DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

1. THIS DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS is made this 13th day of November, 1991 by AMERICAN VILLAGE CORPORATION hereinafter referred to as "Declarant," and affects all of the right, title and interest of AMERICAN VILLAGE CORPORATION in and to Lots 1, 2, 4, 5, 7, 8, 9 and 10 of Block 1, VILLAGE PARK ADDITION, and Lots 1, 2, 3, 18, 20, 21, 22, 23 and 30 of Block 2, VILLAGE PARK ADDITION to the City of Newberg, Yamhill County, Oregon.

2. Declarant desires to declare of public record the Declarant's intention to create certain covenants, conditions and restrictions affecting the ownership of the property described in paragraph 1.

3. Declarant hereby certifies that there is hereby imposed upon the right, title and interest of the Declarant in the property described in paragraph 1 the following covenant, condition and restriction:

No mobile homes, or manufactured homes, whether permanent or temporary structures, shall be allowed on any of the lots described in paragraph 1 of this declaration with the exception of a construction supervision type mobile home to be used by a contractor only during the period of construction of improvements on such Lots.

DONE AND DATED this 13th day of November 1991.

AMERICAN VILLAGE CORPORATION

By: DALE R. DECKER, President Date:

By: DAVID K. FIELDS, Secretary Date:

GMJ/0369044PA2.2/rcs
STATE OF OREGON) ss.

County of Yamhill) ss.

On this 13th day of November, 1991, personally appeared before me the above named DALE D. DECKER and DAVID K. FIELDS who being first duly sworn did say that they are the President and Secretary of American Village Corporation, an Oregon corporation, and that this instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors, and each of them acknowledge this instrument to be the voluntary act and deed of American Village Corporation.

Before me: ________________________________
Notary Public for Oregon
My Commission Expires: 01/17/94

BERNICE LANE
NOTARY PUBLIC - OREGON
My Commission Expires: 01/17/94

STATE OF OREGON) ss.
COUNTY OF YAMHILL)

I hereby certify that this instrument was received and duly recorded by me in Yamhill County records.

CHARLES STEVENS,
COUNTY CLERK
VILLAGE PARK ADDITION
SECTION 19, TOWNSHIP 3 SOUTH, RANGE 2 WEST, WILAMETTE MERIDIAN
City of NEWBERG, YAMHILL COUNTY, OREGON
PLAT PREPARED BY CARL ENGELHARDT
SALEM, OREGON
AUGUST, 1977

STATE OF OREGON S.S.
COUNTY OF YAMHILL

1. KIM L. WORRELL, Assessor, and TED LOPUSZYNNSKI,
COLIN ARMSTRONG and JOHN P. MACAULAY, Commissioners for
said County and State, do hereby approve the within plat and
dedication which are in due and legal form.

ASSessor
COMMISSIONER
COMMISSIONER

ATTEST: COUNTY CLERK

DEDICATION:

KNOW ALL MEN BY THESE PRESENTS, that we AMERICAN
VILLAGE CORPORATION, an Oregon Corporation, DALE DECKER,
President and DAVID K. FIELDS, Secretary-Treasurer, being the
title owner of the land described in the Surveyor's Certificate here-
above and desiring to dispose of the same in lots and blocks, have
c arrested the same to be surveyed and platted. The name to be known as
"VILLAGE PARK ADDITION"

We hereby certify that all taxes and assessments levied against
said land have been paid.
We hereby dedicate to the public use forever the streets and
plats out through said land as shown on the within plat.
In witness whereof, we have set our hand and seal this ___ day of November, 1977.

PRESIDENT
SECRETARY-TREASURER

STATE OF OREGON S.S. 12:30
COUNTY OF YAMHILL

1. WANDA CATT, Clerk - Recorder for said County and
State, do hereby certify that the within plat was received and duly
recorded by me in Yamhill County Book of Town Plats in Vol. __ page ___, on this ___ day of ___ ___, 1977, at ___ o'clock ___.

REcorder

Taxes and assessments have been paid in full to this date.

TAX COLLECTOR

STATE OF OREGON S.S.
COUNTY OF YAMHILL

On this day personally came before me, a Notary Public in and
for said County and State, DALE DECKER, President, and DAVID K.
FIELDS, Secretary-Treasurer, of AMERICAN VILLAGE CORPORATION,
an Oregon Corporation, and that the seal affixed to this corporate seal
of said corporation and that said instrument was signed and sealed in
behalf of said corporation by authority of its board of directors and that said
DALE DECKER and DAVID K. FIELDS acknowledged said instrument to
be the free act of said corporation, and did sign the above dedication
without fear or compulsion from anyone.

Witness my hand and seal this ___ day of November, 1977

NOTARY PUBLIC FOR OREGON
My commission expires ___ 19__