

When recorded, return to:

Bryan J. Pattison

DURHAM JONES & PINEGAR, P.C.

192 East 200 North, Third Floor

St. George, Utah 84770

DOC # 20080020525

Amended Restrictive Covenants
Russell Shirts Washington County Recorder
05/19/2008 04:44:31 PM Fee \$ 22.00
By SOUTHERN UTAH TITLE CO

Page 1 of 6



AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR CORAL SPRINGS

This Amendment to the Declaration of Covenants Conditions and Restrictions of Coral Springs is prepared pursuant to Section 14.2 of the Declaration of Covenants, Conditions and Restrictions for Coral Springs, a residential condominium development (the "Declaration"), that was recorded in the Office of the Washington County Recorder on November 7, 2006, as Document No. 20060051813, with regard to the property described in Exhibit A hereto.

1. Section 13.4 of the Declaration is hereby amended in its entirety to read as follows:

13.5. **Maximum Number of Units in Expansion Property.** The total maximum number of Units that may be added to the Condominium Project is one hundred sixteen (116).

2. Exhibit C of the Declaration is hereby amended in its entirety as set forth in Exhibit C hereto.

IN WITNESS WHEREOF, the undersigned, being the Declarant, has hereunto set its hand this 30th day of April, 2008.

DECLARANT:

CORAL SPRINGS, LLC
a Utah limited liability company

**SOUTHERN UTAH TITLE COMPANY
ACCOMMODATION RECORDING ONLY
NOT EXAMINED**

By Quenalee Nelson
Quenalee Nelson, Manager

By Rod Sainsbury
Rod Sainsbury, Manager

See Notary Acknowledgment attached

STATE OF Kaho)
) ss.
COUNTY OF Bonanza)

On this 30th day of April, 2008, before me personally appeared Quenalee Nelson whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn (or affirmed), did say that she is the Manager of Coral Springs II, LLC, a Utah limited liability company (the "Company") and that the foregoing document was signed by her on behalf of that Company by proper authority and she acknowledged before me that the Company executed the document and the document was the act of the Company for its stated purpose.

Residing at: Kaho Falls, Idaho

[Signature]
NOTARY PUBLIC
My commission expires: 12/6/2010

STATE OF Idaho)
) ss.
COUNTY OF MADISON)

On this 30th day of April, 2008, before me personally appeared Rod Sainsbury whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn (or affirmed), did say that he is the Manager of Coral Springs II, LLC, a Utah limited liability company (the "Company") and that the foregoing document was signed by him on behalf of that Company by proper authority and he acknowledged before me that the Company executed the document and the document was the act of the Company for its stated purpose.

Residing at: Idaho Falls, ID

[Signature]
NOTARY PUBLIC
My commission expires: 1-3-2012

MORTGAGEE'S CONSENT TO RECORD

Consent is hereby given to the recording of the foregoing Amendment to Declaration of Covenants Conditions and Restrictions for Coral Springs.

Dated: May 1, 2008

Barnes Banking Company

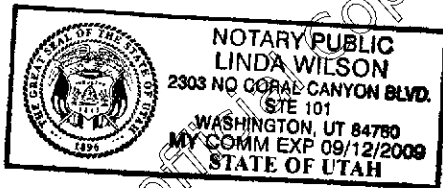
By: [Signature] Mark B. Murdock
Its [Signature] Commercial Loan Officer

STATE OF UTAH)
) ss.
COUNTY OF Washington)

On this 1st day of May, 2008, before me personally appeared Mark B. Murdock whose identity is personally known to or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn (or affirmed), did say that he/she is the Commercial Loan Officer of Barnes Banking Company, a Corporation (the "Bank") and that the foregoing document was signed by him/her on behalf of the Bank by authority of its bylaws or of a resolution of its board of directors, and he/she acknowledged before me that the Bank executed the document and the document was the act of the Bank for its stated purpose.

Residing at: St George, UT

[Signature]
NOTARY PUBLIC
My commission expires: Sept. 12, 2009



Attachment to "Amendment to Declaration of Covenants, Conditions and Restrictions for Coral Springs" dated April 30, 2008 executed by Coral Springs, LLC, a Utah Limited Liability Company

Exhibit A

[Legal Description of Initial Property]

Parcel ID No. ~~H-42-5-123~~ H-CSC-1-A-1 thru 13; H-CSC-1-B-1 thru 13; H-CSC-1-C

Beginning at a point which is North 00°22'33" East 257.49 feet along the East Section line and North 90°00'00" West 278.09 feet from the East Quarter Corner of Section 5, Township 42 South, Range 14 West, Salt Lake Base and Meridian; said point also being on the Northeasterly Right-of-Way of State Route 9; running thence along said State Route 9 North 49°10'23" West 330.83 feet to the point on the Coral Canyon Hurricane Sewer Lift Station boundary line, thence along said Sewer Lift Station boundary line North 33°17'56" East 60.52 feet to the point on Coral Canyon Hurricane Parcel 2 boundary line, thence along said boundary line for the following three (3) courses: North 33°17'56" East 100.39 feet; thence North 23°58'07" East 57.31 feet; thence North 10°03'51" East 89.54 feet to the point on Shell Station Parcel; thence along said Shell Station Parcel for the following five (5) courses: North 09°12'37" East 97.17 feet; thence North 19°12'56" East 52.35 feet; thence North 47°00'06" East 32.78 feet; thence North 30°10'14" East 32.96 feet; thence North 02°20'18" East 46.46 feet; thence North 31°44'46" East 182.09 feet; thence North 42°06'16" East 55.00 feet; thence North 29°45'41" East 22.28 feet; thence North 48°09'05" East 21.35 feet to the point of curvature of a 220.00 foot radius curve concave to the right; thence Northeasterly 81.32 feet along the arc of said curve through a central angle of 21°10'43" to the point of reverse curvature of a 30.00 foot radius curve concave to the left, the radius point of which bears North 20°40'12" West; thence Northeasterly 22.34 feet along the arc of said curve through a central angle of 42°39'59" to the point of non-tangency; thence South 63°20'10" East 60.60' feet; thence South 47°54'24" East 160.22 feet; thence South 01°06'52" East 141.14 feet; thence South 35°26'49" West 421.96 feet; thence South 01°57'27" East 134.36 feet; thence South 09°54'17" west 142.85 feet; thence South 40°49'37" West 165.57 feet to the point of beginning.

