declarant intends and declares that the term "Common Areas" also shall include and apply to any and all equipment, accessories, and machinery that Declarant describes or designates to be used in or for the operation or maintenance of any portion of the said Common Areas which consist of land, easements, rights-of-way, and improvements thereto, thereupon, or thereunder, and also shall include and apply to any and all replacements of or additions to such described or designated equipment, accessories, and machinery. Declarant intends and declares that the term "Common Areas" also shall encompass and include any additions to or replacements of such Common Areas. The Common Areas within the Powder Horn residential community generally may include, but are not intended thereby to be limited or restricted to, streets or other roads that Declarant dedicates to public use; and, lands, easements, or rights-of-way

that Declarant dedicates to utilities that are intended to serve and be devoted to the common use and enjoyment of the Members of the Association and Declarant, including but not thereby being limited to sewage and other wastewater treatment utility facilities, or storm-water collection and discharge structures and facilities, or lawn, garden and landscaping irrigation water utility facilities; provided, however, that Declarant specifically and expressly declares that the term "Common Areas" does not and shall not include the lands, improvements, or appurtenances that comprise the golf courses, clubhouse, and other supporting recreational facilities which Declarant owns and maintains within the perimeter of the Property; and, provided, further, that the term "Common Areas" as used and applied under this Declaration shall be limited to those lands, easements, or rights-of-way that Declarant describes and designates as such in accord with the provisions of this Declaration. Declarant shall hold record title to the Common Areas that Declarant describes and designates pursuant to this Declaration, consistent with the residential community objectives that Declarant envisions for the Property under this Declaration, and subject to the easement of use, recreation, and enjoyment of Common Areas of the Members of the Association as such easement is defined in and limited by ARTICLE V of this Declaration, for an indefinite period of time; and, at a point in time (deemed appropriate and reasonable by Declarant, but prior to July 1, 2015) record title to the Common Areas will be transferred formally from Declarant to the Association. Declarant also reserves the right and power under this Declaration to make and put into effect redesigns or reconfigurations of the Common Areas that Declarant may describe and designate as such under this Declaration; and, Declarant also reserves the right and power to execute any open space declarations applicable to the Common Areas which may be permitted by law in order to reduce property taxes."

[3] All capitalized terms used in this Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn, except as otherwise defined in this instrument, shall have the same meaning as stated originally in the Declaration.

[4] Upon the recording of this Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn, all of the lands which constitute the Existing Property and all of the Property and additional lands included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying limitation all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation and which are incorporated herein by this express reference as additionally described in certain instances in the appended EXHIBITS A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9, A-10, A-11, A-12, A-13, A-14, A-15, A-16, A-17, A-18, A-19, A-20, and A-21, and all other additions to the Property that may be made by way of correction or which newly hereafter may be made, are and shall be subject to the modification, amendment, change, and enlargement which Declarant states in this instrument.

[5] Declarant declares that this Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn touches and concerns the lands which constitute the Existing Property and all of the Property and additional lands included in the Property to which the Declaration pertains and applies, as heretofore and as hereafter amended, and including but without thereby intending or implying limitation all of the lands that are described in the several instruments which herein above are identified by document name, date, and Book and Page of recordation and which are incorporated herein by this express reference as additionally described in certain instances in the appended EXHIBITS A-1, A-2, A-3, A-4, A-5, A-6, A-7, A-8, A-9, A-10, A-11, A-12, A-13, A-14, A-15, A-16, A-17, A-18, A-19, A-20, and A-21, and all other additions to the Property that may be made by way of correction or which newly hereafter may be made, portions of which Declarant owns; and, that this Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn runs with and perpetually shall run with all of the said affected lands.

IN WITNESS WHEREOF Declarant has caused this Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn to be signed below by the duly authorized Manager of Declarant, POWDER HORN RANCH, LLC, a Wyoming Limited Liability Company; and, by the duly authorized Manager

POWDER HORN RANCH - 2, LLC, a Wyoming Limited Liability Company, on this 21st day of September, 2010.

POWDER HORN RANCH, LLC

By: Homer Scott Jr.
Manager

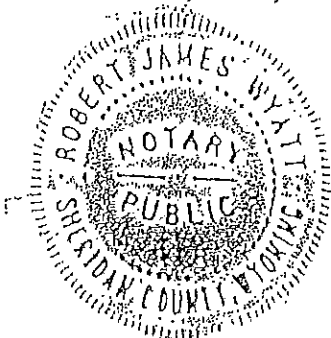
POWDER HORN RANCH - 2, LLC

By: Homer Scott Jr.
Manager

ACKNOWLEDGMENTS

STATE OF WYOMING)
) ss.
County Of Sheridan)

The foregoing instrument, titled as the Twentieth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 21st day of September, 2010, by Homer Scott, Jr., who personally is known to me, acting in his capacity as Manager of Powder Horn Ranch, LLC; as witnesseth my hand and official seal.

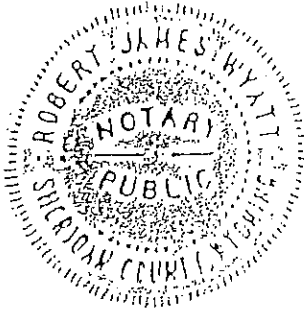


Robert James Wyatt
Notary Public

My commission expires: March 19, 2011

STATE OF WYOMING)
)
County Of Sheridan) ss.

The foregoing instrument, titled as the Twentieth Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 21ST day of September, 2010, by Homer Scott, Jr., who personally is known to me, acting in his capacity as Manager of Powder Horn Ranch - 2, LLC; as witnesseth my hand and official seal.



Robert James Wyatt
Notary Public

My commission expires: March 19, 2011

679979 AFFIDAVIT
BOOK 519 PAGE 0010
RECORDED 09/24/2010 AT 04:55 PM
EDA S. THOMPSON, SHERIDAN COUNTY CLERK

SUPPLEMENTARY AFFIDAVIT OF SCOPE OF COVENANTS
AND NOTICE THEREOF

[As To The Twentieth Supplementary Declaration Of Covenants,
Conditions And Restrictions For The Powder Horn]

NOTICE BY: Powder Horn Ranch, LLC, a Wyoming limited liability company, and Powder Horn Ranch - 2, LLC, a Wyoming limited liability company, acting by and through Homer Scott, Jr., who first duly being sworn signs below as the Affiant, acting in the premises on behalf of the said Powder Horn Ranch, LLC, and the Powder Horn Ranch - 2, LLC.

NOTICE TO: The Public, including but without thereby intending limitation persons with any interest in any of the Lots which are described in the EXHIBIT A that is appended to this SUPPLEMENTARY AFFIDAVIT OF SCOPE OF COVENANTS AND NOTICE THEREOF, and which is incorporated herein by this express reference.

