

8995175

When Recorded, Return To:

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170 South Main, Suite 1500
Salt Lake City, UT 84101

8995175
03/03/2004 04:28 PM 31.00
Book - 8953 Pg - 8583-8590
GARY W. DTT
RECORDER, SALT LAKE COUNTY, UTAH
FIRST AMERICAN TITLE
BY: SBN, DEPUTY - WT 8 P.

309-4930735

**AMENDMENT TO
DECLARATION OF RESTRICTIONS AND
GRANT OF EASEMENTS**

**AMENDMENT TO
DECLARATION OF RESTRICTIONS AND
GRANT OF EASEMENTS**

This Amendment to Declaration of Restrictions and Grant of Easements (this "Amendment") is entered into as of ~~February~~^{March} __/__, 2004, by INTERMOUNTAIN FARMERS ASSOCIATION, a Utah corporation ("IFA"), COUNTRY ESTATE PROPERTY HOLDINGS, L.C., a Utah limited liability company ("Country Estate"), and ANDERSON TIRE HOLDING COMPANY, L.C. ("Anderson").

RECITALS

A. IFA and Country Estate are the declarants under that certain Declaration of Restrictions and Grant of Easements dated as of May 28, 2003 and recorded on June 4, 2003, as Entry No. 8675263 in Book 8811 at page 1183 in the official records of Salt Lake County, Utah (the "Declaration").

B. The Declaration encumbers that certain real property located in Salt Lake County, Utah, and more particularly described on Exhibit A, attached hereto and incorporated herein by this reference ("IFA Country Square Subdivision").

C. Included in the real property encumbered by the Declaration is a certain parcel of real property which is owned by Anderson and which is more particularly described in Exhibit B, attached hereto and incorporated herein by this reference (the "Anderson Parcel").

D. The parties hereto desire to amend the Declaration to substitute the Site Plan of the IFA Shopping Center, which is attached hereto as Exhibit C, in place of the site plan attached as Exhibit A to the Declaration, in order to accurately set forth the present configuration of the IFA Shopping Center.

NOW, THEREFORE, the Declaration is hereby amended as follows:

1. ***Site Plan.***

- 1.1 The site plan attached to the Declaration as Exhibit A is hereby deleted in its entirety and the site plan attached hereto as Exhibit C substituted therefor. All references to the "Site Plan" in the Declaration and this Amendment shall hereinafter refer to the site plan attached as Exhibit C to this Amendment and incorporated herein by reference.

2. **Miscellaneous.**

2.1 This Amendment shall be governed by and construed in accordance with the laws of the State of Utah.

2.2 Except as expressly amended hereby, the Declaration shall remain in full force and effect.

2.3 In the event of any conflict between the Declaration and this Amendment, this Amendment shall control.

IN WITNESS WHEREOF, this Amendment is executed as of the date first set forth above.

INTERMOUNTAIN FARMERS
ASSOCIATION,
a Utah corporation

COUNTRY ESTATE PROPERTY
HOLDINGS, L.C.,
a Utah limited liability company

By Spence P. Lloyd
Name: Spence P. Lloyd
Title: CFO

By Spence P. Lloyd
Name: Spence P. Lloyd
Title: Manager

ANDERSON TIRE HOLDING COMPANY,
L.C., a Utah limited liability company

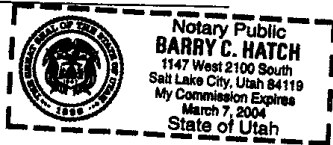
By Howard Anderson
Name: Howard Anderson
Title: pres

STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

~~29~~ ¹ March The foregoing instrument was acknowledged before me this ~~29~~ day of ~~February~~, 2004, by Spence P. Lloyd, the ~~President~~ of CFO Intermountain Farmers Association, a Utah corporation.

My commission expires:

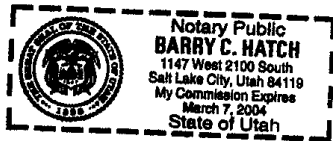
Barry C Hatch
Notary Public in and for the
Residing at _____



STATE OF UTAH _____)
) ss.
COUNTY OF SALT LAKE _____)

March The foregoing instrument was acknowledged before me this 1 day of ~~February~~, 2004, by Spence P. Lloyd, the Manager of Country Estate Property Holdings, L.C, a Utah limited liability company.

My commission expires: _____



Barry C. Hatch
Notary Public in and for the
Residing at _____

STATE OF UTAH _____)
) ss.
COUNTY OF SALT LAKE _____)

The foregoing instrument was acknowledged before me this 27 day of February, 2004, by Howard Anderson, the President of Anderson Tire Holding Company, L.C.

My commission expires: 10/07/2007

Marva Anderson
Notary Public in and for the
Residing at _____

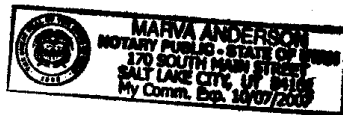


EXHIBIT A
to
Amendment to Declaration of Restrictions and Grant of Easements

All of Lots 1, 2, 3, 4, 5, 6, and 7 of the IFA Country Square Subdivision, a Subdivision being part of the Southern Quarter of Section 27, Township 3 South, Range 1 West, Salt Lake Base and Meridian.

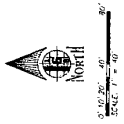
APN Nos. 27-27-379-009, 010, 011, 012, 013, 014 and 015

EXHIBIT B
to
Amendment to Declaration of Restrictions and Grant of Easements

All of Lot 4 of the IFA Country Square Subdivision, a Subdivision being part of the Southern Quarter of Section 27, Township 3 South, Range 1 West, Salt Lake Base and Meridian.

