

308706

EIGHTEENTH SUPPLEMENTARY DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR NORTHFORK

This Eighteenth Supplementary Declaration is made this ~~12th~~
day of March, 1998 by North Fork, Inc., a Minnesota corporation
(hereinafter "Declarant").

RECITALS

A. Declarant is the developer of the Northfork Planned Unit
Development in the City of Ramsey, County of Anoka, State of
Minnesota.

B. Declarant executed and recorded that certain Declaration
of Covenants, Conditions and Restrictions for Northfork dated
September 25, 1985 and recorded September 27, 1985 as Anoka County
Registrar of Titles Document No. 145186 (the "Original
Declaration").

C. The Original Declaration was amended, restated and
supplemented by that certain Restated Declaration of Covenants,
Conditions and Restrictions for Northfork dated January 15, 1986
and recorded April 10, 1986 as Anoka County Registrar of Titles
Document No. 150096 (the "Restated Declaration").

D. Declarant further executed and recorded that certain
Supplementary Declaration of Covenants, Conditions and Restrictions
for Northfork dated April 2, 1987 and recorded April 2, 1987 as
Anoka County Registrar of Titles Document No. 161498, thereby
bringing the single family lots of NORTHFORK SECOND within the
scheme of the Restated Declaration as "Additional Property",
pursuant to Section 2.3 of the Restated Declaration.

E. Declarant further executed and recorded that certain Sixth Supplementary Declaration of Covenants, Conditions and Restrictions for Northfork dated March 14, 1991 and recorded March 15, 1991 as Anoka County Registrar of Titles Document No. 205466, amending certain provisions of the Restated Declaration pursuant to Article XIII thereof.

F. Declarant further executed and recorded that certain Eighth Supplementary Declaration of Covenants, Conditions and Restrictions for Northfork dated April 20, 1992 and recorded May 20, 1992 as Anoka County Registrar of Titles Document No. 219409, thereby relocating the Lake Access Area described in Section 11.3 of the Restated Declaration and legally described in Exhibit B of said Restated Declaration to the parcel legally described as Exhibit A of such Eighth Supplementary Declaration. b

G. Declarant is the fee owner and Peoples National Bank of Mora, a banking corporation under the laws of the United States of America, is a Mortgagee of all Lots, Blocks and Park in Northfork Oaks Third Addition.

H. Declarant desires to bring all the Lots, Blocks and Park of Northfork Oaks Third Addition within the scheme of the Restated Declaration as "Additional Property" pursuant to Section 2.3 of the Restated Declaration;

DECLARATION

NOW, THEREFORE, Declarant hereby declares:

1. ADDITIONAL PROPERTY. The "Property" as defined in the Restated Declaration, shall include all the Lots, Blocks and Park in Northfork Oaks Third Addition, Anoka County, Minnesota. Said parcels are and shall be held, transferred, sold, conveyed, used and occupied, subject to the covenants, conditions, restrictions, easements, charges and liens set forth in the Restated Declaration and the Supplementary Declarations.

2. No natural vegetation, including mature trees, under-story or shrubbery, shall be removed, disturbed or altered within 75 feet of the East boundary line of Lot 1, Block 3, NORTHFORK OAKS THIRD ADDITION, except as are required to be removed, disturbed or altered by law. Such prohibition is specifically designated for the benefit of all lots within the plat of NORTHFORK OAKS THIRD ADDITION and for the benefit of the owners of property adjacent to Lot 1, Block 3, NORTHFORK OAKS THIRD ADDITION. Any of such parties shall have the right to enforce this prohibition by an action at law or in equity.

3. No permanent outside storage or parking of any type of motor vehicle, construction equipment, house trailer, camping trailer, trailer or watercraft, including, but not limited to, automobile, tractor, recreational vehicle, camping trailer, snowmobile, motorcycle, motorbike, boat or canoe shall be allowed. Such vehicles, equipment, trailers or watercraft may be stored or parked temporarily (less than one week) but only in such a manner as to minimize their impact on the appearance of the neighborhood; however, construction equipment being used for installation of site improvements or home construction may be stored or parked without the limitation stated herein.

4. SUPPLEMENT LIMITED. Except as specifically supplemented by this Eighteenth Supplementary Declaration, the Restated Declaration, Supplementary Declaration, Sixth Supplementary Declaration and Eighth Supplementary Declaration shall remain in full force and effect according to their terms.

