

WHEN RECORDED RETURN TO:
INTRIGUE, L.C.
8522 South 1300 East, Suite D 201
Sandy, Utah 84094
(801) 518-8487

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09/06/2002 02:23 PM 109.00
Book - 8644 Pg - 7832-7838
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
INTRIGUE LC
8522 S 1300 E STE D 201
SANDY UT 84094
BY: KCC, DEPUTY - WI 7 P.

8344445

**FIRST SUPPLEMENT TO THE
DECLARATION OF CONDOMINIUM FOR INTRIGUE AT JORDAN LANDING,
(A Utah Expandable Condominium Project)**

This FIRST SUPPLEMENT TO THE DECLARATION OF CONDOMINIUM FOR INTRIGUE AT JORDAN LANDING, an expandable Utah condominium project, is made and executed by INTRIGUE, L.C., 8522 South 1300 East, Suite D 201, Sandy, Utah 84094 (the "Declarant").

RECITALS

Whereas, the original Declaration of Condominium for Intrigue at Jordan Landing was recorded in the office of the County Recorder of Salt Lake County, Utah on the 22 day of June, 2001 as Entry No. 7929784 in Book 8471 at Page(s) 3585-3654 of the Official Records of the County Recorder of Salt Lake County, Utah (the "Declaration").

Whereas, the related Plat Map(s) for Phases I and II of the Project have also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, under Article III, Section 50 of the Declaration, Declarant reserved an option, until the seven (7) years from the date following the first conveyance of a Unit in Phase I to a Unit purchaser, to expand the Project in accordance with the Act.

Whereas, Declarant is the fee simple owner of record of that certain real property located in Salt Lake County, Utah and described with particularity on Exhibit "A-3" attached hereto and incorporated herein by this reference (the "Phase III Property").

Whereas, under the provisions of the Declaration, Declarant expressly reserved the absolute right, subject to the approval of the Department of Veterans Affairs, to add to the Project any or all portions of the Additional Land at any time and in any order, without limitation.

Whereas, Declarant desires to expand the Project by creating on the Phase III Property a residential condominium development.

Whereas, Declarant now intends that the Phase III Property shall become subject to the Declaration.

21-20-301-017

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AGREEMENT

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Unit Owners thereof, Declarant hereby executes this FIRST SUPPLEMENT TO THE DECLARATION OF CONDOMINIUM FOR INTRIGUE AT JORDAN LANDING.

1. Supplement to Definitions. Article I of the Declaration, entitled "Definitions," is hereby modified to include the following supplemental definitions:

A. First Supplement to the Declaration shall mean and refer to this First Supplement to the Declaration of Condominium for Intrigue at Jordan Landing.

B. First Supplemental Map or Phase III Map shall mean and refer to the Supplemental Plat Map for Phase III of the Project, prepared and certified to by J. Michael De Mass, a duly registered Utah Land Surveyor holding Certificate No. 174007, filed for record in the Office of the County Recorder of Salt Lake County, Utah concurrently with the filing of this First Supplement to the Declaration.

Except as otherwise herein provided, the definition of terms contained in the Declaration are incorporated herein by this reference.

2. Legal Description. The real property described in Exhibit A-3 is hereby submitted to the provisions of the Act and said land shall be held, transferred, sold, conveyed and occupied subject to the provisions of the Declaration, as supplemented.

3. Annexation. Declarant hereby declares that the Phase III Property shall be annexed to and become subject to the Declaration, which upon recordation of this First Supplement to the Declaration shall constitute and effectuate the expansion of the Project, making the real property described in Exhibit A-3 subject to the functions, powers, rights, duties and jurisdiction of the Association.

4. Total Number of Units Revised. As shown on the Phase III Map, nine (9) Buildings and forty-two (42) additional Units are or will be constructed and/or created in the Project on the Phase III Property. It is anticipated that the nine (9) new Buildings will consist of four 3-plexes and five 6-plexes. The additional Buildings and Units are located within a portion of the Additional Land. Upon the recordation of the Phase III Map and this First Supplement to the Declaration, the total number of Units in the Project will be eighty-seven (87). The additional Buildings and Units are substantially similar in construction, design and quality to the Buildings and Units in the prior Phases.

