

2435454

2435454

FEB 3 1972
Recorded _____ at 3:24 P.M.
Request of SECURITY TITLE COMPANY LDT
Fee Paid, JEROME AN MARTIN
Recorder, Salt Lake County, Utah
\$4.40 By _____ Deputy

SUPPLEMENTARY DECLARATION TO THE DECLARATION OF
CONDOMINIUM OF THREE FOUNTAINS EAST, PHASE TWO

THIS SUPPLEMENTARY DECLARATION to the Declaration of Condominium of Three Fountains East, Phase Two, made the 1st day of February, 1972, by RICHARD PROWS, INC., a Utah corporation, hereinafter referred to as the "Declarant", witnesseth as follows:

WHEREAS, on October 20, 1970 Declarant filed of record in the office of the County Recorder of Salt Lake County, Utah, that certain Declaration of Condominium of Three Fountains East, Phase One, hereinafter referred to as the "Phase One", in Book 2909, Page 632 of Records, together with that certain Record of Survey Map in Book I I of Plats, Page 22, and

WHEREAS, the Declarant also filed of record in said office of the County Recorder that certain Declaration of Condominium of Three Fountains East Phase Two, hereinafter referred to as the "Phase Two", on October 21, 1971 in Book 3009, Page 74, together with that certain Record of Survey Map in Book KK of Plats, Page 19, and

WHEREAS, Declarant is desirous of supplementing Phase Two by the addition of the real property hereinafter described for the uses and purposes stated herein, and

WHEREAS, Declarant is the owner of all Units of Phase Two.

Now, Therefore, the Declarant hereby makes the following declarations:

1. Definitions. The definition of terms mentioned in paragraph 1 of the Declarations of Phase One and Phase Two are herein adopted by reference as if fully set forth herein.

BOOK 3009 PAGE 74

2. Submission of Additional Property to Condominium.

Declarant hereby submits the following described real property, hereinafter referred to as the "Real Property", in Salt Lake County, Utah, described as follows:

Beginning at a point South 230.39 feet and East 261.59 feet from the center of Section 8, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North $18^{\circ} 53' 30''$ East 81.56 feet; thence South $71^{\circ} 06' 30''$ East 27.84 feet; thence South $88^{\circ} 00'$ East 11.10 feet; thence South $2^{\circ} 00'$ West 10.25 feet; thence South $88^{\circ} 00'$ East 3.00 feet; thence South $2^{\circ} 00'$ West 24.00 feet; thence North $88^{\circ} 00'$ West 3.00 feet; thence South $2^{\circ} 00'$ West 35.70 feet; thence North $88^{\circ} 00'$ West 61.44 feet to the point of beginning.

Subject to a 15.00 foot right-of-way described as follows:

Beginning at a point South 220.06 feet and East 265.13 feet from the center of Section 8, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North $18^{\circ} 53' 30''$ East 15.68 feet; thence South $88^{\circ} 00'$ East 53.71 feet; thence South $2^{\circ} 00'$ West 15.00 feet; thence North $88^{\circ} 00'$ West 58.26 feet to the point of beginning.

Reserving, however, the said right-of-way for the use and benefit of the following described real property (camper and boat storage area) in Salt Lake County, Utah, to-wit:

Beginning at a point East 261.59 feet and South 230.39 feet and North $18^{\circ} 53' 30''$ East 81.56 feet from the center of Section 8, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North $18^{\circ} 53' 30''$ East 61.16 feet; thence North $69^{\circ} 45'$ East 85.80 feet; thence South $2^{\circ} 00'$ West 169.05 feet; thence North $88^{\circ} 00'$ West 59.43 feet; thence North $2^{\circ} 00'$ East 35.70 feet; thence South $88^{\circ} 00'$ East 3.00 feet; thence North $2^{\circ} 00'$ East 24.00 feet; thence North $88^{\circ} 00'$ West 3.00 feet; thence North $2^{\circ} 00'$ East 10.25 feet; thence North $88^{\circ} 00'$ West 11.10 feet; thence North $71^{\circ} 06' 30''$ West 27.84 feet to the point of beginning.

Contains 0.258 acres.

to the provisions of the Utah Condominium Ownership Act. The

BOOK 10000 PAGE 100

Real Property, together with improvements heretofore or hereafter to be constructed thereon, shall constitute a portion of Phase Two as shown on the map hereinafter mentioned, subject to all the uses, conditions, covenants, and restrictions set forth in the Declarations of Phase One and Phase Two. It is agreed that the Real Property shall be a part of the Common Areas of Phase Two, and shall be subject to all the applicable provisions of Phase One and Phase Two respecting Common Areas.

3. Map. The map entitled "Supplementary Sheet No. 1", recorded simultaneously herewith, indicates the boundaries of the Real Property, and it supplements Page 1, Exhibit "A", of Phase Two.

In Witness Whereof, the Declarant has duly executed this instrument on the date and year aforesaid.

Attest:

RICHARD PROWS, INC.

Mas. Yano
Secretary

By Richard Prows
President

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

On the 1st day of February, 1972, personally appeared before me Richard S. Prows and Mas Yano who being by me duly sworn did say, each for himself, that he, the said Richard S. Prows is the president, and he, the said Mas Yano is the secretary of RICHARD PROWS, INC., and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors and said Richard S. Prows and Mas Yano each duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of said corporation.

My Commission Expires: 2-6-75

Chris J. Shoush
NOTARY PUBLIC, Residing
at Salt Lake City, Utah