NORTH FORK, INC.

BY 
Its Assistant Vice President



IN WITNESS WHEREOF, Declarant has executed this instrument the day and year first above written.

NORTH FORK, INC.

By *Dennis F. Peck*
Its Assistant Vice President

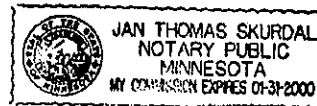
STATE OF MINNESOTA)
) ss.
COUNTY OF ANOKA)

The foregoing instrument was acknowledged before me this 12th day of March, 1998 by Dennis F. Peck, the Assistant Vice President of North Fork, Inc., a Minnesota corporation, on behalf of the corporation.

Jan Thomas Skurdal
Notary Public

THIS INSTRUMENT WAS DRAFTED BY:

North Fork, Inc.
713 Bradford Ave., NW
Champlin, MN 55316



CONSENT OF PEOPLES NATIONAL BANK OF MORA

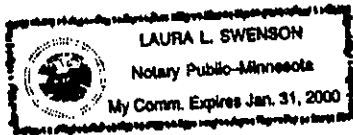
Peoples National Bank of Mora, a banking organization under the laws of the United States of America, as holder of a mortgage on all Lots, Blocks and Park in Northfork Oaks Third Addition hereby consents to the foregoing Eighteenth Supplementary Declaration of Covenants, Conditions and Restrictions for Northfork and agrees to be bound by it, subject to its rights thereunder as a mortgagee.

PEOPLES NATIONAL BANK OF MORA

By Doyle Casavant
its Vice President

STATE OF MINNESOTA)
) ss.
COUNTY OF ANOKA)

The foregoing instrument was acknowledged before me this day of 2-10-98, 1998, by Doyle Casavant the Vice President of Peoples National Bank of Mora, a banking organization under the laws of the United States of America, on behalf of said institution.



REGISTERED ABSTRACTERS, INC.
2118 3rd Avenue North
Anoka, Minnesota 55303
(812) 427-3812

Laura L Swenson
Notary Public

798-02224

TORRENS

Receipt # <u>27002/30-50</u>	<input type="checkbox"/> Certified Copy Date Mailed _____
Date/Time: <u>3/12/98 14:00</u>	<input type="checkbox"/> Tax Liens / Releases
Doc. Order <u>1</u> of <u>3</u>	<input type="checkbox"/> Multi-Co Doc Tax Pd
✓ by: Recordability: <u>Jep</u>	<input type="checkbox"/> Transfer <input type="checkbox"/> New Desc.
Filing Fees: <u>305⁰⁰</u> <u>NS</u>	<input type="checkbox"/> Division <input type="checkbox"/> GAC
Well Certificate Received this Date: _____	<input type="checkbox"/> Status <input type="checkbox"/> Def. Spec
Refund Rec't # _____	<input type="checkbox"/> Other <input checked="" type="checkbox"/> No Change
From <u>79999</u> A# of. <u>0</u> Comp. Cert. # <u>79999</u> New Certs.: <u>0</u> Entry _____	Notes: <u>NS 3rd top</u>
Typed _____ Tract Updated: <u>1</u> Comp. Complete _____	

BK 252 PG 159 NO 79999

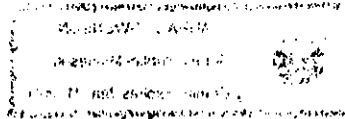
DOCUMENT NO. 308706.0 TORRENS
ANOKA COUNTY MINNESOTA

I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT WAS FILED IN THIS OFFICE
FOR RECORD ON MAR 12 98
AT 2:00 PM AND WAS DULY RECORDED.
FEES AND TAXES IN THE AMOUNT OF \$30.50 PAID.

RECEIPT NO. 98027002

EDWARD M. TRESKA
ANOKA COUNTY PROPERTY TAX ADMINISTRATOR/RECORDER/REGISTRAR OF TITLES
RHJ

BY _____
DEPUTY PROPERTY TAX ADMINISTRATOR/RECORDER/REGISTRAR OF TITLES



308706.0 TORRENS
REGISTERED ABSTRACTERS
2115 3RD AVE N
ANOKA, MN 55303