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WHEN RECORDED MAIL TO:

Lincoln W. Hobbs, Esq.
HOBBS, ADONDAKIS & OLSON, L.C.
Felt Building, Suite 208
341 South Main Street
Salt Lake City, UT 84111

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01/29/2003 12:44 PM 14.00
Book - 8728 Pg - 5653-5655
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
HOBBS ADONDAKIS & OLSON LC
FELT BLDG STE 208
341 S MAIN STREET
SALT LAKE CITY UT 84111
BY: EHR, DEPUTY - MA 3 P.

**FOURTH AMENDMENT TO DECLARATION
OF CONDOMINIUM AND BYLAWS FOR
AIX LA CHAPELLE CONDOMINIUMS**

On the 23rd day of October, 2002, a meeting of the members of the Aix La Chapelle Condominium Association, Inc. was held at the Holladay Library in Salt Lake City, Utah. The meeting followed notice to the Unit Owners as required by the Declaration. A quorum was present. At the meeting that was properly noticed for the purpose of considering Declaration amendments, the following amendment to the Declaration of Covenants, Conditions, Restrictions and Bylaws for Aix La Chapelle Condominiums dated July 6, 1979, and recorded in the office of the Salt Lake County Recorder, State of Utah, in Book 4896, at Pages 437 to 475 (hereinafter referred to as "Declaration"), was considered and approved by in excess of ninety percent (90%) of those present and voting at the meeting.

The language of Article III of the Declaration was amended by adding a new Section 25 as follows:

Section 25. Fines.

The Board of Directors may assess a fine or fines against a Unit Owner or Unit Owners for a violation of the Association's rules and regulations. Before assessing a fine, the Board of Directors shall give notice to the Unit Owner(s) of the violation and inform the Unit Owner(s) that a fine will be imposed if the violation is not cured within a time period determined by the Board of Directors, which shall be at least forty-eight (48) hours.

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Fines assessed by the Board of Directors shall:

- (1) be made only for a violation of a rule or regulation that is specifically listed in the Declaration, Bylaws, or Association rules as an offense that is subject to a fine;
- (2) be in the amount specifically provided for in the Declaration, Bylaws, or Association rules for that specific type of violation, not to exceed Five Hundred Dollars (\$500.00) per month; and
- (3) accrue interest and late fees as provided in the Declaration, Bylaws, or Association rules.

Cumulative fines for a continuing violation may not exceed Five Hundred Dollars (\$500.00) per month.

A Unit Owner who is assessed a fine by the Board of Directors may request an informal hearing to protest or dispute the fine within thirty (30) days from the date the fine is assessed. The hearing shall be conducted in accordance with the standards provided in the Declaration, Bylaws, or Association rules. No interest or late fees may accrue until after the hearing has been conducted and a final decision has been rendered.

A Unit Owner may appeal a fine assessed by the Board of Directors by initiating a civil action within one hundred eighty (180) days after a hearing has been held and a final decision has been rendered by the Board of Directors, or the time to request an informal hearing has expired without the Unit Owner having properly requested a hearing.

A fine assessed under this provision that remains unpaid after the time for appeal has expired becomes a lien against the Unit Owner's interest in the property in accordance with the same standards as a lien for the nonpayment of common expenses under Utah Code Ann. § 57-8-20.

DATED this 24th day of January, 2003.

AIX LA CHAPELLE CONDOMINIUM
ASSOCIATION, INC.

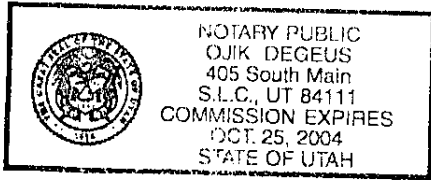
By: [Signature]
Its President

By: [Signature]
Its Secretary

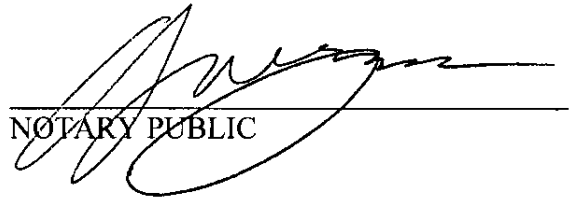
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STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 24th day of January, 2003, personally appeared before me Christine Robinson and Somstone who, being by me duly sworn, did say that they are, and were at the time of the preparation and approval of the foregoing Amendment, the President and Secretary, respectively, of the Aix La Chapelle Condominium Association, Inc., a Utah non-profit corporation, that the within and foregoing instrument was signed on behalf of said corporation and Condominium Association, that the within and foregoing instrument was duly approved and ratified by the required majority of members of the Association at a meeting held on October 23, 2002, at which meeting a quorum was present, in person and proxy, and said Christine Robinson and Sam Stone duly acknowledged to me that said corporation executed the same.



1-24-2003


NOTARY PUBLIC