

3987263

AMENDMENT TO
DECLARATION OF CONDOMINIUM OF
WATERBURY OPEN SPACE COMMUNITY

8350

Robert Ferguson
MAYOR, HERRON

Aug 31 12 02 PM '84
HERRON
ARROW SOUTH

REC'D BY DIXON
SALT LAKE COUNTY
403 So Temple #310
SUCCESSFULLY

This Amendment to the Declaration of Condominium of Waterbury Open Space Community is made this 19th day of June, 1984, pursuant to the provisions of Paragraph 12 of said Declaration and the Utah Condominium Ownership Act.

R E C I T A L S :

A. The Declaration of Condominium of Waterbury Open Space Community was recorded on June 22, 1973 as Entry Number 2548993 in Book 3356 at pages 23 to 59 of the official records of the Salt Lake County Recorder.

B. Said Declaration of Condominium affects the real property described in Exhibit "A" attached hereto and incorporated herein by this reference.

C. The Unit Owners representing more than two-thirds (2/3) of the undivided interests in the Common Areas have approved the Amendments to the Declaration of Condominium set forth hereinafter.

NOW THEREFORE, the Management Committee of Waterbury Open Space Community hereby certifies and states that the Declaration of Condominium of Waterbury Open Space Community is amended as follows:

1. Paragraph 6(f) is amended in its entirety to read as follows:

(f) Capital Improvements. There shall be no structural alterations, capital additions to, or capital improvements of, the Common Areas requiring an expenditure in excess of seven and one-half percent (7

BOOK 5586 PAGE 1155

1/2%) of the annual operating assessment without the prior approval of Unit Owners holding a majority of the voting power.

2. Exhibit "C" to the Declaration of Condominium is amended to read as specified in Exhibit "C" attached hereto and included herein by this reference.

IN WITNESS WHEREOF, the Management Committee of Waterbury Open Space Community has executed this Amendment to declaration of Condominium of Waterbury Open Space Community as of the day and year first above written.

WATERBURY MANAGMENT COMMITTEE

L. Drew Haun
L. DREW HAUN, Chairman

Heinz W. Kahlke
HEINZ W. KAHLKE, Vice Chairman

Wendell E. Meacham
WENDELL E. MEACHAM, Secretary

Judie Barrus
JUDIE BARRUS, Treasurer

Nicolaas de Jonge
NICOLAAS DE JONGE

Byron Sheffield
BYRON SHEFFIELD

Paul H. Solomon
PAUL SOLOMON

Ed McGowan
ED MCGOWAN

Cathleen Partridge
CATHLEEN PARTRIDGE

BOOK 5586 PAGE 1156

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On the 19th day of June, 1984, personally appeared before me L. DREW HAUN, HEINZ W. KAHLKE, WENDELL E. MEACHAM, JUDIE BARRUS, NICOLAAS DE JONGE, BYRON SHEFFIELD, PAUL SOLOMON, ED MCGOWAN and CATHLEEN PARTRIDGE, who being first duly sworn, each acknowledged to me that he or she is a member of said Management Committee of Waterbury Open Space Community, that the statements contained in the foregoing Amendment are true, that the foregoing Amendment was signed in behalf of the Management Committee by authority of a duly adopted resolution, and that the Management Committee executed the same.

My Commission Expires:
10-04-86

Stephen D. Mitchell
Notary Public residing in
Salt Lake City, Utah



BOOK 5586 PAGE 1157

EXHIBIT "A"

