

RETURNED

SEP 12 2005

2104484

BK 3868 PG 318

E 2104484 B 3868 P 318-320
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/12/2005 09:27 AM
FEE \$47.00 Pgs: 3
DEP RTT REC'D FOR PAGES PLACE LC

WHEN RECORDED, PLEASE RETURN TO:

Brian Knowlton
PAGES PLACE LC
70 North Main #106
Bountiful, UT 84010

FIRST AMENDMENT TO THE CONDOMINIUM DECLARATION

FOR

PAGES PLACE PUD

On June 21, 2000 the Condominium Declaration for Pages Place PUD Phase 1 (the "Declaration") was recorded with the Davis County Recorder as Entry No. 1599012 in Book No. 2660 at Pages 1048 through 1071.

Pursuant to Section 16.02 of the Declaration and in accordance with Section 57-8-13.2 of the Utah Code Annotated, Declarant (Pages Place L.C.) hereby excersizes its right to further amend the Declaration by creating additional Units within a portion of the Convertible Land identified in 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 2 of the Pages Place PUD. The ~~twelve~~¹⁶ (16) additional Units shall be designated as Building 5 Units A through D, Building 6 Units A through D, Building 7 Units A through D, Building 8 Units A through D, Bountiful, Utah address.

Pursuant to the Declaration, the additional ~~twelve~~¹⁶ (16) Units associated with Phase 2 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 ~~twenty-four~~³² (24) 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 20 day of July, 2005.

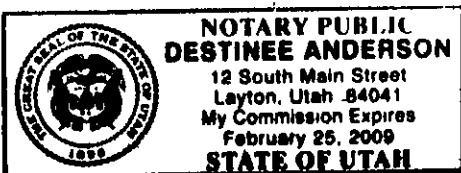
PAGES PLACE L.C.

By [Signature]
Brian Knowlton, Member

-RECORDER'S MEMO-
LEGIBILITY OF TYPING OR PRINTING
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STATE OF UTAH)
) ss.
COUNTY OF Davis)

The foregoing instrument was acknowledged before me this 20 day of July, 2005, by Brian Knowlton, Managing Member Pages Place L.C.



[Signature]
Notary Public

Residing at: 12 S Main St. Layton, 84041

My Commission Expires: 2-25-09

**EXHIBIT B
TO
FIRST AMENDMENT TO CONDOMINIUM DECLARATION
SHARES OF COMMON EXPENSES**

	<u>Address</u>	<u>Share of common exper</u>
1	1613 Pages Place Drive	3.1250%
2	1617 Pages Place Drive	3.1250%
3	1621 Pages Place Drive	3.1250%
4	1625 Pages Place Drive	3.1250%
5	1626 Pages Place Drive	3.1250%
6	1630 Pages Place Drive	3.1250%
7	1634 Pages Place Drive	3.1250%
8	1638 Pages Place Drive	3.1250%
9	1635 Pages Place Drive	3.1250%
10	1639 Pages Place Drive	3.1250%
11	1643 Pages Place Drive	3.1250%
12	1647 Pages Place Drive	3.1250%
13	1653 Pages Place Drive	3.1250%
14	1657 Pages Place Drive	3.1250%
15	1661 Pages Place Drive	3.1250%
16	1665 Pages Place Drive	3.1250%
17	1697 Pages Place Drive	3.1250%
18	1693 Pages Place Drive	3.1250%
19	1681 Pages Place Drive	3.1250%
20	1685 Pages Place Drive	3.1250%
21	1644 Pages Place Drive	3.1250%
22	1648 Pages Place Drive	3.1250%
23	1652 Pages Place Drive	3.1250%
24	1656 Pages Place Drive	3.1250%
25	1662 Pages Place Drive	3.1250%
26	1668 Pages Place Drive	3.1250%
27	344 Pages Place Drive	3.1250%
28	340 Pages Place Drive	3.1250%
29	332 Pages Place Drive	3.1250%
30	328 Pages Place Drive	3.1250%
31	324 Pages Place Drive	3.1250%
32	318 Pages Place Drive	3.1250%

03-227-0001 *three*
0017

Explicit "A"
Pages Place PUD Phase 2

BOUNDARY DESCRIPTION:

BEGINNING AT A POINT THAT IS 316.80 FEET SOUTH 00°20'53" EAST AND 596.57 FEET SOUTH 89°49'00" EAST AND 33.00 FEET NORTH FROM THE WEST QUARTER CORNER OF SECTION 18, TOWNSHIP 2 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN TO THE POINT OF BEGINNING OF PAGES PLACE PUD PHASE 1; AND RUNNING ALONG THE WEST LINE OF PAGES PLACE PUD PHASE 1 THE FOLLOWING ~~FOUR (4)~~ COURSES: NORTH 00°25'30" EAST 130.00 FEET; NORTH 89°49'00" WEST 8.49 FEET; NORTH 204.96 FEET; ~~EAST 6.34 FEET TO THE TRUE POINT OF BEGINNING, AND RUNNING THENCE * THENCE~~ NORTH 89°14'00" EAST 393.66 FEET; THENCE SOUTH 00°20'12" WEST 184.88 FEET; THENCE NORTH 89°39'48" WEST 144.19 FEET; THENCE SOUTH 00°14'29" WEST 82.72 FEET TO THE NORTHEAST CORNER OF SAID PAGES PLACE PUD PHASE 1; THENCE ALONG THE BOUNDARY LINE OF SAID PAGES PLACE PUD PHASE 1 THE FOLLOWING SIX (6) COURSES; NORTH 82°28'55" WEST 92.63 FEET; NORTH 68.55 FEET; NORTH 89°49'00" WEST 4.85 FEET; NORTH 67.27 FEET; NORTH 72°11'47" WEST 31.01 FEET; WEST 122.87 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 1.37 ACRES MORE OR LESS

* NORTH 01°41'00" EAST 32.11 FEET; THENCE NORTH 51.94 FEET;

BASIS OF BEARINGS:

BASIS OF BEARINGS FOR THIS SURVEY IS THE LINE BETWEEN FOUND SECTION MONUMENT AT THE WEST QUARTER CORNER OF SECTION 18, TOWNSHIP 2 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND A FOUND NAIL AND WASHER IN PAGES LANE, WHICH LINE BEARS SOUTH 00°20'53" EAST.

Pages Place PUD

LEGAL DESCRIPTION

BEGINNING AT A POINT WHICH IS SOUTH 00°20'53" EAST 316.80 FEET AND SOUTH 89°49'00" EAST 596.57 FEET AND NORTH 33.00 FEET FROM THE WEST QUARTER CORNER OF SECTION 18, TOWNSHIP 2 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING,
 THENCE NORTH 00°25'30" EAST 130.00 FEET,
 THENCE NORTH 89°49'00" WEST 8.49 FEET,
 THENCE NORTH 204.96 FEET,
 THENCE EAST 129.21 FEET,
 THENCE SOUTH 72°11'47" EAST 31.01 FEET,
 THENCE SOUTH 67.27 FEET,
 THENCE SOUTH 89°49'00" EAST 4.85 FEET,
 THENCE SOUTH 68.55 FEET,
 THENCE SOUTH 82°28'55" EAST 92.63 FEET, TO AN EXISTING FENCE,
 THENCE SOUTH 00°14'29" WEST 178.34 FEET, ALONG SAID FENCE,
 THENCE NORTH 89°48'60" WEST 247.13 FEET, (BY DEED 240.64),
 TO THE POINT OF BEGINNING
 CONTAINING 1.61 ACRES.

03-192-0001 *three* 0018

-RECORDER'S MEMO-
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