10965881 6/7/2010 9:16:00 AM \$50.00 Book - 9831 Pg - 1768-1781 Gary W. Ott Recorder, Salt Lake County, UT HOBBS & OLSON BY: eCASH, DEPUTY - EF 14 P.

# AMENDMENT TO BYLAWS OF DAYBREAK CARRIAGE HOME CONDOMINIUM OWNERS' ASSOCIATION, INC.

This Amendment to Bylaws is made and executed this \_\_\_\_\_ day of May 2010, by the Daybreak Carriage Home Condominium Owners' Association, Inc., hereinafter referred to as the "Association."

#### RECITALS:

WHEREAS, the Bylaws of the Daybreak Carriage Home Condominium Owners' Association were executed on or about, February 1, 2007, with an effective date of November 18, 2005, and those Bylaws were recorded on February 2, 2007, as Entry No. 9993338, in Book 9417, at pages 8007-36, at the Salt Lake County Recorder; and

WHEREAS, the Association adopted an Amendment to its Bylaws at a Meeting of Association Members on May 6, 2010; and

WHEREAS, pursuant to Section 10.1 of the Association's Bylaws, and pursuant to <u>Utah</u>

<u>Code Ann.</u> § 16-6a-1011, the Members of the Association, by unanimous consent and vote of a quorum of 60.7% of the Allocated Interests of the Association Members who were present, in person and proxy, and the Association consented and agreed to amend the Association Bylaws as follows:

NOW, THEREFORE, the Association does hereby make the following Amendments to the Bylaws of the Daybreak Carriage Home Condominium Owners' Association, Inc.:

Section 3.6 of the Association's Bylaws, which currently reads as follows:

3.6 Quorum. At any meeting of the Members, the presence of Members holding, or holders of proxies entitled to cast, more than one half (1/2) of the Allocated Interests of the Association shall constitute a quorum for the transaction of business; provided, however, that if a quorum is not achieved at the duly called the meeting, the Members, including those that are present and represented by proxy, may reconvene the meeting within twenty-four (24) hours if not more than thirty-three and one-third percent (33.3%) of the Allocated Interests of the 4994\text{\text{00 PCarriage.Amend.Bylaws.Carriagedoc.doex}}

Association are present, in person or by proxy, and trying to act all business as if there is a quorum

Is amended to read as follows:

3.6 Quorum. At any meeting of the Members, the presence of Members holding, or holders of proxies entitled to cast, at least 20% of the Total Votes of the Association shall constitute a quorum for the transaction of business. In the event a quorum is not present at a meeting, the Members present (whether represented in person or by proxy), though less than a quorum, may adjourn the meeting to a later date. Notice thereof shall be delivered to the members as provided above. At the reconvened meeting, the Members and proxy holders present shall constitute a quorum for the transaction of business.

IN WITNESS WHEREOF, the undersigned have executed this Amendment to Bylaws the date and year first above written.

THE DAYBREAK CARRIAGE HOME CONDOMINIUM OWNERS' ASSOCIATION, INC.

Mary/Bruno

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President

The foregoing instrument was acknowledged before me this 27th day of May 2010, by Mary Bruno, the President of the Daybreak Carriage Home Condominium Owners' Association, Inc., who certified to me that at the Association's meeting of May 6, 2010 the holders of 60.7% of the Owners were present in person or proxy, and that those present voted unanimously in favor of the above amendment.