BACKGROUND AND STATUTORY AUTHORITY TO RECORD

This SUPPLEMENTARY AFFIDAVIT OF SCOPE OF COVENANTS AND NOTICE THEREOF [As To The Twentieth Supplementary Declaration Of Covenants, Conditions And Restrictions For The Powder Horn] (hereinafter referred to as the AFFIDAVIT) is made in the legal and procedural context of and for the purpose of supplementing that certain AFFIDAVIT OF SCOPE OF COVENANTS which heretofore was recorded in the office of the Sheridan County Clerk and Recorder on April 18, 1996, in Book 379 of Deeds, commencing at Page 227. This AFFIDAVIT is recorded under the enabling statutory authority of W.S. § 34-11-101, in order to address potential conflicts and ambiguities in descriptions of land in recorded instruments in Sheridan County within the State of Wyoming.

AFFIDAVIT

[1] The duly sworn and undersigned, Homer Scott, Jr., who appears as and is referred to as the Affiant in this AFFIDAVIT, is the Manager of Powder Horn Ranch, LLC, a Wyoming limited liability company, and also is the Manager of Powder Horn Ranch - 2, LLC, a Wyoming limited liability company, who has the authority to make, attest to, and sign this ~~AFFIDAVIT on behalf of both said limited liability companies, and who~~ makes this AFFIDAVIT upon the basis of the personal knowledge and informed best belief of the Affiant; and, the principal office of both said limited liability companies, at which the Affiant may be contacted, is 23 Country Club Lane, Sheridan, Wyoming 82801.

[2] Powder Horn Ranch, LLC, is the owner and developer of certain lands which constitute the Powder Horn Ranch Planned Unit Development in Sheridan County, State of Wyoming, as approved by the Board of County Commissioners of said Sheridan County; and, Powder Horn Ranch - 2, LLC, is the owner and developer of certain lands which constitute the Powder Horn Ranch II Planned Unit Development in Sheridan County, State of Wyoming, as approved by the Board of County Commissioners of said Sheridan County; and, those two said Planned Unit Developments constitute the combined master community development known as "The Powder Horn" in Sheridan County, State of Wyoming.

[3] Powder Horn Ranch, LLC, as the Declarant therein designated and identified, and as joined with Powder Horn Ranch - 2, LLC, in the mutual planned unit developments of the combined master community development known as "The Powder Horn", previously prepared, duly executed, and caused to be filed of public record that certain DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN [referred to in other places in this AFFIDAVIT as the DECLARATION], as initially recorded in the office of the Clerk and Recorder of Sheridan County, State of Wyoming, in Book 375 of Deeds, commencing at Page 563; and, acting under and pursuant to the enabling authority of the Paragraph denoted as 12.02 within ARTICLE XII and of the Paragraph denoted as 2.02 within ARTICLE II of the DECLARATION, have caused various and certain serially numbered documents to be prepared and to be filed of public record in the office of the Clerk and Recorder of said Sheridan County, each such document being

identified as a serially numbered SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN, for the purpose of amending the DECLARATION in certain particulars from time-to-time, and for the purpose of assuring that the DECLARATION consistently will touch and concern and will continue to run with the lands that become part of the platted subdivision Lots or part of the Common Areas within the perimeter and combined boundary of "The Powder Horn"; as defined and described under the DECLARATION, as amended, and including that certain TWENTIETH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE POWDER HORN, which Powder Horn Ranch, LLC, and Powder Horn Ranch - 2, LLC, prepared, duly executed, and caused to be recorded in the office of the Clerk and Recorder of said Sheridan County on September 22, 2010, in Book 518 of Deeds, commencing with Page 734.

[4] In certain instances, there have been re-plats, re-subdivisions, or other modifications in the legal description of lands which Powder Horn Ranch, LLC, and Powder Horn Ranch - 2, LLC, variously have caused to be platted within the perimeter and combined boundary of "The Powder Horn", each one of which platting modifications the Board of County Commissioners of Sheridan County has approved as a so-called Minor Subdivision of the Powder Horn, but with the result that the original legal descriptions of the Lots which have become part of an approved Minor Subdivision have been changed; and, there is a partial vacation of the original subdivision plat to delete the re-platted or re-subdivided Lots from their original subdivision identification. Consequently, in order to avoid potential conflicts and ambiguities in descriptions of land in the recorded instruments by which these re-plats, re-subdivisions, or other modifications in legal description of such lands, and in order to assure the overriding, consistent, uninterrupted, and continued running of the covenants, conditions, and restrictions which are stated in the DECLARATION, as amended or as hereafter amended, with the lands thus re-platted, re-subdivided, or otherwise differently described legally, Powder Horn Ranch, LLC, and Powder Horn Ranch - 2, LLC, find it necessary to cause this AFFIDAVIT and NOTICE to be made, sworn-to, duly executed, and recorded with regard to the lands that are described in the EXHIBIT A which the Affiant appends to this AFFIDAVIT and incorporates herein by this express reference, to declare, state, and attest that the aforesaid and above-described TWENTIETH SUPPLEMENTARY DECLARATION

OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN also applies to, touches and concerns, and continues to run with the lands that are described in the said appended EXHIBIT A.

[5] In certain instances, there have been special planned unit developments or subdivisions, as approved by the Board of County Commissioners of the said Sheridan County, which are within the perimeter and combined boundary of "The Powder Horn", such as but not necessarily limited to "The Meadows" or "The Pointe-At-Powder-Horn-Ranch", and which have been made and constituted as being subject to the covenants, conditions, and restrictions that Powder Horn Ranch, LLC, as the Declarant, and as joined by Powder Horn Ranch - 2, LLC, state in the DECLARATION, as amended or as hereafter amended, but which special planned unit developments or subdivisions also have certain subdivision characteristics and amenities that differentiate the occupancy and use of Lots and residential improvements within those other special planned unit developments or subdivisions from the occupancy and use of Lots included in primary subdivisions within the "The Powder Horn"; and, which special planned unit developments or subdivisions therefore have found it necessary, in addition to the covenants, conditions, and restrictions which apply to them under the DECLARATION, as amended, to have their own added and separately applicable special covenants, conditions, and restrictions. Consequently, in order to avoid potential conflicts and ambiguities in descriptions of land in the recorded instruments by which these special and separate planned unit developments or subdivisions are constituted, and in order to assure the over-riding, consistent, uninterrupted, and continued running of the covenants, conditions, and restrictions which are stated in the DECLARATION, as amended or as hereafter amended, with the lands that are a part of any such other special planned unit development or subdivision within "The Powder Horn" the Powder Horn Ranch, LLC, and Powder Horn Ranch - 2, LLC, find it necessary to cause this AFFIDAVIT and NOTICE to be made, sworn-to, duly executed, and recorded with regard to the lands that are described in the EXHIBIT A which the Affiant appends to this AFFIDAVIT and incorporated herein by this express reference, to declare, state, and attest that the aforesaid and above-described TWENTIETH SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN also applies to, touches and concerns, and continues to run with the lands that are described in the said appended EXHIBIT A.

