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NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
MERIDIAN TITLE
REC BY:V ASHBY DEPUTY - WI

FIRST SUPPLEMENT TO
DECLARATION OF
CONDOMINIUM
OF
SIENNA CONDOMINIUMS
(PHASE 2)

THIS FIRST SUPPLEMENT TO DECLARATION OF CONDOMINIUMS is made and executed this ___ day of January, 1999, by MSG, L.C., a Utah limited liability company with its principal place of business located in Salt Lake City, State of Utah, (hereinafter referred to as "Declarant").

RECITALS:

A. On or about the 20th day of October, 1998, Declarant made and executed that certain "Declaration of Condominium of Sienna Condominiums," with respect to the certain real property located in Salt Lake County, State of Utah, more particularly described therein and now known as Sienna Condominiums (herein the "Declaration"), which Declaration was recorded in the office of the County Recorder of Salt Lake County, State of Utah, on the 12th day of November, 1998, in Book 8158, beginning at Page 1971, as Entry No. 7150901.

B. Under the terms of the Declaration, Declarant reserved the right to add certain additional real properties ("Additional Land" or portions thereof) to the provisions of the Declaration and now desires to do the same in order to further the intent of the Declarant as expressed in the Declaration.

NOW, THEREFORE, in consideration of the recitals set forth hereinabove, the Declarant hereby declares and certifies as follows:

1. Submission of Phase 2. Declarant hereby submits the following described real properties, and its interests therein, to the terms, conditions, restrictions, covenants and easements to the terms of the Declaration, as amended:

SEE SCHEDULE "A" ATTACHED HERETO

TOGETHER WITH all easements, rights-of-way, and other appurtenances and rights incident to, appurtenant to, or accompanying the above-described real property (the real property).

ALL OF THE FOREGOING IS SUBJECT TO all liens for current and future taxes, assessments, and charges imposed or levied by governmental or quasi-governmental authorities; all Patent reservations and exclusions; any mineral reservations of record and rights incident thereto; all instruments of record which affect the real property or any portion thereof, including, without limitation, any mortgage or deed of trust; all visible easements and rights-of-way; all easements and rights-of-way of record; any easements, rights-of-way, encroachments, or discrepancies shown on or revealed by the Map or otherwise existing; an easement for each and every pipeline, cable, wire, utility line, or similar facility which traverses or partially occupies the real property at such time as construction of all Project improvements is complete; and all ease-

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ments necessary for ingress to, egress from, maintenance of, and replacement of all such pipes, lines, cables, wires, utility lines, and similar facilities.

RESERVING UNTO DECLARANT, however, such easements and rights of ingress and egress over, across, through and under the real property and any improvements now or hereafter constructed thereon as may be reasonable necessary for Declarant or for any assignee or successor of Declarant (in a manner which is reasonable and not inconsistent with the provisions of the Declaration): (i) an easement for ingress and egress for the benefit of the Additional Land, however developed or utilized, over the real property described on Exhibit "D" attached to the Declaration, whether or not the Additional Land, or portions thereof, is part of the Project; (ii) to construct and complete each of the Units in any Building and all of the other improvements described in the Declaration or in the Map recorded concurrently herewith, and to do all things reasonably necessary or proper in connection therewith; (iii) to improve portions of the real property with such other or additional improvements, facilities, or landscaping designed for the use and enjoyment of all the Owners as Declarant or as such assignee or successor may reasonably determine to be appropriate; and (iv) to construct and complete each of the Units, Buildings and other improvements to be constructed upon any Additional Land or portion thereof intended to be included within the Project. If, pursuant to the foregoing reservations, the real property or any improvement thereon is traversed or partially occupied by a permanent improvement or utility line, a perpetual easement for such improvement or utility line shall exist. With the exception of such perpetual easements including the perpetual easement specified in (i) above, the reservations hereby effected shall, unless sooner terminated in accordance with their terms, expire seven (7) years after the date on which the Declaration was filed for record in the office of the County Recorder of Salt Lake County, State of Utah.

2. Amendment to Exhibit "A". Declarant hereby supplements and amends the Declaration by the filing of Amended Exhibit "A" (Phases 1 and 2) attached hereto and incorporated herein by reference.

3. Supplemental Map. The real properties described in Paragraph 1, and the improvements to be constructed thereon, all of which are submitted to the terms and conditions of the Declaration, are more particularly set forth on a supplemental Map pertaining to the same, which supplemental Map shall be recorded with this Supplement.

