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WHEN RECORDED RETURN TO:

James R. Blakesley
Attorney at Law
2102 East 3300 South
Salt Lake City, Utah 84109

ENT 124660 BK 5285 PG 805
RANDALL A. COVINGTON
UTAH COUNTY RECORDER
1999 Nov 30 9:26 am FEE 14.00 BY 55
RECORDED FOR ADVANTAGE MANAGEMENT & REAL

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FOURTH AMENDMENT TO DECLARATION OF CONDOMINIUM AND BY-LAWS
OF WESTON CONDOMINIUMS

This FOURTH AMENDMENT to the DECLARATION OF CONDOMINIUM AND BY-LAWS OF WESTON CONDOMINIUMS is made and executed by the SHADOWRIDGE HOMEOWNERS ASSOCIATION, INC., a Utah non-profit corporation, of 1258 West 1480 North, Orem, Utah 84057 (hereinafter referred to as the "Association").

RECITALS

- A. The Association is the successor in interest to the Weston Homeowners Association.
- B. The Declaration of Condominium and By-Laws of Weston Condominiums was recorded in the office of the County Recorder of Utah County, Utah on or about January 23, 1997 as Entry No. 5546 in Book 4175 at Page 469 of the official records (the "Declaration").
- C. The Record of Survey Map for Weston Condominiums was recorded in the office of the County Recorder of Utah County, Utah on or about January 23, 1997 as Entry No. 5545 as Map 6901 of the official records.
- D. The Declaration was amended by a written instrument recorded in the office of the County Recorder of Utah County, Utah on or about January 27, 1997 as Entry No. 6244 in Book 4177 at Page 490 of the official records (the "First Amendment").
- E. The Record of Survey Map for Weston Condominiums was supplemented by a written document recorded in the office of the County Recorder of Utah County, Utah on or about January 27, 1997 as Entry No. 6243 as Map 6906 of the official records.
- F. The Declaration was amended by a written instrument recorded in the office of the County Recorder of Utah County, Utah on or about July 21, 1997 as Entry No. 54741 in Book 4323 at Page 819 of the official records (the "Second Amendment").
- H. The Declaration was amended by a written instrument recorded in the office of the County Recorder of Utah County, Utah on or about July 21, 1997 as Entry No. 54743 in Book 4323 at Page 824 of the official records (the "Third Amendment").
- I. Management and control of the Project has since been transferred by the Declarant or its successors in interest to the Association.

J. This document affects the real property located in Utah County, Utah, described with particularity on Exhibit "A," attached hereto and incorporated herein by this reference.

K. All of the voting requirements of the Declaration have been satisfied.

L. The undersigned desires to change the name of the condominium project.

NOW, THEREFORE, for the reasons recited above, and for the benefit of the condominium project and the Unit Owners thereof, the Association hereby executes this FOURTH AMENDMENT to the DECLARATION OF CONDOMINIUM AND BY-LAWS OF WESTON CONDOMINIUMS for and on behalf of all of the Unit Owners.

1. The name of the condominium project is changed hereby. The name by which the condominium project shall be known from this day forward is: SHADOWRIDGE CONDOMINIUMS.

2. The effective date of this Amendment is the date it is recorded in the office of the County Recorder of Utah County, Utah.

IN WITNESS WHEREOF, Declarant has executed this instrument the day and year first above written.

SHADOWRIDGE HOMEOWNERS ASSOCIATION, INC.

By: Lisa M. Smith
Title: Lisa Smith, President

By: Ami Muhlestein
Title: Ami Muhlestein, Secretary

STATE OF UTAH)
 :SS
COUNTY OF UTAH)

On the 21st day of ~~October~~ ^{November}, 1999, personally appeared before me Lisa Smith and Ami Muhlestein, who by me being duly sworn, did say that they are the President and Secretary of the SHADOWRIDGE HOMEOWNERS ASSOCIATION, INC. and that the within and foregoing instrument was signed in behalf of said Association by authority of a resolution of its Board of Directors, and said Lisa Smith and Ami Muhlestein duly acknowledged to me that said Association executed the same.

Irene Kirby
NOTARY PUBLIC
Residing At: London, UT
Commission Expires: 11-15-02

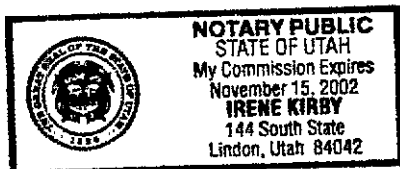


Exhibit "A"
 LEGAL DESCRIPTION

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

Beginning at a point which is North 1,830.92 feet and West 315.72 feet from the South 1/4 corner of Section 4, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence West 146.08 feet; thence North 70.00 feet; thence East 30.32 feet; thence North 89.19 feet; thence West 36.85 feet; thence North 36.85 feet; thence East 165.61 feet; thence South 131.04 feet; thence West 13.00 feet; thence South 65.00 feet to the point of beginning.

Containing 0.64 acres.

Beginning at a point which is North 1,725.93 feet and West 315.72 feet from the South 1/4 corner of Section 4, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence West 430.42 feet; thence South 56 degrees 41 minutes 14 seconds West 139.67 feet; thence North 32 degrees 58 minutes 03 seconds West 515.82 feet; thence North 72 degrees 10 minutes 44 seconds East 271.34 feet; thence North 89 degrees 29 minutes 22 seconds East 732.09 feet; thence South 00 degrees 22 minutes 15 seconds East 118.98 feet; thence South 89 degrees 37 minutes 45 seconds West 22.00 feet; thence South 00 degrees 22 minutes 15 seconds East 25.46 feet; thence West 294.09 feet; thence South 36.85 feet; thence East 36.85 feet; thence South 89.19 feet; thence West 30.32 feet; thence South 70.00 feet; thence East 146.08 feet; thence South 105.00 feet to the point of beginning.

Containing 7.25 Acres.