

FIFTEENTH AMENDMENT TO THE RESTATED AND AMENDED
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
AT THE BRIARWOOD CONDOMINIUM PROJECT
(AN EXPANDABLE CONDOMINIUM PROJECT)

WHEREAS, The Declarant herein recorded the Amended and restated Declaration of Covenants, Condition and Restrictions for the Briarwood Springs Condominium Project (the "Declaration") with the Salt Lake County Recorder's Office on December 12, 1988 as Entry No. 4985955, Book 5851, Pages 3030 through 3137.

WHEREAS, The Declarant herein has previously recorded with the Salt Lake County Recorder's Office the Amendments to the Restated and amended Declaration of Covenants, Conditions and Restrictions for the Briarwood Springs Condominium Project relative to the expansion and inclusion within the project of amended Phase 4, Phase 5, Phase 6, Phase 7, Phase 8, Phase 9, Phase 10, Phase 11, Phase 12, Phase 13, Phase 14, Phase 15, and Phase 16.

WHEREAS, The Declarant, Pursuant to Sections 20.3 and 17.05 of the Declaration now desires to amend such Declaration to include Phase 17 as follows:

1. Paragraph A of the Recitals of the Declaration shall be amended to include the following property description, denoted as Phase 17 of the Project:

PHASE 17:

Beginning at a
point which is
North 00°02'05"
East along the
section line 98531
feet and West

532.83 feet from the Southeast Corner
of Section 30, Township 2 South, Range 1 East,
Salt Lake Base and Meridian; and running thence
North 04°27'05" East 98.00 feet; thence North
10°00'00" East 20.00 feet; thence North 80°00'
00" West 89.82 feet; thence South 147.00 feet;
thence East 62.00 feet; thence North 14.00 feet
thence East 15.38 feet to the point of
beginning. Contains 0.257 Acres.

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2. Paragraph 2.04 of the Declaration relative to the property description for expandable area shall be amended as follows:

EXPANDABLE AREA PHASE 17

Beginning at a point on the Westerly Right-of-Way line of 700 East Street; said point being North 00°02'05" East along the Section line 988.79 feet and West 33.00 feet from the Southeast Corner of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence along said Westerly Right-of-Way line South 00°02'05" West 80.73 feet; thence South 41°46'04" West 130.36 feet; thence South 20°27'59" West 81.14 feet; thence North 44°00'00" West 114.65 feet; thence South 84°30'00" West 13.57 feet; thence North 05°30'00" West 136.12 feet; thence North 84°17'22" West 19.64 feet; thence West 50.09 feet; thence North 35.366 feet; thence East 291.08 feet to the point of beginning; also beginning at a point which is North 00°02'05" East along the Section Line 1330.01 feet and West 604.79 feet from the Southeast Corner of Section 30, Township 3 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 106.60 feet; thence East 104.10 feet; thence South 10°00'00" West 122.56 feet; thence North 80°00'00" West 89.92 feet; thence South 35.50 feet; thence West 116.50 feet; thence South 111.50 feet; thence West 160.47 feet; thence South 157.16 feet to a point on the arc of an 89.00 foot radius curve to the left (chord bears South 07°00'00" East 21.69 feet); thence Southeasterly along the arc of said curve 21.75 feet; thence South 14°00'00" East 71.669 feet; thence South 89°59'55" West 67.89 feet; thence North 01°24'17" East 607.10 feet; thence East 315.64 feet to the point of beginning. Contains 3.723 Acres

3. Exhibit "A" relative to the identification of respective units and their undivided interest in common areas shall be amended to read as follows:

EX6378FC2773

1618.68

EXHIBIT "A"