IN WITNESS WHEREOF, first properly being sworn, the Affiant, Homer Scott, Jr., signs and acknowledges his signature below this 24th day of September, 2010.

Homer Scott Jr

Homer Scott, Jr., Affiant
Acting As Manager On Behalf Of
Powder Horn Ranch, LLC

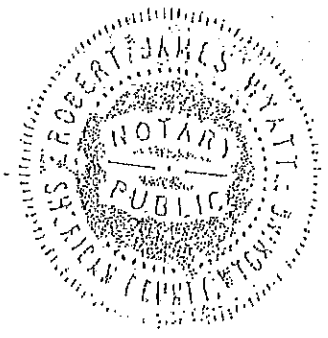
Homer Scott Jr

Homer Scott, Jr., Affiant
Acting As Manager On Behalf Of
Powder Horn Ranch - 2, LLC

VERIFICATION

STATE OF WYOMING)
)
County Of Sheridan) ss.

The foregoing SUPPLEMENTARY AFFIDAVIT OF SCOPE OF COVENANTS AND NOTICE THEREOF document was sworn-to, signed, and acknowledged before me this 24th day of September, 2010, by Homer Scott, Jr., as the Affiant therein appearing, and in his capacity as Manager of Powder Horn Ranch, LLC, and on behalf of that said limited liability company, and also as Manager of Powder Horn Ranch - 2, LLC, and on behalf of that said limited liability company, a person who personally is known to me; as witnesseth my hand and official seal.



Robert James Wyatt
Notary Public

My commission expires: March 19, 2011

EXHIBIT ATOSUPPLEMENTARY AFFIDAVIT OF SCOPE OF COVENANTS
AND NOTICE THEREOF

[As To The Twentieth Supplementary Declaration Of Covenants,
Conditions And Restrictions For The Powder Horn]

[1] Powder Horn Ranch Minor No. 1 Subdivision, Lot 1 and Lot 2 [being a re-plat of Powder Horn Ranch PUD, Phase One, Lots 18, 19, and 20 of Block G]

[2] Powder Horn Ranch Minor No. 2 Subdivision, Block H, Lot 6, Lot 7, Lot 8, and Lot 9 [being a re-plat of Powder Horn Ranch PUD, Phase II, Lots 6,7,8, and 9 of Block H; and, Lots 6, 7. and 8 of Block I]

[3] Powder Horn Ranch Minor No. 3 Subdivision, Lot 1, Lot 2, Lot 3, and Lot 4 [being a re-plat of Lots 22, 23, 24, 25, and 26 of Block K, Phase Two of Powder Horn Ranch PUD]

[4] Powder Horn Ranch Minor No. 4 Subdivision, Block N, Lot 1 and Lot 2 [being a re-plat of Lots 1 and 2, Block N, Phase Three of Powder Horn Ranch PUD]

[5] Powder Horn Ranch Minor No. 5 Subdivision, Lot 1 and Lot 2 [being a replat of Lots 11,12, and 13, Block J, Powder Horn Ranch PUD Phase Two]

[6] Powder Horn Ranch Minor No. 6. Subdivision, Lot 1 and Lot 2 [being a replat of Lots 3, 4, and 5 of Powder Horn Ranch Minor No. 4 Subdivision]

[7] Powder Horn Ranch Minor No. 7 Subdivision, Lot 1, Lot 2, and Lot 3 [being a replat of Lots 2, 3, 4, and 5, Block K, Powder Horn Ranch PUD Phase Two]

- [8] Powder Horn Ranch Minor No. 8 Subdivision, Lot 1 and Lot 2 [being a replat of Lots 13, 14, and 15, in Block P, Powder Horn Ranch PUD Phase Four]
- [9] Powder Horn Ranch Minor No. 9 Subdivision, Lot P-6 [being a replat of Lot 6, Block P, Powder Horn Ranch PUD Phase Four]
- [10] Powder Horn Ranch Minor No. 10 Subdivision, Lot 1 and Lot 2 [being a replat of Lots 1, 2, and 3, Block F, Powder Horn Ranch PUD Phase One]
- [11] Powder Horn Ranch Minor No. 11 Subdivision, Lot 1 [being a replat of Lots 35 and 36, Block B, Powder Horn Ranch PUD Phase One]
- [12] Powder Horn Ranch Minor No. 12 Subdivision, Lot 1 [being a replat of Lots 14 and 15, Block D, Powder Horn Ranch PUD Phase Two]
- [13] Powder Horn Ranch Minor No. 13 Subdivision, Lot 1 [being a replat of Lots 18 and 19, Block K, Powder Horn Ranch PUD Phase Two]
- [14] Powder Horn Ranch Minor No. 14 Subdivision, Lot 1 [being a replat of Lots 14 and 15, Block J, Powder Horn Ranch PUD Phase Two]
- [15] Powder Horn Ranch Minor No. 15 Subdivision, Lot 1 [being a replat of Lots 16 and 17, Block J, Powder Horn Ranch PUD Phase Two]
- [16] Powder Horn Ranch Minor No. 16 Subdivision, Lot 1 [being a replat of Lots 9 and 10, Block R, Powder Horn Ranch PUD Phase Seven]
- [17] Powder Horn Ranch Minor No. 17 Subdivision, Lot 1 and Lot 2 [being a replat of Lots 2, 3, 4, and 5, Block O, Powder Horn Ranch PUD Phase Four]
- [18] Powder Horn Ranch Minor No. 19 Subdivision, Lot 1, Lot 2, Lot 3, Lot 4, and Lot 5 [being a replat of of Lots 8, 9, 10, and 11 of Block CC, Powder Horn Ranch II PUD]
- [19] Powder Horn Ranch Minor No. 20 Subdivision, Lot 1 [being a replat of Lot 12, Block C, Powder Horn Ranch PUD Phase Eight]

8

[20] Powder Horn Ranch Minor No. 21 Subdivision, Lot 1 [being a replat of Lots 4 and 5, Block I, Powder Horn Ranch PUD Phase Two]

[21] Powder Horn Ranch Minor No. 23 Subdivision, Lot 1 [being a replat of Lots 2 and 3, Block D, Powder Horn Ranch PUD Phase Two]

[22] Powder Horn Ranch Minor No. 24 Subdivision, Lot 1 [being a replat of Lots 10 and 11, Block T, Powder Horn Ranch PUD]