My Commission Expires:

October 3, 2012

NOTARY PUBLIC

Notary Public
ERIN KUHN
ominission Number 576229
My Commission Expires
October 3, 2012
State of Utah

#### **EXHIBIT "B"**

# LEGAL DESCRIPTION PARCEL

The following described real property, located in Salt Lake County, Utah, is the parcel representing of the Condominium Project:

#### Boundary Description - Carriage Home Condominiums

#### PARCEL "C" TAX NO. 26-24-476-001:

Commencing at the South Quarter corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, (Basis of Bearing is between the South Quarter Corner and the Southwest Corner of said Section 19 and is North 89°52'04" West – 2642.201 feet); thence North 89°52'04" West along the south line of said section for 2602.344 feet; thence North 00°07'56" East perpendicular to said section line for 962.195 feet to the POINT OF BEGINNING; thence South 53°27'06" West for 216.000 feet; thence North 36°32'54" West for 60.170 feet; thence with a curve to the right having a radius of 11.500 feet, with a central angle of 90°00'00" (chord bearing and distance of North 08°27'06" East of 193.00 feet; thence with a curve to the right having a radius of 11.500 feet, with a central angle of 90°00'00" (chord bearing and distance of South 81°32'54" East – 16.263 feet) for an arc distance of 18.064 feet; thence South 36°32'54" East for 60.170 feet to the POINT OF BEGINNING.

Containing 15,424 sq. ft. or 0.3541 acres.

#### PARCEL "D" TAX NO. 27-19-301-001:

Commencing at the South Quarter corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, (Basis of Bearing is between the South Quarter Corner and the Southwest Corner of said Section 19 and is North 89°52'04" West – 2642.201 feet); thence North 89°52'04" West along the south line of said section for 2482.873 feet; thence North 00°07'56" East perpendicular to said section line for 2483.187 feet to the POINT OF BEGINNING; thence South 53°27'06" West for 216.000 feet; thence North 36°32'54" West for 180.000 feet; thence North 53°27'06" East 216.000 feet; thence South 36°32'54" East for 180.000 feet to the POINT OF BEGINNING.

Containing 38,880 sq. ft. or 0.8926 acres.

#### PARCEL "E" TAX NO. 27-19-301-002:

Commencing at the South Quarter corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, (Basis of Bearing is between the South Quarter Corner and the Southwest Corner of said Section 19 and is North 89°52'04" West – 2642.201 feet); thence North 89°52'04" West along the south line of said section for 2363.402 feet; thence North 00°07'56" East perpendicular to said section line for 2322.792 feet to the POINT OF BEGINNING; thence South 53°27'06" West for 216.000 feet; thence North 36°32'54" West for 180.000 feet; thence North 53°27'06" East 216.000 feet; thence South 36°32'54" East for 180.000 feet to the POINT OF BEGINNING.

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4994\002\Addendum1 to Declaration of Carriage Home Condominiums.doc

Containing 38,880 sq. ft. or 0.8926 acres.

#### PARCEL "F" TAX NO. 27-19-302-002:

Commencing at the South Quarter corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, (Basis of Bearing is between the South Quarter Corner and the Southwest Corner of said Section 19 and is North 89°52'04" West – 2642.201 feet); thence North 89°52'04" West along the south line of said section for 2315.284 feet; thence North 00°07'56" East perpendicular to said section line for 2358.633 feet to the POINT OF BEGINNING; thence North 36°32'54" West for 180.000 feet; thence North 53°27'06" East for 128.000 feet; thence with a curve to the right having a radius of 22.000 feet, with a central angle of 90°00'00" (chord bearing and distance of South 81°32'54" East – 31.113 feet) for an arc distance of 34.558 feet; thence South 36°32'54" East for 136.00 feet; thence with a curve to the right having a radius of 22.000 feet, with a central angle of 90°00'00" (chord bearing and distance of South 08°27'06" West – 31.113 feet) for an arc distance of 34.558 feet; thence South 53°27'06" West for 128.000 feet to the POINT OF BEGINNING.

Containing 26,792 sq. ft. or 0.6151 acres.