Beginning at a point West 783.20 feet and North 2588.38 feet from the South quarter corner of Section 16, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence East 196.56 feet to a point on the Westerly line of Van Winkle Expressway, said point being on a curve to the right the radius point of which is North 42° 39' 30" East 2939.93 feet; thence Northwesterly along the arc of said curve 1252.43 feet; thence South 65° 00' West 280.00 feet; thence West 92.74 feet; thence North 16° 08' West 152.925 feet to a point of a 499.00 foot radius curve to the right; thence Northwesterly along the arc of said curve 16.94 feet; thence South 75° 48' 43" West 42.00 feet to a point on a curve to the left, the radius point of which is North 75° 48' 43" East 541.00 feet; thence Southeasterly along the arc of said curve 18.37 feet to a point of tangency; thence South 16° 08' East 140.775 feet; thence West 67.45 feet; thence South 28° 08' 30" East 20.97 feet; thence South 1° 49' East 230.12 feet; thence South 15° 00' 30" East 161.42 feet; thence South 0° 16' 15" West 326.00 feet; thence South 13° 52' 40" West 228.24 feet; thence South 22° 53' East 164.75 feet; thence South 17° 51' East 117.80 feet; thence South 0° 13' East 106.74 feet; thence South 89° 46' 04" East 219.985 feet; thence South 168.365 feet; thence East 387.75 feet; thence North 65° 00' East 97.73 feet; thence East 39.16 feet; thence North 552.44 feet; thence East 137.76 feet to the point of beginning, excepting therefrom two parcels described as follows:

PARCEL 1.

Beginning at a point on the Westerly right-of-way line of Van Winkle Expressway, said point being West 568.64 feet and North 2588.38 feet from the South quarter corner of Section 16, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence West 196.56 feet; thence North 71.64 feet; thence North 27° 30' West 25.00 feet; thence North 62° 30' East 83.00 feet to a point on the Westerly line of Van Winkle Expressway, said point being on a curve to the left; the radius point of which is North 46° 20' East 2939.93 feet; thence Southeasterly along said Westerly line and arc of said curve 188.57 feet to the point of beginning. ("Boat and Camper Storage Area")

PARCEL 2.

Beginning at a point North 2658.03 feet and West 1329.11 feet from the South quarter corner of Section 16, Township 2 South Range 1 East, Salt Lake

BOOK 5586 PAGE 1158

Base and Meridian and running thence West 10.0 feet; thence North 10.0 feet; thence East 10.0 feet; thence South 10.00 feet to the point of beginning. ("The Well Property")

Together with a right-of-way for egress and ingress over and across the following described real property:

Beginning at a point North 3639.48 feet and West 1718.17 feet from the South quarter corner of Section 16, Township 2 South, Range 1 East, Salt Lake Base and Meridian, said point being on a curve to the right the radius point of which is North $75^{\circ} 48' 43''$ East 541.00 feet; thence Northerly along the arc of said curve 86.76 feet to the point of tangency; thence North $5^{\circ} 00'$ West 174.54 feet to the South line of 5600 South Street; thence South $84^{\circ} 37' 52''$ East along said South line 42.70 feet; thence South $5^{\circ} 00'$ East 166.85 feet to a point of a 499.00 foot radius curve to the left; thence Southerly along the arc of said curve 80.02 feet; thence South $75^{\circ} 48' 43''$ West 42.00 feet to the point of beginning. (Easement for Right-of-Way to and from Waterbury Way).

EXHIBIT "C"

Carport Assignments for All Units of Buildings 25T to 42T, In-
clusive: (Said carports being Limited Common Areas.)

<u>Bldg.</u>	<u>Unit</u>	<u>Carport No.</u>	<u>Bldg.</u>	<u>Unit</u>	<u>Carport No.</u>
25T	A	20,8	28T	A	73,95
25T	B	19,7	28T	B	74,96
25T	C	22,10	28T	C	81,93
25T	D	21,9	28T	D	82,94
25T	E	24,12	28T	E	83,91
25T	F	23,11	28T	F	84,92
25T	G	18,2	28T	G	80,89
25T	H	17,1	28T	H	79,90
25T	I	16,4	28T	I	78,88
25T	J	15,3	28T	J	77,87
25T	K	14,6	28T	K	76,86
25T	L	13,5	28T	L	75,85
26T	A	42,33	29T	A	107,120
26T	B	41,34	29T	B	108,119
26T	C	44,35	29T	C	98,118
26T	D	43,36	29T	D	97,117
26T	E	46,48	29T	E	106,116
26T	F	45,47	29T	F	105,115
26T	G	26,32	29T	G	104,114
26T	H	25,31	29T	H	103,113
26T	I	28,40	29T	I	102,112
26T	J	27,39	29T	J	101,111
26T	K	30,37	29T	K	100,110
26T	L	29,38	29T	L	99,109
27T	A	62,72	30T	A	130,151
27T	B	61,71	30T	B	129,152
27T	C	64,70	30T	C	128,225
27T	D	63,69	30T	D	127,226
27T	E	54,68	30T	E	126,227
27T	F	53,67	30T	F	125,228
27T	G	60,66	30T	G	122,138
27T	H	59,65	30T	H	121,137
27T	I	58,52	30T	I	134,136
27T	J	57,51	30T	J	133,135
27T	K	56,50	30T	K	132,124
27T	L	55,49	30T	L	131,123