[23] Powder Horn Ranch Minor No. 25 Subdivision, Lot 1 [being a replat of Lots 1 and 2, West Falls at the Powder Horn Subdivision]

[24] The Meadows PUD Subdivision, Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, and Outlot A

[25] The Pointe At Powder Horn Ranch Lots 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B, 5A, 5B, 6A, 6B, 7A, 7B, 8A, 8B, 9A, 9B, 10A, 10B, 17A, 17B

[26] The Point No. 2 At Powder Horn Ranch, Lots 11A, 11B, 12A, 12B, 13A, 13B, 14A, 14B, 15A, 15B, 16A, 16B [As replatted from The Pointe At Powder Horn Ranch]



**TWENTY-FIRST SUPPLEMENTARY DECLARATION OF COVENANTS,
 CONDITIONS AND RESTRICTIONS FOR THE POWDER HORN**

THIS TWENTY-FIRST SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN ("Twenty-First Declaration") instrument is made effective the 18th day of June, 2015, by the Board of Directors of the Powder Horn Homeowners Association, Inc., a nonprofit association ("Board").

This instrument applies to and binds all of the lands which are described in the Twentieth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, recorded September 22, 2010 in Book 518 at Page 734 of the Sheridan County, Wyoming land records ("Twentieth Declaration"), and as hereafter amended, all additions to, re-plats of, further or minor subdivisions of, and other modifications in legal description of the said Property.

WHEREAS the members of the Powder Horn Homeowners Association met by annual meeting on June 18, 2015, and, by the consent of 75% of the Owners, authorized and directed the President of the Association to Execute this Twenty-First Declaration, pursuant to Article XII, Section 12.04 of the Declaration of Covenants Condition and Restrictions for the Powder Horn, recorded on September 27, 1995 in Book 375 at Page 563 ("Original Declaration") of the Sheridan County, Wyoming land records, and as amended thereafter.

NOW, THEREFORE, it is hereby resolved that the terms of the Original Declaration shall be modified, amended, changed, and enlarged as stated below.

[1] Section 12.02 is modified, amended, changed, and enlarged in the entirety as follows:
 "12.02 * * *

- (a) [Delete]
- (b) To sign, execute, acknowledge, deliver and record any and all instruments which establish, adopt, modify, amend, change, enlarge, contract or abandon the terms within this Declaration, or any part hereof, with such clause(s), recital(s), covenant(s), agreement(s) and restrictions(s) as Declarant shall deem necessary, proper and expedient in the circumstance of a change or modification of ownership or boundaries of the Property.
- (c) To sign, execute, acknowledge, deliver and record any and all instruments which establish, adopt, modify, amend, change, enlarge, contract or abandon the subdivision plat(s) of the Property, or any part thereof, with any easements and rights-of-way to be therein contained as the Declarant shall deem necessary, proper and expedient under the conditions as may then be existing (provided that no plat affecting lands of existing owners other than the Declarant shall be changed or abandoned without notice to and majority consent of those affected owners).
- (d) The right, powers, and authority of said attorney-in-fact to exercise any and all of the rights and powers herein granted shall commence and be in full force as of July 1, 2015, and shall remain in full force and effect thereafter until July 1, 2045, unless otherwise extended by action of the Board.

[2] The portion of ARTICLE I DEFINITIONS that is denoted as Paragraph "(b) Common Areas..." is modified, amended, changed, and enlarged in the entirety as follows:

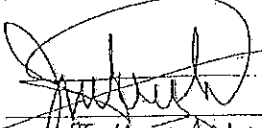
(b) "Common Areas" do not and shall not include the golf course, but shall mean and refer to any and all areas of land within the Property which are known and which are described or designated by Declarant to be common green, common areas, recreational easements, greenbelts, open spaces, out-lots, or streets on any recorded subdivision plat that describes subdivided portions of lands within the Property; and, also may include without thereby intending limitation any other permanent roads or streets within the Property that Declarant

dedicates to public use; and, also may include without thereby intending limitation any lands, easements, or rights-of-way within the Property as described or declared by Declarant to be devoted to utilities that serve platted Lots or other improved lands within the Property owned by Declarant, which may include, but are not thereby limited to utilities that Declarant designates for sewage or wastewater treatment, or designates for storm-water collection and discharge, or designates for distribution of lawn, garden, or other landscaping irrigation water, or generally to enable the emplacement and operation of other utilities which Declarant describes or designates as being intended for or devoted to the common use and enjoyment of the Members of the Association. Declarant intends and declares that the term "Common Areas" also shall include and apply to any and all improvements that now exist, or that hereafter may be made to, constructed upon, or installed upon or underlying lands, easements, or rights-of-way which Declarant describes or designates as Common Areas under this Declaration, at any amendment of this Declaration. Declarant intends and declares that the term "Common Areas" also shall include and apply to any and all equipment, accessories, and machinery that Declarant describes or designates to be used in or for the operation or maintenance of any portion of the said Common Areas which consist of land, easements, rights-of-way, and improvements thereto, thereupon, or thereunder, and also shall include and apply to any and all replacements of or additions to such described or designated equipment, accessories, and machinery. Declarant intends and declares that the term "Common Areas" also shall encompass and include any additions to or replacements of such Common Areas. The Common Areas within the Powder Horn residential community generally may include, but are not intended thereby to be limited or restricted to, streets or other roads that Declarant dedicates to public use; and, lands, easements, or rights-of-way that Declarant dedicates to utilities that are intended to serve and be devoted to the common use and enjoyment of the Members of the Association and Declarant, including but not thereby being limited to sewage and other wastewater treatment utility facilities, or storm-water collection and discharge structures and facilities, or lawn, garden and landscaping irrigation water utility facilities; provided, however, that Declarant specifically and expressly declares that the term "Common Areas" does not and shall not include the lands, improvements, or appurtenances that comprise the golf courses, clubhouse, and other supporting recreational facilities which Declarant owns and maintains within the perimeter of the Property; and, provided further, that the term "Common Areas") as used and applied under this Declaration shall be limited to those lands, easements, or rights-of-way that Declarant describes and designates as such in accord with the provisions of this Declaration, Declarant shall hold record title to the Common Areas that Declarant describes and designates pursuant to this Declaration, consistent with the residential community objectives that Declarant envisions for the Property under this Declaration, and subject to the easement of use, recreation, and enjoyment of Common Areas of the Members of the Association as such easement is defined in and limited by ARTICLE V of this Declaration, for an indefinite period of time; and, at a point in time deemed appropriate by the Board, but not later than July 1, 2025 ("transfer date"), record title to the Common Areas will be transferred from the Declarant to the Association, provided however, that the transfer date may be extended in additional five year increments upon the mutual agreement of the Board and the Declarant.

