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May 12, 2017

Dear Homeowner:

I represent White Pine Estates. Enclosed please find proposed Third Amended and Restated Declaration of Covenants, Conditions and Restrictions for your review.

I have been practicing law in Nevada for over 30 years and represent more than 300 common-interest communities such as White Pine Estates. I am a fellow with the College of Community Association Lawyers and have applied my experience in working with the Board on preparing the enclosed document. The Declaration was amended primarily to update the provisions to bring them into compliance with Nevada law and the current practices of the Association.

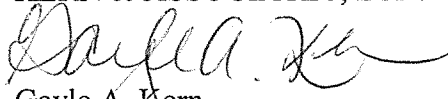
Please consider this document carefully and fill out the enclosed ballot. The amendments have been tracked with strike-outs for those sections proposed to be deleted and underlined for those proposed to be added. You may return the ballot by email as noted, by dropping it off at the management company's office or by mailing it in the enclosed envelope.

I join with the Board in urging you to vote in favor of the Third Amended and Restated Declaration because it is in the best interest of the Association.

Please let the Board or management company know if you have any questions.

Very truly yours,

KERN & ASSOCIATES, LTD.


Gayle A. Kern

Enclosures