

2/6/98

WHEN RECORDED, PLEASE RETURN TO:

David J. Crapo  
WOOD CRAPO LLC  
500 Eagle Gate Tower  
60 East South Temple  
Salt Lake City, UT 84111

E 1408447 B 2299 P 134  
JAMES ASHAUER, DAVIS CNTY RECORDER  
1998 MAY 29 10:08 AM FEE 26.00 DEP REC  
REC'D FOR WESTERN STATES TITLE COMPANY

Country Springs Condo Phase 4

THIRD AMENDMENT TO CONDOMINIUM DECLARATION

FOR

COUNTRY SPRINGS

Bldg 34, Units 147, 148

Bldg 27, Units 161, 162

Bldg 26, Units 163, 164

Bldg 25, Units 165, 166

Convertible  
land  
Common  
area

On June 18, 1996, the Condominium Declaration for Country Springs (the "Declaration") was recorded with the Davis County Recorder as Entry No. 1256467 in Book No. 2013 at Pages 1075 through 1110. On April 17, 1997, an Amendment to Condominium Declaration for Country Springs ("First Amendment") was recorded with the Davis County Recorder as Entry No. 1317382 in Book 2119 at Pages 402 through 405. On September 30, 1997, a Second Amendment to Condominium Declaration for Country Springs ("Second Amendment") was recorded with the Davis County Recorder as Entry N 1350675 in Book 2182 at Pages 549 through 552. In the Second Amendment, the Declarant exercised its right to create an additional sixteen (16) units in Phase 3. A record survey map was simultaneously recorded with the Second Amendment which identified the unit numbers for the sixteen additional units. One of the units, Unit 168, was correctly designated on the record survey map, but was incorrectly designated as Unit 166 in the Second Amendment. Accordingly, the Second Amendment is hereby amended to correct the typographical error and correctly designate the unit as 168.

03-1664

Pursuant to Section 16.03 of the Declaration and in accordance with Section 57-8-13.2 of the Utah Code Annotated, Declarant (MJM I LLC) hereby exercises its right to further amend the Declaration by creating additional Units within a portion of the Convertible Land identified in Exhibit B of the Declaration. The legal description of the Convertible Land which is hereby converted is identified in Exhibit A attached hereto, and shall hereinafter be referred to as Phase 4 of the Country Springs Condominiums. Within the land comprising Phase 4, eight (8) additional Units shall be added as well as additional Common Area and Limited Common Areas as identified in the record survey map for Phase 4 which is simultaneously recorded herewith. The eight (8) additional Units shall be designated as Units 147, 148, 161, 162, 163, 164, 165, and 166.

Pursuant to the Declaration, the additional eight (8) Units, Common Areas and Limited Common Areas associated with Phase 4 shall be subject to all the provisions of the Declaration as if they were part of the original Property and Project. The new allocation of shared Common Expenses among the total sixty-four (64) Units within the total Project are set forth in Exhibit B attached hereto and made a part hereof.

IN WITNESS WHEREOF, the Declarant has hereunto caused its name to be signed by the signature of its duly authorized agent this 17 day of May, 1998.

MJM I LLC, a Utah limited liability company

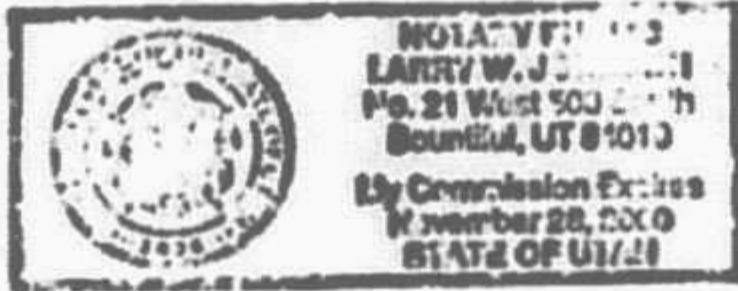
By: [Signature]

Its: [Signature]

STATE OF UTAH )  
 ) SS.  
COUNTY OF DAVIS )

E 1408447 B 2299 P 135

The foregoing instrument was acknowledged before me this 11 day of May, 1998, by Ronald L. Marshall, Manager of MJM I LLC, a Utah limited liability company.