[3] All capitalized terms used in this Twenty-First Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, except as otherwise defined in this instrument, shall have the same meaning as stated originally in the Original Declaration.

IN WITNESS WHEREOF the Owners have caused this Twenty-First Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn to be signed below by the duly authorized President of the Board of Directors of the Powder Horn Homeowners Association, Inc. effective on the 18th day of June, 2015.

POWDER HORN HOMEOWNERS ASSOCIATION, INC.

By: 
J. A. TAYLOR, President

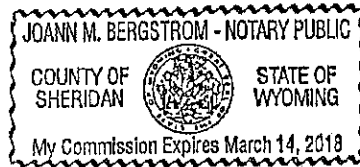


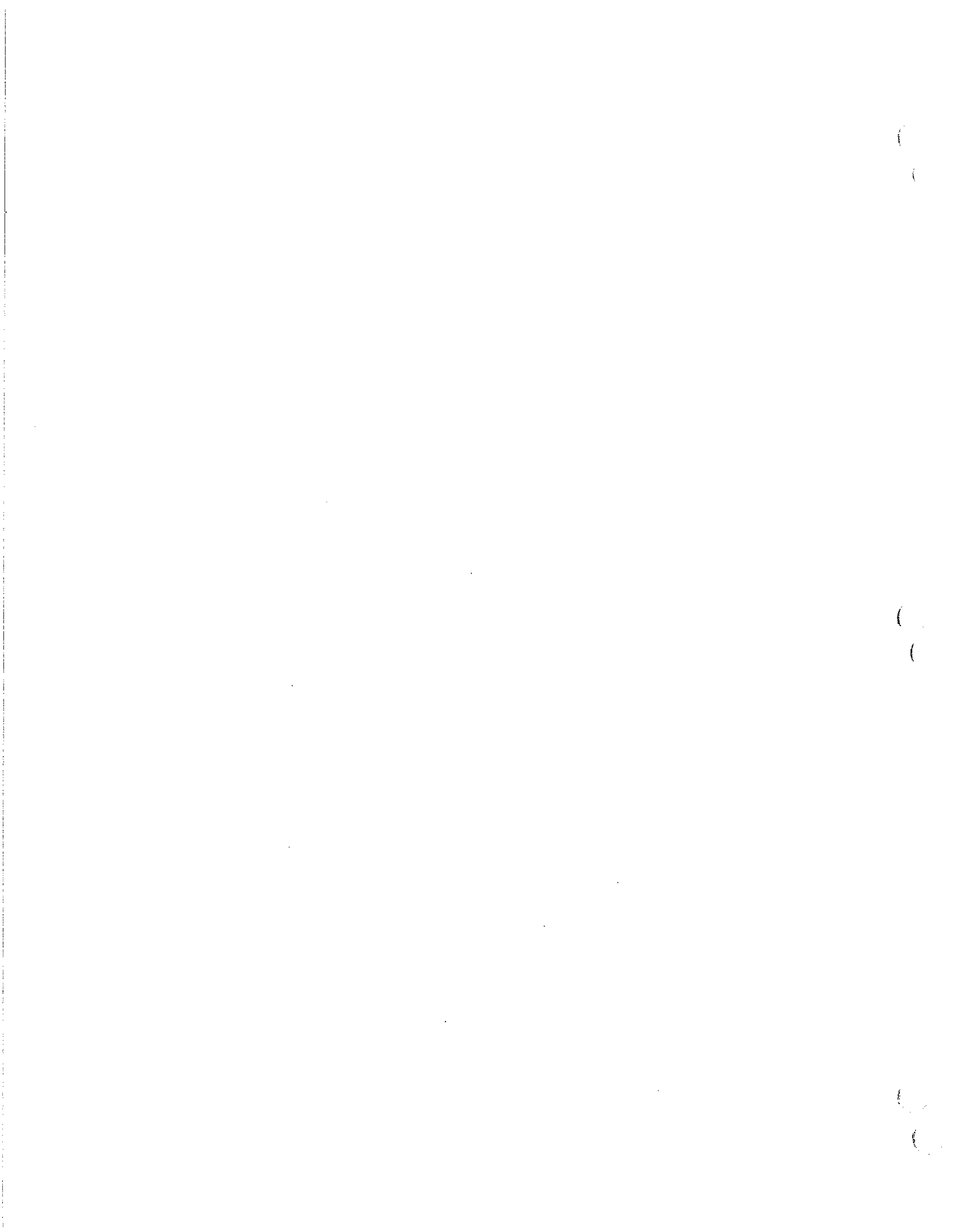
STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

The foregoing instrument, titled as the Twenty-First Supplementary Declaration Of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 20th day of July, 2015, by Jim Taylor, who personally is known to me, acting in his capacity as President of the Powder Horn Homeowners Association, Inc.; as witnesseth my hand and official seal.