Containing: 6.90 Acres.

Initials: 

Attachment to "Amendment to Declaration of Covenants Conditions and Restrictions for Coral Springs" dated April 30, 2008 executed by Coral Springs, LLC, a Utah Limited Liability Company

Exhibit C

[Legal Description of Expansion Area]

Phase 2 Property

Parcel ID No. ~~H-47-5-122~~ ~~H-CSC-1-A-1 thru AB~~; ~~H-CSC-1-B-1 thru AB~~; ~~H-CSC-1-C-1 thru 13~~; ~~H-CSC-1-D-1 thru 13~~; ~~H-CSC-1-E-1 thru 13~~; ~~H-CSC-1-F-1 thru 13~~; ~~H-CSC-1-G-1 thru 13~~; ~~H-CSC-1-H-1 thru 13~~; ~~H-CSC-1-I-1 thru 13~~

Beginning at a point which is North 00°22'33" East 1277.25 feet along the East Section line and North 90°00'00" West 87.63 feet from the East Quarter Corner of Section 5, Township 42 South, Range 14 West, Salt Lake Base and Meridian; running thence North 26°39'13" East 81.93 feet; thence North 44°01'48" East 83.44 feet; thence North 82°13'28" East 22.53 feet; thence North 35°21'12" East 32.16 feet; thence North 06°51'27" East 71.80 feet; thence North 08°17'25" West 63.99 feet; thence North 08°21'13" West 234.60 feet; thence North 46°07'26" East 228.53 feet; thence North 31°14'23" East 139.61 feet; thence North 21°40'20" East 144.72 feet; thence North 17°14'24" East 73.02 feet to the point of curvature of a 527.50 foot radius curve concave to the right, the radius point of which bears South 21°03'44" West; thence Southeasterly 360.20 feet along the arc of said curve through a central angle of 39°07'25" to the point of non-tangency; thence North 61°30'04" East 103.87 feet to the point of curvature of a 275.00 foot radius curve concave to the left; thence Northeasterly 27.88 feet along the arc of said curve through a central angle of 5°48'34" to the point of non-tangency; thence South 34°18'29" East 50.00 feet; thence South 30°30'41" East 119.09 feet; thence South 59°29'19" West 152.44 feet; thence South 20°29'44" West 153.47 feet; thence North 84°14'12" West 63.51 feet; thence South 41°04'16" West 310.01 feet; thence South 16°32'03" West 292.85 feet; thence South 52°08'16" West 223.04 feet; thence North 01°06'52" West 30.14 feet; thence North 47°54'24" West 160.22 feet; thence North 63°20'10" West 60.60 feet to the point of beginning.

Containing: 9.77 Acres

Phase 3 Property Tax Serial Number H-PL

Beginning at a point which is North 00°22'33" East 2273.96 feet along the West Section Line and North 90°00'00" East 353.06 feet from the West Quarter Corner of Section 4, Township 42 South, Range 14 West, Salt Lake Base and Meridian, said point being on the Northerly boundary line of the Coral Springs, LLC property recorded as Document #994604 in Book 1830 on Page 110 in the Office of the Washington County Recorder in the State of Utah; and running thence North 32°27'35" East 92.62 feet to the point on the arc of a 257.60 foot radius curve concave to the right, the radius point of which bears South 86°16'28" East; thence Northeasterly along the arc of said curve 369.62 feet through a central angle of 82°12'37" to a point of non-tangency the radius point of which bears South 4°03'51" East; thence North 42°33'38" East 73.38 feet; thence South 26°25'12" East 150.38 feet; thence South 60°21'28" East 247.79 feet; thence South 20°37'07" West 286.56 feet; thence South 29°52'45" West 164.10 feet to the Northeasterly corner of said Coral Springs Property; thence along said boundary in the following five (5) courses: North

Initials: gr RA apl

30°30'41" West 119.09 feet; thence North 34°18'29" West 50.00 feet to a point on the arc of a 275.00 foot radius curve concave to the right, the radius point of which bears North 34°18'29" West; thence Southwesterly along the arc of said curve 27.88 feet through a central angle of 5°48'34"; thence South 61°30'12" West 103.87 feet to a point on the arc of a 527.50 foot radius curve concave to the left, the radius point of which bears South 60°11'10" West; thence Northwesterly along the arc of said curve 323.16 feet through a central angle of 35°06'02" to the point of tangency said point also being the Point of Beginning.

Containing: 5.05 Acres.

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