

2006
11/18

WHEN RECORDED, MAIL TO:

Rio de Sión
c/o Riverwood Hollow, LLC
2167 Jacob Street
Santa Clara, Utah 84765

DOC # 20060048467

Amended Restrictive Covenants page 1 of 6
Russell Shirts Washington County Recorder
10/18/2006 04:27:54 PM Fee \$ 38.00 By UNITED TITLE SERVICES



AMENDMENT NO. 1 TO
DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS
AND PROTECTIVE COVENANTS
OF

Rio de Sión™

APN: V-2-1-23-3310;
V-2-1-26-443;
V-2-1-23-332

**AMENDMENT NO. 1 TO
DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS
AND PROTECTIVE COVENANTS
OF
RIO DE SIÓN™**

THIS AMENDMENT NO. 1 TO DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND PROTECTIVE COVENANTS OF RIO DE SIÓN™ (the "Amendment") is executed this 31 day of August, 2006 by Riverwood Hollow, LLC (the "Declarant").

RECITALS

A. Declarant caused to be recorded a Declaration of Covenants, Conditions, Easements and Protective Covenants of Rio De Sión™ dated as of May 19, 2006 and recorded on August 11, 2006 with the official records of Washington County, Utah as document number 20060036345 concerning the real property (the "Property") located in Washington County, State of Utah, more particularly described in Exhibit "A," attached hereto and incorporated herein.

B. Pursuant to Section 12.2 of the Declaration, until the end of the Development Phase, the covenants and restrictions contained in this Declaration may be modified, amended or repealed in whole or in part at any time and from time to time by the Declarant or his or her successor or assigns by recorded instrument.

C. The Development Phase is still in effect as of the date hereof and Declarant desires to amend the Declaration as hereinafter set forth.

NOW, THEREFORE, Declarant amends the Declaration as follows:

1. **Modification to Section 4.2.** Section 4.2 of the Declaration is hereby deleted in its entirety and replaced by the following:

4.2 **Rental Use.** An Owner may lease or rent a Home. If an Owner leases or rents a Home for a period in excess of one (1) month to any particular Resident or occupant, the Owner shall provide written notice to the Association, which notice shall state the name of the Resident or occupant and the term of the lease or rental agreement.

2. **Miscellaneous.** The recitals are hereby incorporated into this Amendment. Except as provided herein, the terms and conditions of the Declaration shall remain the same and in full force and effect.

IN WITNESS WHEREOF, the Declarant has hereunto executed this Declaration on the date first set forth above.

RIVERWOOD HOLLOW, LLC, a Utah limited liability company, by its Managers:

By: *Denley Fowlke*
Denley Fowlke, Manager

By: *David P. Whitehead*
David P. Whitehead, Manager

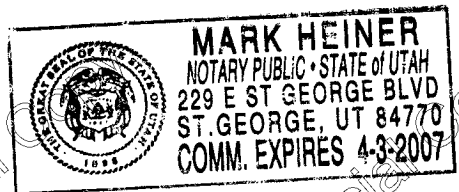
By: *Michael Crews*
Michael Crews, Manager

STATE OF UTAH)
COUNTY OF *Wasatch*) ss.

On this *21* day of *August*, 2006, personally appeared before me Denley Fowlke and David P. Whitehead, known or satisfactorily proved to me to be the Managers of Riverwood Hollow, a Utah limited liability company, who acknowledged to me that they signed the foregoing instrument as Managers for said corporation.

Mark Heiner
NOTARY PUBLIC
Residing at: *4-3-07*

My Commission Expires: _____



August 25, 2006
916565/01

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of San Diego

} ss.

On 9/11/06,
Date

before me, Gillian Meredith Grantham
Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

Michael D. Crews
Name(s) of Signer(s)

personally known to me

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Place Notary Seal Above

WITNESS my hand and official seal.