#### PARCEL "G" TAX NO. 27-19-302-001:

Commencing at the South Quarter corner of Section 19, Township 3 South, Range 1 West, Salt Lake Base and Meridian, (Basis of Bearing is between the South Quarter Corner and the Southwest Corner of said Section 19 and is North 89°52'04" West – 2642.201 feet); thence North 89°52'04" West along the south line of said section for 2434.754 feet; thence North 00°07'56" East perpendicular to said section line for 2519.028 feet to the POINT OF BEGINNING; thence North 36°32'54" West for 180.000 feet; thence North 53°27'06" East for 128.000 feet; thence with a curve to the right having a radius of 22.000 feet, with a central angle of 90°00'00" (chord bearing and distance of South 81°32'54" East for 136.00 feet; thence with a curve to the right having a radius of 22.000 feet, with a central angle of 90°00'00" (chord bearing and distance of South 08°27'06" West – 31.113 feet) for an arc distance of 34.558 feet; thence South 53°27'06" West for 128.000 feet to the POINT OF BEGINNING.

Containing 26,792 sq. ft. or 0.6151 acres.

# (Legal Description Phase 3B-1)

# BOUNDARY DESCRIPTION:

Commencing at this Southeast Corner of Section 24, Tournship 3 South, Range 2 West, Sait Lake Base and Heridian (Basis of Bhering North 89786/42\* Hest — 2677,868 feet between the Southeast Corner and the South Quarter Corner of said Section 24) and running North 89786/42\* Hest along the south line of said Section 24 for 1102.408 feet; thence North 00\*018\* East perpendicular to said section line for 238,624 feet to the POINT OF BEGINNING; theree North 90\*00\*00\* Hest for 112,297 feet; thence South 90\*00\*00\* Hest for 34,500 feet; thence North 90\*00\*00\* West for 25,332 feet; thence North 90\*00\*00\* East for 47,00 feet; thence South 90\*00\*00\* West for 10.668 feet; thence North 90\*00\*00\* East for 125,026 feet; thence South 90\*00\*00\* East for 126,026 feet; thence South 90\*00\*00\* East for 146,297 feet; thence South 90\*00\*00\* East for 125,026 feet; thence South 90\*00\*00\* East for 146,297 feet; thence South 90\*00\*00\* East for 137,326 feet to the POINT OF BEGINNING.

Containing 21,135 square feet of 0.4852 occurs

# (Legal Description Phase 3B-2)

# BOUNDARY DESCRIPTION:

Commencing at the Southeast Corner of Section 24, Tournship 5 South, Range 2 Heat, Soit Lake Base and Heridian (Basis of Bearing North 6456/42" Heat - 2677.868 feet between the Southeast Corner and the South Guarter Cerner of sold Section 24) and running North 8456/42" Heat olong the southine of sold Section 24 for 1902.348 feet, thence North 00'01'18" East perpendicular to sold section line for 64.791 feet to the POINT OF BEGINNING; thence North 90'00'00" Heat for 145.249 feet, thence North 00'00'00" East for 85.335 feet, thence Seuth 90'00'00" Heat for 46.200 feet, thence North 00'00'00" Heat for 24.000 feet, thence South 90'00'00" Heat for 35.703 feet, thence North 00'00'00" Heat for 47.000 feet, thence South 90'00'00" East for 92.703 feet, thence South 00'00'00" Heat for 35.703 feet, thence South 00'00'00" Heat for 36.703 feet, thence South 00'00'00" Heat for 36.703 feet, thence South 00'00'00" Heat for 36.703 feet, thence South 00'00'00" East for 36.600 feet, thence South 90'00'00" East for 112.297 feet, thence South 00'00'00" East 143.833 feet, to the POINT OF BESSEENS.

Containing 25210 square Feet or 0.5794 acres

# (Legal Description Phase 3B-3)

# BOUNDARY DESCRIPTION:

Commencing at the Southeast Commer of Section 34, Tourishty 3 South, Range 2 Nest, Soit Lake Some and Plainties (Basis of Seating North 8958/62" Nest - 2677/868 heet between the Southeast Corner and this South General Corner of seid Section 24) and running North 8958/42" West along the south line of seid Section 24 for 1250/704 feets there North 05'01'85" East perpendicular to said section line for 241/66" feets to the POSET OF BEGINVING. Theree South 90'00'00" West for 52.035 feets thence South 90'00'00" Nest for 52.045 feets thence North 00'00'00" Seets for 165.045 feets thence North 00'00'00" Nest for 165.045 feets thence South 90'00'00" East for 247.063 feets thence South 00'00'00" Nest for 165.045 feets thence South 00'00'00" Nest for 165.045 feets the POSET OF BEGINNING.