5. Percentage Interest Revised. Pursuant to the Act and the Declaration, Declarant is required, with the additional Units, to reallocate the undivided percentages of ownership interest in the Common Areas and Facilities. Exhibit "C" (Percentages of Undivided Ownership Interests) to the Declaration is hereby deleted in its entirety and "Revised Exhibit 'C,'" attached hereto and incorporated herein by this reference, is substituted in lieu thereof.

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Exhibit "A-3"

INTRIGUE AT JORDAN LANDING PHASE III
LEGAL DESCRIPTION

The land described in the foregoing document is located in Salt Lake County, Utah and is described more particularly as follows:

BEGINNING AT A POINT WHICH IS SOUTH 82°22'36" EAST 446.184 FEET AND SOUTH 1220.488 FEET FROM THE WEST QUARTER CORNER OF SECTION 20 TOWNSHIP 2 SOUTH, RANGE 1 WEST SALT LAKE BASE & MERIDIAN, SAID POINT ALSO BEING ON THE EASTERLY RIGHT OF WAY OF CAMPUS VIEW DRIVE; AND RUNNING THENCE NORTH 79°09'25" EAST 91.212 FEET; THENCE NORTH 10°50'35" WEST 54.248 FEET; THENCE NORTH 79°09'25" EAST 30.000 FEET; THENCE NORTH 77°38'10" EAST 148.302 FEET; THENCE NORTH 12°21'50" WEST 11.227 FEET; THENCE NORTH 77°38'10" EAST 128.483 FEET TO A POINT ON THE WESTERLY BOUNDARY LINE OF THE UTAH LAKE DISTRIBUTING CANAL; THENCE ALONG SAID BOUNDARY LINE SOUTH 12°21'50" EAST 326.333 FEET TO A POINT ON THE NORTHERLY BOUNDARY LINE OF INTRIGUE AT JORDAN LANDING PHASE 2; THENCE ALONG SAID BOUNDARY LINE SOUTH 77°38'10" WEST 146.483 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF INTRIGUE AT JORDAN LANDING PHASE 1; THENCE ALONG SAID BOUNDARY LINE THE FOLLOWING FIVE COURSES: (1) NORTH 12°21'50" WEST 56.308 FEET; THENCE (2) SOUTH 77°39'39" WEST 138.873 FEET; THENCE (3) SOUTH 83°48'15" WEST 33.171 FEET; THENCE (4) SOUTH 88°18'24" WEST 93.178 FEET; THENCE (5) NORTH 49°31'18" WEST 13.783 FEET TO A POINT ON A 1646.002 RADIUS CURVE TO THE LEFT AND THE EASTERLY RIGHT OF WAY OF CAMPUS VIEW DRIVE; THENCE NORTHERLY ALONG SAID CURVE AND RIGHT OF WAY 177.014 FEET (CHORD BEARS NORTH 06°15'13" WEST 176.929 FEET, INCLUDED ANGLE 6°09'42", CENTER BEARS SOUTH 86°49'38" WEST) TO THE POINT OF BEGINNING.
CONTAINS 2.50 ACRES OR 105,835 SQUARE FEET..