Joann M. Bergstrom
Notary Public

My commission expires: March 14, 2018

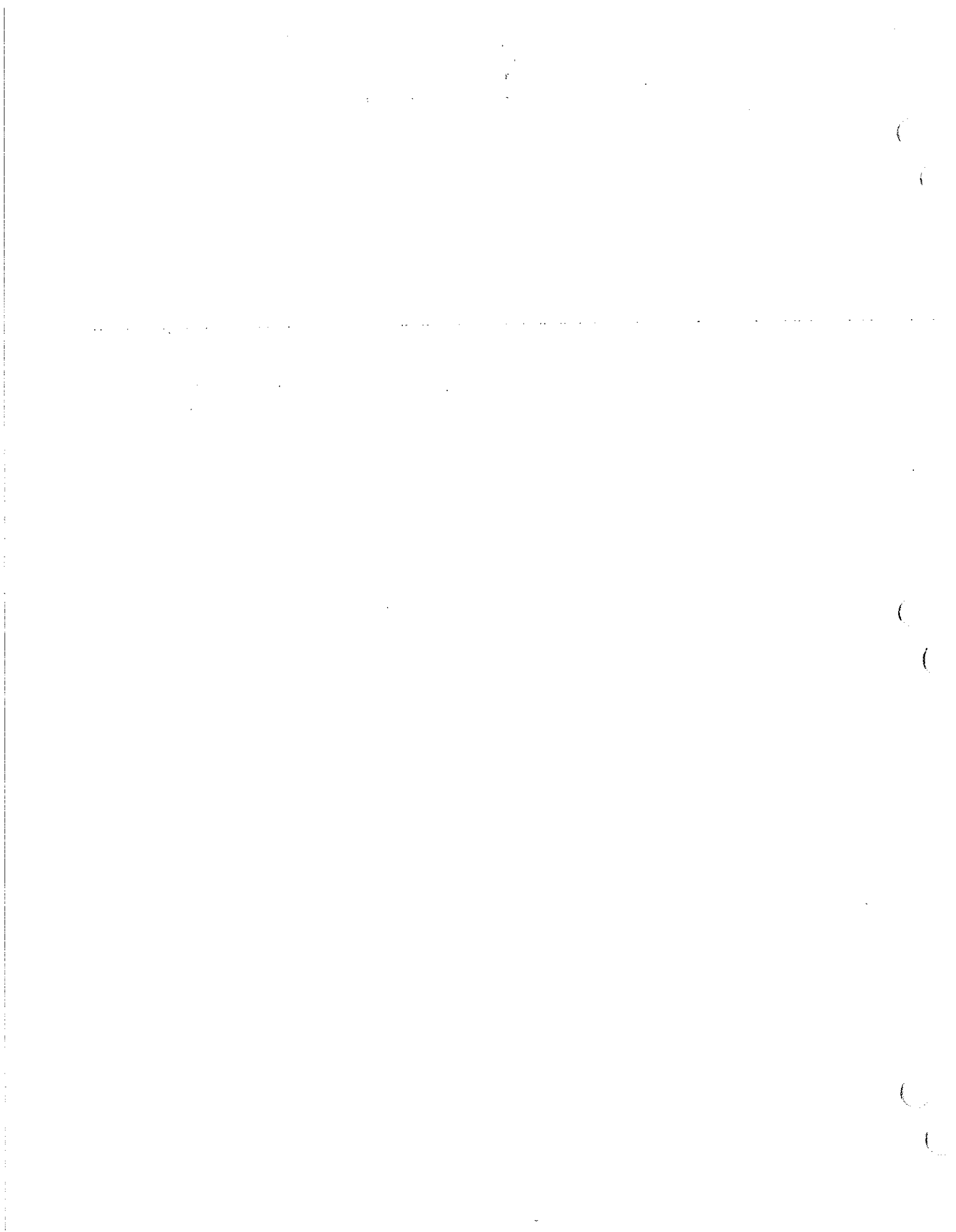




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TWENTY-SECOND SUPPLEMENTARY DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE
POWDER HORN

THIS TWENTY-SECOND SUPPLEMENTARY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE POWDER HORN ("Twenty-Second Declaration") instrument is made effective on the dates set forth herein, by the Board of Directors of the Powder Horn Homeowners Association, Inc., a nonprofit association ("Board").

~~This instrument applies to and binds all of the lands which are described in the Twenty-First Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, recorded July 23, 2015 in Book 554 at Page 359 of the Sheridan County, Wyoming land records ("Twenty-First Declaration"), and as hereafter amended, all additions to, re-plats of, further or minor subdivisions of, and other modifications in legal description of the said Property.~~

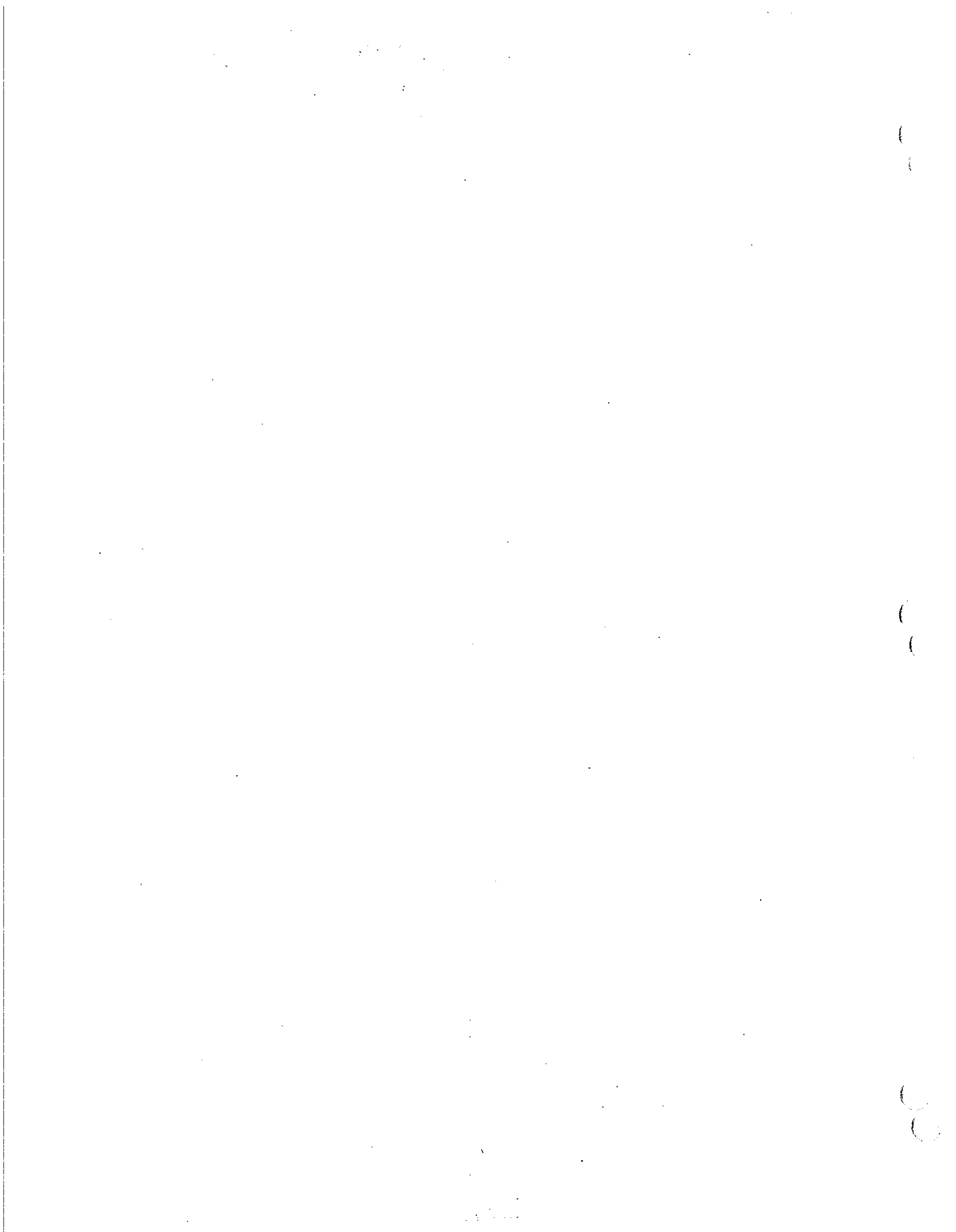
WHEREAS the members of the Powder Horn Homeowners Association met by annual meeting on June 21, 2017, and, by the consent of 75% of the Owners, authorized and directed the President of the Association to Execute this Twenty-Second Declaration, pursuant to Article XII, Section 12.04 of the Declaration of Covenants Conditions and Restrictions for the Powder Horn, recorded on September 27, 1995 in Book 375 at Page 563 ("Original Declaration") of the Sheridan County, Wyoming land records, and as amended thereafter.

