

AMENDMENT TO DECLARATION OF PROTECTIVE COVENANTS,  
CONDITIONS AND RESTRICTIONS,  
OF RAINBOW RIDGE MOBILE HOME PARK, ST. GEORGE, UTAH

WHEREAS, a notice and poll was conducted by mail, of all members of the Rainbow Ridge Homeowners Association during the period of May 16th through June 17th, 1996, and ballots were returned by 94.6% of said members; and whereas results were tabulated showing a yes vote by 82.6% of the membership, to amend said Declaration of Protective Covenants, Conditions and Restrictions, and since 75% or more of the membership of said Association voted yes, this amendment was thereby agreed to and adopted.

NOW THEREFORE, the Declaration of Protective Covenants, Conditions and Restrictions of Rainbow Ridge Mobile Home Park, St. George, Utah as adopted March 31, 1981, are hereby amended effective as of the date hereof as follows:

Article VII, Section 10, entitled LEASING OF RAINBOW RIDGE PROPERTIES, is hereby added as Section 10 to Article VII and adopted, reading as follows, to wit:

Section 10. Leasing Rainbow Ridge Properties.  
In cases where an owner wishes to rent a property, the rental must be accomplished by a lease. The minimum term of said lease will be six (6) months, and renewable only for a like or longer period. Subletting of property is not allowed. A photo copy of the signed lease document must be provided to the Board of Directors or to an Officer of the Association.

The lessee must fulfil the age requirements of the Association, and the lessor or his agent will obtain from the lessee, or prospective lessee, a copy of proof of the lessee's age, showing he or she to be 55 years of age or older. The age requirement is found in Article VII, Section 7 of this document, which designates Rainbow Ridge as an adult (senior) area.

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FOR: ANDERSON ROBERT

The owner of the leased property shall retain the right to vote, and the lessee will be allowed the privileges and rights to use of the common areas, said use to comply with the rules of the Association.


Prior to the lessee occupying the property, the lessor or his agent shall furnish to the lessee a copy of the CC&Rs and Bylaws of the Association. He shall review with the lessee the provisions of those documents. A certification stating that the lessee has read, understands and will comply with same, is to be signed by the lessee. That certification will then be provided to an Officer of the Association who will file it with the Association's copy of the lease.

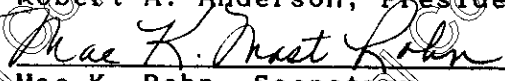
The undersigned, being the duly elected and acting President and Secretary of Rainbow Ridge Homeowners Association, certify that the above Amendment was adopted by the assenting vote of 75 percent or more of the members of Rainbow Ridge Homeowners Association entitled to cast votes under the Articles of Incorporation and bylaws of the Corporation.

WHEREFORE, the undersigned execute this Amendment for and on behalf of the Rainbow Ridge Homeowners Association and verify that the foregoing statements are true to their own knowledge.

RAINBOW RIDGE HOMEOWNERS ASSOCIATION

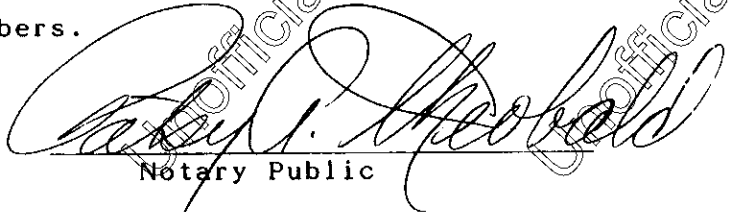
By:

  
Robert A. Anderson, President

  
Mae K. Rohn, Secretary

State of Utah                    )  
County of Washington)       ss:

Before me a Notary Public in and for said County and State this 19th day of June, 1996, personally appeared Robert A. Anderson, President and Mae K. Rohn, Secretary/Treasurer of Rainbow Ridge Homeowners Association, a Utah not-profit corporation, and for and on behalf of said Association, acknowledge the execution of the foregoing Amendment to Declaration of Protective Covenants, Conditions and Restrictions of Rainbow Ridge Mobile Home Park, St. George, Utah, to be the free and voluntary act of the Association and of its members.

  
Notary Public

Resident of St. George, Utah

My Commission Expires:

2-15-99