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REVISED EXHIBIT "C"
PERCENTAGES OF UNDIVIDED OWNERSHIP INTEREST

Phase	Parcel No.	Unit No.	Street Address	Percentage of Ownership Interest
1	21-20-353-001	1	6808 S. Harbonne Ln.	1.1494%
1	21-20-353-002	2	6812 S. Harbonne Ln.	1.1494%
1	21-20-353-003	3	6814 S. Harbonne Ln.	1.1494%
1	21-20-353-004	4	6816 S. Harbonne Ln.	1.1494%
1	21-20-353-005	5	6818 S. Harbonne Ln.	1.1494%
1		6	6822 S. Harbonne Ln.	1.1494%
1	21-20-353-007	7	6824 S. Savoie Ct.	1.1494%
1	21-20-353-008	8	6826 S. Savoie Ct.	1.1494%
1	21-20-353-009	9	6828 S. Savoie Ct.	1.1494%
1	21-20-353-010	10	6832 S. Savoie Ct.	1.1494%
1	21-20-353-011	11	6834 S. Savoie Ct.	1.1494%
1	21-20-353-012	12	6836 S. Savoie Ct.	1.1494%
1	21-20-353-013	13	6821 S. Savoie Ct.	1.1494%
1	21-20-353-014	14	6823 S. Savoie Ct.	1.1494%
1	21-20-353-015	15	6827 S. Savoie Ct.	1.1494%
1	21-20-353-016	16	6829 S. Savoie Ct.	1.1494%
1	21-20-353-017	17	6831 S. Savoie Ct.	1.1494%
1	21-20-353-018	18	6833 S. Savoie Ct.	1.1494%
1	21-20-353-019	19	3864 W. Garonne Ave.	1.1494%
1	21-20-353-020	20	3862 W. Garonne Ave.	1.1494%
1	21-20-353-021	21	3858 W. Garonne Ave.	1.1494%
1	21-20-353-022	22	3856 W. Garonne Ave.	1.1494%
1	21-20-353-023	23	3854 W. Garonne Ave.	1.1494%
1	21-20-353-024	24	3852 W. Garonne Ave.	1.1494%
2	21-20-353-025	25	6818 S. Garonne Ct.	1.1494%
2	21-20-353-026	26	6822 S. Garonne Ct.	1.1494%
2	21-20-353-027	27	6824 S. Garonne Ct.	1.1494%
2	21-20-353-028	28	6826 S. Garonne Ct.	1.1494%
2	21-20-353-029	29	6828 S. Garonne Ct.	1.1494%
2	21-20-353-030	30	6832 S. Garonne Ct.	1.1494%
2	21-20-353-031	31	6831 S. Garonne Ct.	1.1494%
2	21-20-353-032	32	6829 S. Garonne Ct.	1.1494%
2	21-20-353-033	33	6827 S. Garonne Ct.	1.1494%
2	21-20-353-034	34	6823 S. Garonne Ct.	1.1494%
2	21-20-353-035	35	6821 S. Garonne Ct.	1.1494%
2	21-20-353-036	36	6819 S. Garonne Ct.	1.1494%

