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RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
CAROLYN BOWLES
2554 ELIZABETH ST
#7
SLC UT 84106
BY: MBA, DEPUTY - WI 4 P.

**ARTICLES OF AMENDMENT
CONDOMINIUM FOREST GLEN, INC.
(NON-PROFIT)**

The Articles of Incorporation for Condominium Forest Glen, Inc. were originally adopted on or about October 2, 1978 and filed on October 3, 1978. Pursuant to the Utah Nonprofit Corporations Act, said articles are hereby amended and replaced in their entirety by the following provisions:

**ARTICLE I
NAME**

The name of the nonprofit corporation is CONDOMINIUM FOREST GLEN, INC., hereinafter "the Association".

**ARTICLE II
DURATION**

The duration of the Association shall be perpetual unless earlier dissolved pursuant to law.

**ARTICLE III
PURPOSES**

The Corporation is organized exclusively for non-profit purposes, and the specific purposes for which this non-profit corporation is organized are to manage, operate, insure, construct, improve, repair, alter and maintain the Common Areas and to provide certain facilities, services and other benefits to the Owners (defined in the Declaration, as herein after described) within that real property located in Salt Lake County, State of Utah, more particularly described in the Declaration, and to promote the health, safety and welfare of the residents within the above described real property and any additions thereto as may hereafter be brought within the jurisdiction of this Association. For this purpose the Association is authorized to:

- (a) Exercise all of the powers and privileges and to perform all of the duties and obligations of the Association as set forth in the Amended and Restated Declaration of Protective Covenants, Conditions, & Restrictions for Forest Glen Condominiums (the "Declaration") which may be recorded in the records of Salt Lake County from time to time;
- (b) Fix, levy, collect and enforce payment by any lawful means, all charges or assessments pursuant to the terms of the Declaration; to pay all expenses in connection therewith and all office and other expenses incident to the conduct of business of the Association, including all licenses, taxes or governmental charges levied or imposed against the property of the Association;
- (c) Acquire (by gift, purchase, or otherwise) own, hold, improve, build upon, operate, maintain, convey, sell, lease, transfer, dedicate for public use or otherwise dispose of real or personal property in connection with the affairs of the Association;
- (d) Borrow money, mortgage, pledge, deed in trust or hypothecate any or all of its real or personal property as security for money borrowed or debts incurred;
- (e) Dedicate, sell or transfer all or any part of the Common Areas to any public agency, authority, or utility for such purposes and subject to such conditions as may be agreed to by the Owners; provided, however, that the Association may grant such easements as shall be necessary for improvements to the Property without the consent of the Owners;

(f) Have and to exercise any and all powers, rights and privileges which a corporation organized under the Non-Profit Corporation Act of the State of Utah may now or hereafter have or exercise.

**ARTICLE IV
MEMBERSHIP**

Every person or entity who is a record Owner of a fee or undivided fee interest in any Unit (as defined in the Declaration) which is subject to the Declaration, shall be a member of the Association. The foregoing is not intended to include persons or entities who hold an interest in any Unit merely as security for the performance of an obligation. Membership shall be appurtenant to and may not be separated from ownership of any Unit which is subject to assessment by the Association.

**ARTICLE V
VOTING RIGHTS**

Each member shall have one (1) vote for each Unit owned as set forth in the Declaration.

**ARTICLE VI
SHARES AND STOCK**

The Association will not issue stock or shares evidencing membership or interest in water or other property rights.

**ARTICLE VII
BOARD OF DIRECTORS**

The affairs of the Association shall be managed by the Board of Directors. Unless otherwise provided by the Declaration or the Association's Bylaws, the Board of Directors shall consist of an odd number of no less than three (3) members and no more than seven (7) members, who must be individual Unit owners. The names and addresses of the persons who are to act in the capacity of members of the Board of Directors until the selection of their successors are:

Name	Address
Carolyn Bowles	2554 Elizabeth Street, Apt. 7 Salt Lake City, Utah 84106
Steven Bruce Kiger	2586 Elizabeth Street, Apt. 6

Salt Lake City, Utah 84106

Patrick Burns 2558 Elizabeth Street, Apt. 4
Salt Lake City, Utah 84106

Rich Knickerbocker 2512 Elizabeth Street, Apt. 6
Salt Lake City, Utah 84106

George Limberakis 2584 Elizabeth Street, Apt 4
Salt Lake City, UT 84106

Unless otherwise provided in the Declaration or the Association's bylaws, members shall be elected for two-year terms.

