DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF RIVERWOOD II, III AND IV

00974461 Bk 1795 Pg 2115
RUSSELL SHIRTS * WASHINGTON CO RECORDER
2005 SEP 28 15:24 PM FEE $10.00 BY SW
FOR: RIVERWOOD

AMENDMENT DATED -- September 28, 2005

The aforementioned Covenants, Conditions and Restrictions as recorded as instrument 00409938 in Book 0667, Pages 49-52 in the records of Washington County, Utah are hereby amended in the following particulars:

Amendment: Any unit in Riverwood II made available as a rental must have been occupied by the owner or purchaser for a minimum of twelve (12) consecutive months, prior to its being made available to be rented or leased. The term "occupied" does not mean that the owner must actually reside there 12 consecutive months out of the year, it is defined to mean that an owner must own their unit for at least 12 months, without leasing or renting it to anyone else during that time.

Lease or rental agreements along with a completely filled out Riverwood HOA II lease/rental occupancy agreement must be delivered to the Riverwood HOA II president, before anyone moves into the unit. Any violation of this policy or attempt to circumvent the intent of this policy may result in a monthly penalty fee to be determined by the Board of Trustees, any extenuating or hardship circumstances must be presented in to and approved by the Board of Trustees.

This amendment is hereby signed by not less than sixty-seven percent (67%) of the owners.

IN WITNESS WHEREOF, RIVERWOOD II ASSOCIATION has executed this Amendment to the Declaration as of the 28 day of Sept 2005.

RIVERWOOD ASSOCIATION

Alice E Allred — President

W Delmas Johnson — Secretary

STATE OF UTAH)
)
County of Washington

On the 28 day of Sept 2005, personally appeared Alice Allred and DelMar Johnson, who being duly sworn, did say that they are the President and Secretary of the Association and that said instrument was signed and sealed in behalf of said Association by the authority of its Board of Directors.

TRACY WINNINGHAM
NOTARY PUBLIC • STATE of UTAH
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ST. GEORGE, UT 84770
COMM. EXPIRES 3-18-2009

Tracy Winningham
Notary Public for Utah

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