Phase	Parcel No.	Unit No.	Street Address	Percentage of Ownership Interest
2	21-20-353-037	37	6817 S. Garonne Ct.	1.1494%
2	21-20-353-038	38	6813 S. Garonne Ct.	1.1494%
2	21-20-353-039	39	6811 S. Garonne Ct.	1.1494%
2	21-20-353-040	40	6809 S. Valence Ln.	1.1494%
2	21-20-353-041	41	6807 S. Valence Ln.	1.1494%
2	21-20-353-042	42	6803 S. Valence Ln.	1.1494%
2	21-20-353-043	43	6801 S. Valence Ln.	1.1494%
2	21-20-353-044	44	6799 S. Valence Ln.	1.1494%
2	21-20-353-045	45	6797 S. Valence Ln.	1.1494%
3	21-20-353-046	46	6793 S. Valence Ln.	1.1494%
3	21-20-353-047	47	6791 S. Valence Ln.	1.1494%
3	21-20-353-048	48	6789 S. Valence Ln.	1.1494%
3	21-20-353-049	49	6787 S. Valence Ln.	1.1494%
3	21-20-353-050	50	6783 S. Valence Ln.	1.1494%
3	21-20-353-051	51	6781 S. Valence Ln.	1.1494%
3	21-20-353-052	52	6776 S. Valence Ln.	1.1494%
3	21-20-353-053	53	6778 S. Valence Ln.	1.1494%
3	21-20-353-054	54	6782 S. Valence Ln.	1.1494%
3	21-20-353-055	55	6784 S. Valence Ln.	1.1494%
3	21-20-353-056	56	6786 S. Valence Ln.	1.1494%
3	21-20-353-057	57	6788 S. Valence Ln.	1.1494%
3	21-20-353-058	58	6779 S. Valence Ln.	1.1494%
3	21-20-353-059	59	6777 S. Valence Ln.	1.1494%
3	21-20-353-060	60	6773 S. Valence Ln.	1.1494%
3	21-20-353-061	61	6771 S. Valence Ln.	1.1494%
3	21-20-353-062	62	6769 S. Valence Ln.	1.1494%
3	21-20-353-063	63	6767 S. Valence Ln.	1.1494%
3	21-20-353-064	64	6763 S. Valence Ln.	1.1494%
3	21-20-353-065	65	6761 S. Valence Ln.	1.1494%
3	21-20-353-066	66	6759 S. Valence Ln.	1.1494%
3	21-20-353-067	67	3876 W. Vendee Ave.	1.1494%
3	21-20-353-068	68	3878 W. Vendee Ave.	1.1494%
3	21-20-353-069	69	3882 W. Vendee Ave.	1.1494%
3	21-20-353-070	70	3884 W. Vendee Ave.	1.1494%
3	21-20-353-071	71	3886 W. Vendee Ave.	1.1494%
3	21-20-353-072	72	3888 W. Vendee Ave.	1.1494%
3	21-20-353-073	73	6777 S. Harbonne Ln.	1.1494%
3	21-20-353-074	74	6779 S. Harbonne Ln.	1.1494%
3	21-20-353-075	75	6781 S. Harbonne Ln.	1.1494%
3	21-20-353-076	76	6783 S. Harbonne Ln.	1.1494%
3	21-20-353-077	77	6787 S. Harbonne Ln.	1.1494%

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3	21-20-353-078	78	6789 S. Harbonne Ln.	1.1494%
3	21-20-353-079	79	6792 S. Harbonne Ln.	1.1494%
3	21-20-353-080	80	6788 S. Harbonne Ln.	1.1494%
3	21-20-353-081	81	6786 S. Harbonne Ln.	1.1494%
3	21-20-353-082	82	6784 S. Harbonne Ln.	1.1494%
3	21-20-353-083	83	6782 S. Harbonne Ln.	1.1494%
3	21-20-353-084	84	6778 S. Harbonne Ln.	1.1494%
3	21-20-353-085	85	6776 S. Harbonne Ln.	1.1494%
3	21-20-353-086	86	6774 S. Harbonne Ln.	1.1494%
3	21-20-353-087	87	6772 S. Harbonne Ln.	1.1494%

TOTAL				100.0%
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6. Effective Date. The effective date of this First Supplement to the Declaration and the Phase III Map shall be the date on which said instruments are filed for record in the Office of the County Recorder of Salt Lake County, Utah.

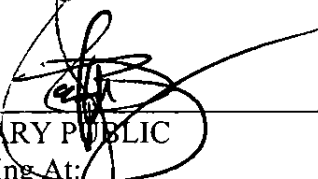
EXECUTED the 6th day of September, 2002.

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

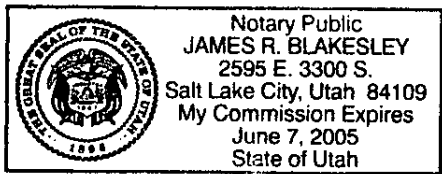
By: 
Name: Brent Mitchell
Title: Manager

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

On the 6th day of September, 2002, personally appeared before me Brent Mitchell, who by me being duly sworn, did say that he is the Manager of INTRIGUE, L.C., a Utah limited liability company, and that the within and foregoing instrument was signed in behalf of said Company by authority of a resolution of its Members or its Articles of Organization, and said Brent Mitchell duly acknowledged to me that said Company executed the same.



NOTARY PUBLIC
Residing At:
Commission Expires:



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