ARTICLE VIII DISSOLUTION

The incorporated Association may be dissolved in accordance with Utah law and the Declaration. Upon dissolution, the assets of the corporation shall be divided among all of its members according to the number of Units they own.

ARTICLE IX REGISTERED OFFICE AND AGENT

The address of the designated and registered office of the Corporation is 2560 Elizabeth Street, Salt Lake City, UT 84106 and the name of the registered agent at such address is Greg Geilmann.

ARTICLE X CORPORATION POWERS

The Corporation shall have such powers and authority as are provided by Statute, Section 16-16a-101, et seq. Specifically, the Corporation shall have power and authority to sue or be sued and defend in the Corporate name; maintain a corporate seal; receive gifts, devisees, bequests or personal and real property, to purchase or lease personal or real property and to otherwise acquire, hold, improve, use, and possess the same; to convey, mortgage, pledge, lease, exchange, transfer, bargain, or otherwise dispose of any or all of its property and assets; to conduct its normal and ordinary affairs, transact business, and carry on operations with such offices as are necessary within the State of Utah or the Continental United States; to elect a Board of Directors, and to appoint officers and agents of the Corporation and to define, by bylaw and otherwise, the duties and compensation of said officers and agents; to make and alter by-laws and resolutions, not otherwise inconsistent with the Articles of Incorporation, the Declaration or the laws of the State of Utah for the administration of the affairs of the Corporation; to indemnify any director, officer, or agent of the Corporation for expenses actually and necessarily incurred in furthering the activities and operations of the Corporation or in the defense of any litigation or action in which any said Board of Directors member, officer, or agent is made a party; and to exercise all other powers necessary and reasonably convenient to effect any and all of the purposes for which the Corporation is now authorized or hereafter may be authorized by the laws of the United States and the State of Utah.

**ARTICLE XI
LIABILITY**

The Board of Directors, officers, employees and members of the Corporation shall not be liable, either jointly or severally, for any obligation, indebtedness or charge against the Corporation.

**ARTICLE XII
INDEMNITY OF THE BOARD OF DIRECTORS**

Unless and except as otherwise provided in the Association's bylaws, the Corporation shall indemnify any and all of its members of the Board of Directors or officers, or former members of the Board of Directors or former officers, or any person who may have served at its request as a member of the Board of Directors against expenses actually and necessarily incurred by them in connection with the defense of any action, suit or proceeding in which they or any of them are made parties, or a party, by reason of being or having been members of the Board of Directors, or officers of the Corporation, except in relation to matters as to which any member of the Board of Directors or officer or former officer or member of the Board of Directors or person shall be adjudged in such action, suit or proceeding to be liable for negligence or misconduct in the performance of duty. Such indemnification shall not be deemed exclusive of any or all other rights to which those indemnified may be entitled, under any Bylaws, agreement, vote of subscribers or otherwise.

**ARTICLE XIII
AMENDMENT**

Any amendment to these Articles of Incorporation shall require the assent of Owners holding sixty-seven percent (67%) of the voting interest.

IN WITNESS WHEREOF, the undersigned hereby attests that, pursuant to the Utah Nonprofit Corporation Act, the Board of Directors proposed the foregoing Articles of Amendment to the Association and the Association has adopted these Articles of Amendment by the affirmative vote of a majority of a quorum of the Association's sole voting class.

Dated this 16 day of February, 2019.

CONDOMINIUM FOREST GLEN, INC.

BY: Carolyn Dawber

TITLE: President