Containing Signate Page of O. 644 acres.

# (Legal Description Phase 3B-4)

#### BOUNDARY DESCRIPTIONS

Commencing at the Southeast Corner of Section 24, Township 3 South, Range 2 Hest, Soit Lake Bose and Meridian (Bools of Bearing North 94'58'42" Hest - 26'77.846 feet instudies the Southeast Corner and the South Quarter Corner of sold Section 24) and running North 84'50'42" Whit olding the south time of sold. Section 24 for 18'47.774. Feet; times North 00'00'80" Best perpendicular to sold section line for 280.973 feet to the PONT. OF BEGINNING, times South 90'00'80" Niest for 208.979 feet; thence North 00'00'80" East for 160.026 feet; thence South 90'00'80" East for 160.026 feet; thence South 90'00'80" East for 160.026 feet to the PONT OF BEGINNING.

Containing 33,442 square feet or 0.7677 ecres

# (Legal Description Phase 3B-5)

#### BOUNDARY DESCRIPTION:

Commissioning at the Southeast Corner of Sectlen 24, Tourship 3 South, Range 2 Hast, Selt Lake Base and Irlandian (Speaks of Bearing North 1975) 42" Hast - 2677:566 feet between the Southeast Corner and the South Guerter Corner of sold Sectlen 24) and running North 8656/467 Heast along the south line of sold Sectlen 24 for 1247:777 feet thence North 001016/ Seet preparational to sold section line for 57.736 feet to the POINT OF SEGUIMING thence North 9010700 Host for 160,426 feet thence North 0010700 Host for 120,553 feet, thence North 9010700 East for 75,522 feet, thence South 0010700 East for 12,000 feet; thence North 9010700 East for 35,705 feet; thence South 0010700 East for 24,000 feet; thence Sight 9010700 East for 46,200 feet; thence South 00107000 Heat for 95,333 feet to the POINT OF SEGUIMING.

Containing 17,387 separe fact or 0.5960 cores

# (Legal Description Phase 3B-6)

#### BOUNDARY DESCRIPTION

Conveniencing at this Southwest Corner of Section 24, Township 3 South, Range 2 Heat, Selt Lake Etnes and Meridian (Sasis of Bearing Marth 94759/42) Heat - 26,77,648 foot instance the Southeast Corner of the South Guarter Corner of end Section 24) and recipient North 87769/42 Heat clong the south this of end Section 24 for 168,222 Right, thence North 67769/48 East perpendicular to end section line for 34,578 feet to the POINT OF BECKNIMMS, thence North GOODOO Heat for 155,700 feet, thence North 60700/00 East for 121,338 feet to the POINT OF BECKNIMMS.

Containing 18,892 square feet or 0.4337 acres

# (Legal Description Phase 3B-7)

# BOUNDARY DESCRIPTION:

Commencing at the Senthaget Corner of Section 24, Tournship 3 South, Range 2 Hest, Sait Lake Base and Periolani (Seeks of Searing North 54'56'42' Hest - 2677'.666 feet between the Southeast Corner and the South Corner of sold Section 24) and running North 84'56'42' Hest diang the south line of sold Section 24 for 1563.902 Nest, thence North 00'01'16' East, perpendicular to sold section line for 59.615 feet to the POINT Of BEGINBURG, thence North 90'00'00' Nest for 142.606 feet, thence North 00'00'00' East for 121.333 feet to the POINT Of SEGINBURG.