Gillian Meredith Grantham
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

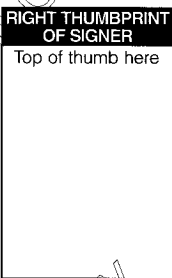
Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

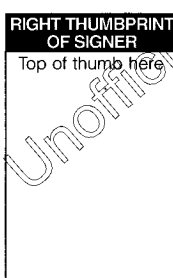
- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is Representing: _____

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

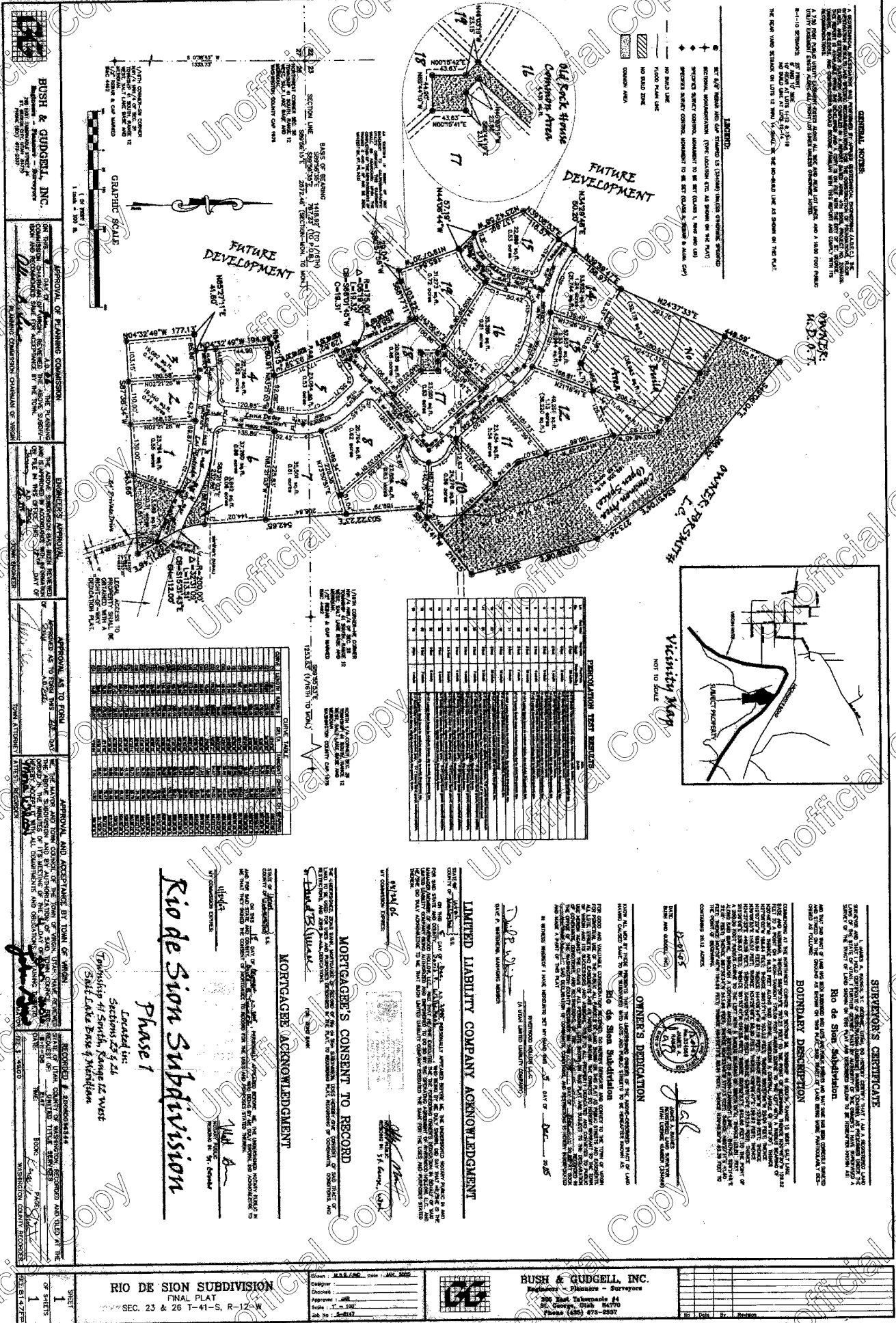


Signer Is Representing: _____

Exhibit "A"