4. Representations of Declarant. Declarant represents as follows:

a. The annexed real property is part of the Additional Land as identified in the Declaration.

b. By the annexation of the real property described in paragraph 1, the total number of Units when completed, will equal thirty (30).

5. Effective Date. This Supplemental Declaration, and the Supplement Map relative to this addition, shall take effect upon their being filed for record in the office of the County Recorder of Salt Lake County, Utah.

EXECUTED the day and year first above written.

MSG, L.C., a
Utah limited liability company

By 

Joel Kester
Its Manager

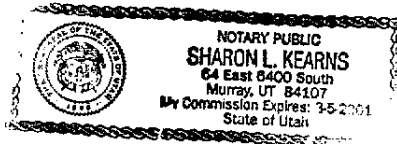
STATE OF UTAH)
 : SS
COUNTY OF SALT LAKE)

On the 4 day of January, 1999, personally appeared before me Joel Kester, who being by me duly sworn, did say that he is the Manager of MSG, L.C., a Utah Limited Liability Company, and that the foregoing Supplement to Declaration was signed on behalf of said company by authority of the operating agreement or a resolution of its Managers, and the said Manager acknowledged to me that said company executed the same.

Sharon L. Kearns
NOTARY PUBLIC, Residing at:

My Commission Expires:
MAY 2001

SIC



SCHEDULE "A"

to

First Supplement to Declaration of Condominium of
Sienna Condominiums

(Legal Description of Additional Land)

Beginning at a point on the Southeast Right of Way line of a State Highway, said point being North 00°02'30" West (deeded North) 788.70 feet and North 89°58'15" East 297.67 feet (deeded East 297.31 feet) to a point on the South Right of Way of 4500 South Street and North 63°46'00" East 472.13 feet along said Right of Way line from the Southwest Corner of Section 2, Township 2 South, Range 1 West, Salt Lake Base and Meridian and running thence from said point of beginning North 63°46'00" East 238.77 feet along said Right of Way line; thence South 01°26'30" West 229.05 feet; thence North 74°53'18" East 58.20 feet; thence due East 28.82 feet; thence South 01°26'30" West 100.10 feet; thence South 89°58'15" West 225.41 feet; thence North 00°01'45" West 79.17 feet; thence South 89°58'15" West 63.99 feet; thence North 00°38'43" West 129.32 feet to said point of BEGINNING.

BASIS OF BEARING being along the centerline of 1175 West Street from a found monument located at the intersection of 4800 South Street and 1175 West Street and a monument found North 89°58'15" East 1116.93 feet from the Southwest Corner of Section 2, Township 2 South, Range 1 West, Salt Lake Base and Meridian. Bearing being North 01°26'30" East. Contains 57,454 square feet or 1.319 acres.

AMENDED EXHIBIT "A"
to
First Supplement to Declaration of Condominium of
Sienna Condominiums
(Phases 1 & 2)
(Percentage Interest)

<u>UNIT NO</u>	<u>SIZE</u>	<u>PERCENTAGE INTEREST</u>	<u>VOTES</u>
<u>UNIT NO</u>	<u>SIZE</u>	<u>PERCENTAGE INTEREST</u>	<u>VOTES</u>
1	1505	3.501	3.501
2	1351	3.142	3.142
3	1351	3.142	3.142
4	1505	3.501	3.501
5	1505	3.501	3.501
6	1351	3.142	3.142
7	1351	3.142	3.142
8	1505	3.501	3.501
9	1505	3.501	3.501
10	1505	3.501	3.501
11	1505	3.501	3.501
12	1351	3.142	3.142
13	1351	3.142	3.142
14	1505	3.501	3.501
15	1505	3.501	3.501
16	1351	3.142	3.142
17	1351	3.142	3.142
18	1505	3.501	3.501
19	1505	3.501	3.501
20	1351	3.142	3.142
21	1351	3.142	3.142
22	1505	3.501	3.501
23	1505	3.5	3.5
24	1351	3.142	3.142
25	1351	3.142	3.142
26	1505	3.5	3.5
27	1505	3.5	3.5
28	1351	3.142	3.142
29	1351	3.142	3.142
30	1505	3.5	3.5
Totals	42,994	100%	100

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