~~WHEREAS the members of the Powder Horn Homeowners Association desire to amend the covenants to further revise the definition of "Lot" as set forth in Article I, Definitions, subparagraph (e) of the Original Declaration and further amended in the Seventh Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, recorded on April 11, 2000, in Book 413 at Page 667 of the Sheridan County, Wyoming land records.~~

WHEREAS the members of the Powder Horn Homeowners Association desire to amend the covenants pertaining to "Walls and Fences" as set forth in Section 9.09 of Article IX of the Original Declaration.

WHEREAS the members of the Powder Horn Homeowners Association desire to amend the covenants pertaining to "On Site Parking" as set forth in Section 9.07 of Article IX of the Original Declaration and further amended in the Ninth Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, recorded July 24, 2002, in Book 435 at Page 681 of the Sheridan County, Wyoming land records.

NOW, THEREFORE, it is hereby resolved that the terms of the Original Declaration shall be modified, amended, changed, and enlarged as stated below.



[1] Article I, Definitions, subparagraph (e) "Lot" is modified, amended, changed, and enlarged in the entirety as follows:

(e) "Lot" shall mean and refer to any plot or tract of land shown upon any recorded subdivision map(s) or plat(s) of the Property as amended from time to time, which is designated as a lot therein, and which is or will be improved with a residential dwelling in conformity with the building restrictions herein set forth. "Adjoining Lot" shall mean and refer to a Lot which is adjacent to any other Lot as shown on any recorded plat of the Property. Any reference in Article IX hereof to the visibility of an item from any Adjoining Lot shall mean the visibility of such item from the ground level of the structure located on the Adjoining Lot and ~~not the second story of a two-story dwelling located thereon.~~

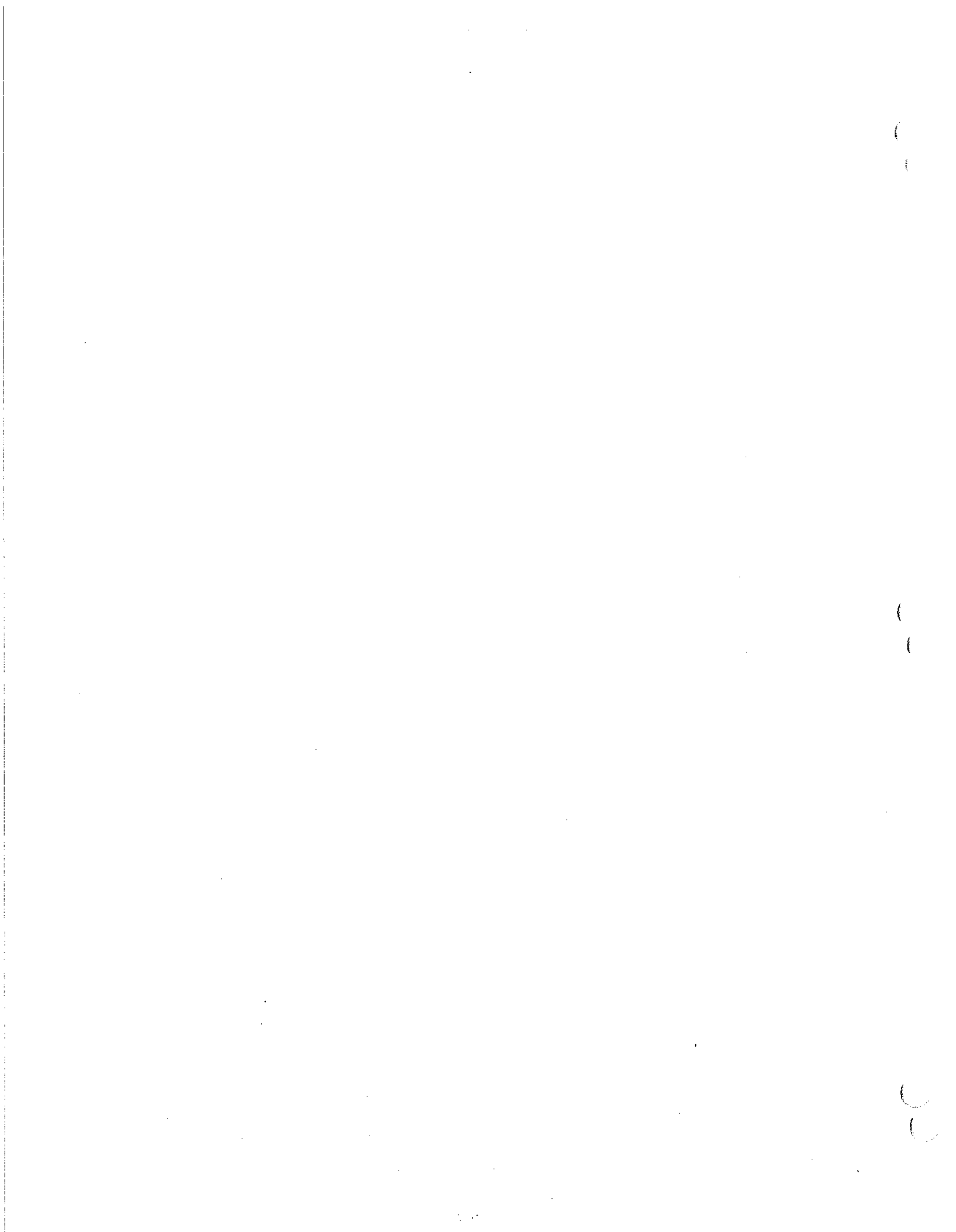
(i) For purposes of calculating association fees and membership rights, a lot owner who builds on two lots, thereafter rendering it impossible to split the lots or sell them separately, shall be considered the owner of one lot.

(ii) For purposes of calculating association fees and membership rights, an owner of multiple lots who seeks through the act of replatting lots and thereby reducing the number of lots to a lesser number of lots shall be assessed by the association for the total of all lots owned prior to any replat, with the exception of the condition stated in subparagraph (e)(i) above.