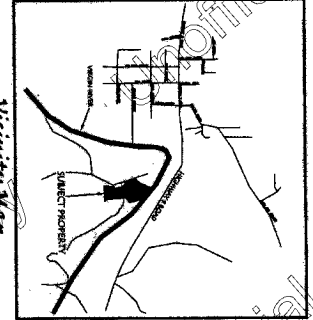
All lots contained within the project known as: Rio de Sion Subdivision, Phase 1,
according to the official plat thereof, on file and of record in the Office of the County
Recorder, State of Utah.

✓ R1077 - 1
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GENERAL NOTES:

1. ALL DIMENSIONS ARE TO CENTER UNLESS OTHERWISE SPECIFIED.
2. THE SURVEY WAS MADE BY THE SURVEYOR IN ACCORDANCE WITH THE SURVEYING ACTS OF 1912 AND 1933.
3. THE SURVEY WAS MADE BY THE SURVEYOR IN ACCORDANCE WITH THE SURVEYING ACTS OF 1912 AND 1933.
4. THE SURVEY WAS MADE BY THE SURVEYOR IN ACCORDANCE WITH THE SURVEYING ACTS OF 1912 AND 1933.
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16. THE SURVEY WAS MADE BY THE SURVEYOR IN ACCORDANCE WITH THE SURVEYING ACTS OF 1912 AND 1933.



PERCOLATION TEST RESULTS

LOT NO.	AREA (SQ. FT.)	PERCENTAGE PERCOLATED	REMARKS
1	10,000	100%	PERCOLATED
2	10,000	100%	PERCOLATED
3	10,000	100%	PERCOLATED
4	10,000	100%	PERCOLATED
5	10,000	100%	PERCOLATED
6	10,000	100%	PERCOLATED
7	10,000	100%	PERCOLATED
8	10,000	100%	PERCOLATED
9	10,000	100%	PERCOLATED
10	10,000	100%	PERCOLATED
11	10,000	100%	PERCOLATED
12	10,000	100%	PERCOLATED
13	10,000	100%	PERCOLATED
14	10,000	100%	PERCOLATED
15	10,000	100%	PERCOLATED
16	10,000	100%	PERCOLATED

BUSH & GUDGELL, INC.
 Surveyors

APPROVAL OF PLANNING COMMISSION:
 The Planning Commission has reviewed the subdivision and has approved the same.

APPROVAL AS TO FORM:
 The Surveyor has reviewed the subdivision and has approved the same.

APPROVAL AND ACCEPTANCE BY TOWN OF WASHINGTON:
 The Town of Washington has reviewed the subdivision and has approved the same.

RECORDED IN BOOK 10, PAGE 100

Rio de Sion Subdivision
 Phase 1
 Located in Sections 23 & 26 T-41-S, R-12-W
 Township of South Fork Range T2 West
 Salt Lake Base & Meridian

MORTGAGEE'S CONSENT TO RECORD
 I, [Name], of the County of [County], State of [State], do hereby consent to the recording of the above described mortgage.

MORTGAGEE'S ACKNOWLEDGMENT
 I, [Name], of the County of [County], State of [State], do hereby acknowledge the recording of the above described mortgage.

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT
 I, [Name], of the County of [County], State of [State], do hereby acknowledge the recording of the above described mortgage.

OWNER'S DECLARATION
 I, [Name], of the County of [County], State of [State], do hereby declare that I am the owner of the above described property.

BOUNDARY DESCRIPTION
 The boundary of the above described property is as follows:

SURVEYOR'S CERTIFICATE
 I, [Name], of the County of [County], State of [State], do hereby certify that I am a duly licensed surveyor and that I have surveyed the above described property.