31T	A	164,150
31T	B	163,149
31T	C	162,148
31T	D	161,147
31T	E	160,146
31T	F	159,145
31T	G	158,144
31T	H	157,143
31T	I	156,142
31T	J	155,141
31T	K	154,140
31T	L	153,139

32T	A	240,196
32T	B	239,195
32T	C	238,194
32T	D	237,193
32T	E	236,192
32T	F	235,191
32T	G	234,202
32T	H	233,201
32T	I	232,200
32T	J	231,199
32T	K	230,198
32T	L	229,197

33T	A	246,179
33T	B	245,180
33T	C	248,181
33T	D	247,182
33T	E	250,183
33T	F	249,184
33T	G	223,185
33T	H	224,186
33T	I	241,187
33T	J	242,188
33T	K	243,189
33T	L	244,190

34T	A	262,217
34T	B	261,218
34T	C	260,219
34T	D	259,220
34T	E	258,221
34T	F	257,222
34T	G	251,211
34T	H	252,212
34T	I	253,213
34T	J	254,214
34T	K	255,215
34T	L	256,216

35T	A	278,291
35T	B	277,292
35T	C	276,293
35T	D	270,294
35T	E	274,295
35T	F	273,296
35T	G	268,297
35T	H	267,298
35T	I	266,299
35T	J	265,300
35T	K	264,301
35T	L	263,302

36T	A	303,206
36T	B	304,205
36T	C	286,208
36T	D	285,207
36T	E	288,210
36T	F	287,209
36T	G	279,204
36T	H	280,203
36T	I	281,165
36T	J	282,166
36T	K	283,167
36T	L	284,168

37T	A	289,305
37T	B	290,306
37T	C	271,307
37T	D	269,308
37T	E	272,309
37T	F	275,310
37T	G	347,311
37T	H	348,312
37T	I	349,313
37T	J	350,314
37T	K	351,315
37T	L	352,316

38T	A	323,170
38T	B	324,169
38T	C	325,172
38T	D	326,171
38T	E	327,431
38T	F	328,432
38T	G	317,178
38T	H	318,177
38T	I	319,176
38T	J	320,175
38T	K	321,174
38T	L	322,173

39T	A	341,418
39T	B	342,417
39T	C	343,416
39T	D	344,415
39T	E	345,414
39T	F	346,413
39T	G	358,412
39T	H	357,411
39T	I	356,410
39T	J	355,409
39T	K	354,408
39T	L	353,407

40T	A	335,424
40T	B	336,423
40T	C	337,422
40T	D	338,421
40T	E	339,420
40T	F	340,419
40T	G	334,430
40T	H	333,429
40T	I	332,428
40T	J	331,427
40T	K	330,426
40T	L	329,425

41T	A	364,406
41T	B	363,405
41T	C	362,404
41T	D	361,403
41T	E	360,402
41T	F	359,401
41T	G	367,400
41T	H	369,399
41T	I	371,398
41T	J	373,397
41T	K	375,396
41T	L	377,395

42T	A	368,365
42T	B	370,366
42T	C	372,386
42T	D	374,385
42T	E	376,388
42T	F	378,387
42T	G	384,394
42T	H	383,393
42T	I	382,392
42T	J	381,391
42T	K	380,390
42T	L	379,389

BOOK 5586
PART 1162