[Signature]  
Notary Public

Residing at: BH, Utah

My Commission Expires: 11-28-2000

EXHIBIT A  
TO  
THIRD AMENDMENT TO CONDOMINIUM DECLARATION

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LEGAL DESCRIPTION OF CONVERTIBLE LAND CONSTITUTING PHASE 4  
OF THE COUNTRY SPRINGS CONDOMINIUMS

Beginning at a point which is North 89°39'48" West 11.79 feet along the Quarter Section Line and North 00°08'55" West 142.15 feet and West 649.68 feet from the center of Section 18, township 2 North, Range 1 East, Salt Lake Base and Meridian and running thence North 89°44'26" West 216.00 feet to a point on the East line of 200 West Street; thence along said East line North 00°07'13" East 90.96 feet to a point on a 25.00 foot radius non-tangent curve to the right (radius bears South 36°45'02" East); thence along the arc of said curve a distance of 16.15 feet through a central angle of 37°00'45"; thence South 89°44'26" East 200.58 feet; thence South 00°12'22" East 96.00 feet to the point of beginning. Property contains 0.475 acres.

ALSO AND TOGETHER WITH:

Beginning at a point which is North 89°39'48" West 11.79 feet along the Quarter Section line and North 00°08'55" West 268.60 feet and West 747.66 feet from the center of Section 18, Township 2 North Range 1 East, Salt Lake Base and Meridian and running thence North 89°44'26" West 102.49 feet to a point on a 25.00 foot radius curve to the right (radius bears North 00°15'26" East); thence along the arc of said curve a distance of 16.03 feet through a central angle of 36°44'02" to a point on the East line of 200 West Street; thence along said East line North 00°07'13" East 222.02 feet to a point on a non-tangent 25.00 foot radius curve to the right (radius bears South 36°45'03" East); thence along the arc of said curve a distance of 16.18 feet through a central angle of 37°05'17"; thence South 89°39'49" East 68.86 feet to a point on a 165.00 foot radius curve to the left (radius bears North 00°20'11" East); thence along the arc of said curve a distance of 18.96 feet through a central angle of 06°35'05"; thence South 04°24'24" East 113.52 feet; thence South 02°32'51" East 119.99 feet to the point of beginning. Property contains 0.591 acres.

EXHIBIT B  
TO  
THIRD AMENDMENT TO CONDOMINIUM DECLARATION

E 1408447 B-2299 P 137

SHARES OF COMMON EXPENSES

<u>Unit Number</u>	<u>Share of Common Expenses</u>	<u>Unit Number</u>	<u>Share of Common Expenses</u>
101	1.5625%	142	1.5625%
102	1.5625%	143	1.5625%
103	1.5625%	144	1.5625%
104	1.5625%	145	1.5625%
105	1.5625%	146	1.5625%
106	1.5625%	147	1.5625%
107	1.5625%	148	1.5625%
108	1.5625%	149	1.5625%
109	1.5625%	150	1.5625%
110	1.5625%	151	1.5625%
111	1.5625%	152	1.5625%
112	1.5625%	153	1.5625%
113	1.5625%	154	1.5625%
114	1.5625%	155	1.5625%
115	1.5625%	156	1.5625%
116	1.5625%	161	1.5625%
117	1.5625%	162	1.5625%
118	1.5625%	163	1.5625%
119	1.5625%	164	1.5625%
120	1.5625%	165	1.5625%
121	1.5625%	166	1.5625%
122	1.5625%	167	1.5625%
123	1.5625%	168	1.5625%
124	1.5625%		
125	1.5625%		
126	1.5625%		
127	1.5625%		
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