Containing 17,527 square feet or 0.5975 acres

# (Legal Description Phase 3B-8)

Commencing at the Southeast Corner of Section 24, Township 3 South, Range 2 Hest, Soit Lake Base and Fleridian (Basis of Bearing Harth 1975/42° Nest - 2677.040 feet between the Southeast Corner and the South-Querter Corner of seld Section 24) and remains North 1975/42° Heat along the south line of sold Section 24 for 1770.700 feet, thence North 00°07/10° East perpendicular to seld section line for 09.537 feet to the PONIT OF BEGINNING thence South 90°00′00° Hest for 181.04° feet, thence North 90°00′00° Hest for 48.944 feet, thence North 29°31′45° Nest for 83.250 feet, thence North 90°00′00° East for 192.071 feet, thence South 90°00′00° Hest for 192.071 feet, thence South 90°00′00° Hest for 192.071 feet, thence South 90°00′00° Hest for 191.582 feet to the PONIT OF BEGINNING.

Centaining 19,820 square feet or 0.4550 acres

### (Legal Description Phase 3B-9)

# BOUNDARY DESCRIPTION

Communicing at the Southeast Corner of Section 24, Township 3 South, Range 2 Meet, Selt Lake Base and Meridian (Basis of Bearing North 8498/42" Meet — 2577.865 feet between the Seutheast Corner and the South Quarter Corner of each Section 24) and running-Merid 8478/42" Meet along the south time of each Section 24 for 1770.754 feet; thence North 00"0"18" Each perpendicular to each discission line for 210.419 feet to the POSET OF BEGUNNING; thence North 90"00"00" west for 192.071 feet; thence North 90"00"00" Meet for 37.075 feet; thence North 90"00"00" Meet for 37.075 feet; thence North 90"00"00" East for 71.025 feet; thence North 90"00"00" Meet for 39.461 feet; thence South 90"00"00" East for 149.403 feet; thence South 90"00"00" west for 129.320 feet to the POINT OF BEGINNING.

Containing 25,015 square feet or 0.5743 ocres

# (Legal Description Phase 3B-10)

# BOUNDARY DESCRIPTION:

Commencing at the Southeast Corner of Section 24, Tournship 3 South, Range 2 West, Soit Lake Base and Meridian (Basis of Bearing North 84758\*42\* West - 2677.868. feet between the Southeast Corner and the South Guarter Corner of said Section 24.) and running North 64758\*42\* West along the south line of said Section 24 for 1770.803 feet; thence North 90°00'00\* East perpendicular to said section line for 340.239 feet to the POINT OF BEGINNINGs there North 90°00'00\* West for 149.403 feet; thence South 00°00'00\* East for 39.161 feet; thence North 53°27708\* Best for 53.812 feet; thence with a non-tangent curve to the left having a radius of 42.000 feet, whose center bears South 36°3754\* East, with a central engle of 53°27'06\* (chard bearing and distance of Seuth 26'48'33\* West - 37.777 feet) for an arc distance of 34.182 feet; thence South 00°80'00\* East for 29.271 feet; thence North 90°00'00\* East for 20.000 feet; thence, North 00°00'00\* West for 29.271 feet; thence North 90°00'00\* East for 20.000 feet; thence, North 00°00'00\* West for 29.271 feet; thence with a curve to the right having a radius of 22.000 feet; thence South 36°32°34\* East - 41.701 feet) for an arc length of 56.001 feet; thence South 38°32°84\* East for 9.674 feet; thence with a curve to the left having a radius of 42.000 feet, a centeral engle of 30°01'13\* (chard bearing and distance of South 55°33°34\* East - 27.332 feet) fir an arc length of 27.870 feet; thence 300th 74°34'08\* East for 113.666 feet; thethes south 74°34'08\* East for 113.666 feet; thethes south 74°34'08\* East for 113.666 feet; thethes south 74°34'08\* feet) for an arc length of 4.916 feet; having a radius of 124.00 feet, whose canter bears South 77°36'32\* East. (in the left having a radius of 132.000 feet; whose canter bears South 77°36'32\* East.) Feet) for an arc length of 4.916 feet) feet thence South 00°00'00' West for 95.320 feet to the POINT OF BEGINNING.

Containing 36,885 square feet or 0.8466 acres