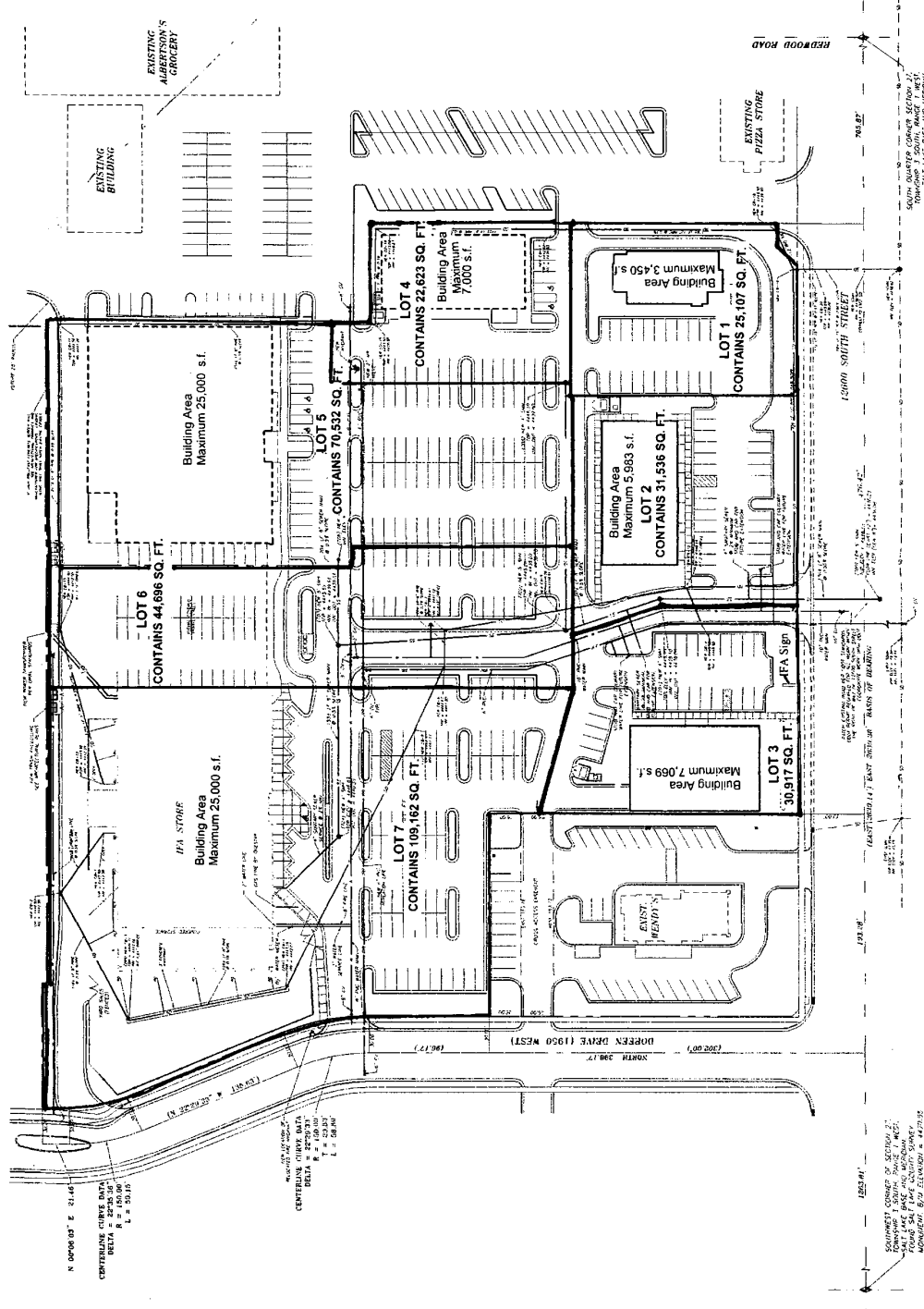
APN No. 27-27-379-014

EXHIBIT C
to
Amendment to Declaration of Restrictions and Grant of Easements
Site Plan

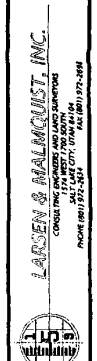


LEGEND

- Survey Monument
- Fire Hydrant
- Light Pole
- Handicap Parking
- Center Line
- Property Line
- Enclosure Line
- Walk & Roller
- Curb Wall
- Other Communications Line
- Edge of Asphalt
- Fire Protection Line
- Oil Line with Valve
- Proprietary Line
- Power Line
- Power Line with Pole
- Power Line with Pole
- Street Light Line with Pole
- Street Light Line with Pole
- Street Light Line with Pole
- Street Light Line with Pole
- Street Light Line with Pole
- Telephone Line with Pole
- Water Line with Valve



SITE PLAN
1/2 COMMER. SQUARE SUBDIVISION
PREPARED FOR: SHAW CONCEPTS ARCHITECTS
117 WEST 21ST STREET
SALT LAKE CITY, UT 84143
DATE: 03-20-2010
PROJECT NO: 107-100-100
SHEET
1
11



LARSEN & MALCOMSON, INC.
CONSULTING ENGINEERS AND LAND SURVEYORS
SALT LAKE CITY, UTAH 84143
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