~~(iii) If two or more property owners jointly own a lot, each property owner will be assessed by the association for their portion of the property owned.~~

[2] Article IX, Architectural and Landscape Control, Section 9.09 "Walls and Fences" is modified, amended, changed, and enlarged in the entirety as follows:

9.09 Walls and Fences. Site walls or fences must appear as a visual extension of the residence, incorporating similar or compatible materials, colors and finishes whenever possible. Fences or privacy walls may be constructed of brick or stone masonry, stucco over concrete masonry, wood board (cedar or redwood), split rail, natural log, ornamental iron, coated chain link, or tasteful combination thereof. Galvanized chain link and wire fencing are prohibited, except that wire fencing may be allowed as an infill to wood board, split rail, or log fencing described above. Fencing and privacy walls may not exceed six feet in height above finished grade and must comply with the setback requirements defined in Section 9.03. Fences and privacy walls may be constructed solely for the purpose of enclosing or partially enclosing recreational areas such as patios or swimming pools. Privacy walls and fences enclosing entire or substantially all of an Owner's property are expressly prohibited. All fences and/or privacy walls must be approved by and are at the discretion of the Design Review Committee.



Exceptions:

(a) On all lots which abut the golf course, it is anticipated that the Declarant will construct and maintain the golf course fence. This particular fence shall consist of a two-pole fence with a natural seal coat. The fence shall be approximately 42 inches high from finished grade. If the Owner of a golf course lot wishes to construct a fence of the type previously described, any such fence within the golf course setback as defined in Section 9.03 must be of the same transparent pole fence design as described herein.

(b) Only two styles of fencing will be permitted within the cluster tracts, the two-pole fence described in exception (a), above, or wood fencing, as described below. Stain or paint colors for wood fencing in the cluster tracts shall be limited to a range of medium to dark gray or earth tone color, as determined appropriate by the Design Review Committee.

Segments of fencing which extend outward from the side wall of a residence must be held back from the front corners of the residence a minimum distance of ten feet. Fences may not encroach into any street frontage setback.

Wood fences must be double faced so that stringers and posts are partially concealed. Wood slats shall be of cedar or redwood, 4 to 8 inches in width, installed vertically or horizontally. Wood fences must have a continuous horizontal wood cap; uncapped slat ends will not be allowed. Fences may be left natural with a linseed oil based preservative application, or may be stained or painted.

Structural retaining walls may not exceed an above-grade height of six feet. Multiple terraced retaining walls must be utilized where the overall height of retained earth exceeds six feet. Retaining walls may be constructed of cast concrete, or engineered brick or concrete masonry; however, all exposed wall surfaces and edges must be treated with an approved finish, such as brick or stone veneer, painted stucco, or split-face texture with custom color, so as to blend unobtrusively with its natural surroundings. All retaining walls must include suitable drainage systems and weep holes to relieve ground water and hydrostatic pressure.

Dry-stack retaining walls of native stone do not require any supplemental facing or finish. All dry-stack retaining walls over two feet in height must slope against the grade a minimum of 4:1, (one foot back for each four feet in height). Dry-stack retaining walls must not be subjected to watershed run-off.

[3] Article IX, Architectural and Landscape Control, Section 9.07 "On Site Parking" is modified, amended, changed, and enlarged in the entirety as follows:

9.07. On Site Parking. The following on site parking rules and procedures shall be followed:

- (a) Each single-family residential dwelling shall provide an enclosed garage space to shelter a minimum of two conventional automobiles or pickups, and sufficient driveway space (within the boundaries of the lot) for the parking of at least two guest automobiles or pickups. A pickup is defined as having a 1.0 ton or less capacity.
- (b) Homeowners who possess trucks (truck or pickup larger than 1.0 ton capacity), non-operating or non-licensed automobiles, buses, motor homes, fifth wheel trailers, camper trailers, camper vehicles (except camper shells mounted upon pickups), hauling trailers, horse trailers, boats, motorcycles, snowmobiles, jet ski machines, ATV's, golf carts or any other motorized vehicle (other than a conventional automobile or pickup), must store or park such vehicles within an enclosed garage (screened parking areas do not qualify as an enclosed garage or storage area). Over-the-road tractors, flat bed trucks, work vehicles (not an automobile or pickup), and farm tractors are not allowed for enclosed storage.
- (c) The maximum number of owner vehicles allowed in the owner's open driveway area is four.
- (d) ~~On-site outdoor parking areas for vehicles shall be approved concrete or asphalt surfaces. Gravel, grass, or dirt surfaces will not be permitted.~~
- (e) The parking of a guest's recreational vehicles, trucks with campers, fifth wheel trailers, or other guest items (exclusive of automobiles or pickups) is limited to 72 hours. ~~School buses are prohibited. There is no~~ time restriction for a guest's car or pickup. The parking of an owner's ATV, camper, fifth wheel trailer, travel or hauling trailers, boats, snowmobiles, golf carts, jet ski machines, and recreational vehicles outside of the enclosed garage or storage area is restricted to 72 hours at a time. It is not intended for vehicles to be simply moved and repositioned, and the frequency of the parking of vehicles shall be monitored so as to preclude abuse of the policy. The Association strongly requests, where physically possible, RV's and other vehicles be parked in the property owner's driveway versus the street, so as to promote safe traffic flow and access for emergency vehicles.
- (f) Owner over-the-road tractors, flat bed trucks, farm tractors, garden tractors, bobcats, work vehicles (not an automobile or pickup), and delivery and repair trucks are restricted to daylight parking only.

[4] The Amendment to Article I. Definitions, subparagraph (e), defining "Lois", shall be effective January 1, 2018. All replats undertaken after that date will be subject to the conditions of this amendment for purposes of assessing association fees and membership rights. All other Amendments provided for herein shall be effective July 1, 2017.

[5] All capitalized terms used in this Twenty-Second Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn, except as otherwise defined in this instrument, shall have the same meaning as stated originally in the Original Declaration.

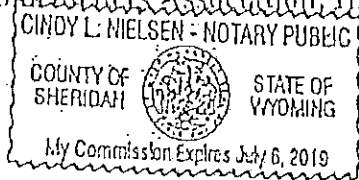
IN WITNESS WHEREOF the Owners have caused this Twenty-Second Supplementary Declaration of Covenants, Conditions and Restrictions for the Powder Horn to be signed below by the duly authorized President of the Board of Directors of the Powder Horn Homeowners Association, Inc. effective on the dates set forth herein.

POWDER HORN HOMEOWNERS ASSOCIATION,
INC.

By: Ed Hawkinson
Ed Hawkinson, President

STATE OF WYOMING)
) ss.
COUNTY OF SHERIDAN)

The foregoing instrument, titled as the Twenty-Second Supplementary Declaration of Covenants, Conditions, And Restrictions For The Powder Horn was signed and acknowledged before me this 29th day of June, 2017, by Ed Hawkinson, who personally is known to me, acting in his capacity as President of the Powder Horn Homeowners Association, Inc. as witnesseth my hand and official seal.



Cindy L. Nielsen
Notary Public

My commission expires: July 6, 2019