Bldg # / Unit #	Sq. Footage	% Ownership	Votes
AMENDED PHASE 1			
1-1	1078	.8658	1078
1-2	1057	.6526	1057
1-3	1078	.8658	1078
1-4	1057	.6526	1057
1-5	1078	.8658	1078
1-6	1057	.6526	1057
2-1	1078	.8658	1078
2-2	1070	.8606	1070
2-3	1078	.8658	1078
2-4	1070	.6606	1070
2-5	1078	.8658	1078
2-6	1070	.6606	1070
3-1	1078	.8658	1078
3-2	1057	.6526	1057
3-3	1078	.8658	1078
3-4	1057	.6526	1057
3-5	1078	.8658	1078
3-6	1057	.6526	1057
4-1	1078	.8658	1078
4-2	1057	.6526	1057
4-3	1078	.8658	1078
4-4	1057	.6526	1057
4-5	1078	.8658	1078
4-6	1057	.6526	1057
28-1	1078	.8658	1078
28-2	1070	.8606	1070
28-3	1078	.8658	1078
28-4	1070	.6606	1070
28-5	1078	.8658	1078
28-6	1070	.8606	1070
PHASE 2 A			
5-1	1078	.8658	1078
5-2	1078	.8658	1078
5-3	1078	.8658	1078
5-4	1078	.8658	1078
5-5	1078	.8658	1078
5-6	1078	.8658	1078
6-1	1078	.8658	1078
6-2	1078	.8658	1078
6-3	1078	.8658	1078
6-4	1078	.8658	1078
6-5	1078	.8658	1078

17.8.211

1.52.16

BR 6318PC27
Pg 2774

File: Declaration

B-8	1078	.8658	1078
PHASE 2 B			
25-1	1078	.8658	1078
25-2	1078	.8658	1078
25-3	1078	.8658	1078
25-4	1078	.8658	1078
25-5	1078	.8658	1078
25-6	1078	.8658	1078
26-1	1078	.8658	1078
26-2	1078	.8658	1078
26-3	1078	.8658	1078
26-4	1078	.8658	1078
26-5	1078	.8658	1078
26-6	1078	.8658	1078
27-1	1078	.8658	1078
27-2	1078	.8658	1078
27-3	1078	.8658	1078
27-4	1078	.8658	1078
27-5	1078	.8658	1078
27-6	1078	.8658	1078
PHASE 3			
28-1	1548	.8545	1548
28-2	1412	.8718	1412
28-3	1308	.8078	1308
28-4	1548	.8545	1548
28-5	1548	.8545	1548
28-6	1412	.8718	1412
AMENDED PHASE 4			
30-1	1412	.8718	1412
30-2	1308	.8078	1308
30-3	1412	.8718	1412
PHASE 5			
31-1	1677	.8730	1677
31-2	1308	.8078	1308
31-3	1412	.8718	1412
31-4	1548	.8545	1548
PHASE 6			
34-1	1312	.8100	1312
34-2	1060	.6544	1060
34-3	807	.5800	807
34-4	1085	.8888	1085
34-5	1130	.8877	1130

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34-6	1312	.8100	1312
34-7	1060	.6544	1060

PHASE 7

32-1	1312	.8100	1312
32-2	1060	.6544	1060
32-3	907	.5600	907
32-4	1085	.6889	1085
32-5	1130	.6977	1130
32-6	1312	.8100	1312
32-7	1060	.6544	1060

PHASE 8

36-1	1312	.8100	1312
36-2	1060	.6544	1060
36-3	907	.5600	907
36-4	1085	.6889	1085
36-5	1130	.6977	1130
36-6	1312	.8100	1312
36-7	1060	.6544	1060

PHASE 9

37-1	1312	.8100	1312
37-2	1060	.6544	1060
37-3	907	.5600	907
37-4	1085	.6889	1085
37-5	1130	.6977	1130
37-6	1312	.8100	1312
37-7	1060	.6544	1060

PHASE 10

38-1	1312	.8100	1312
38-2	1060	.6544	1060
38-3	907	.5600	907
38-4	1085	.6889	1085
38-5	1130	.6977	1130
38-6	1312	.8100	1312
38-7	1060	.6544	1060

PHASE 11

39-1	1312	.8100	1312
39-2	1060	.6544	1060
39-3	907	.5600	907
39-4	1085	.6889	1085
39-5	1130	.6977	1130
39-6	1312	.8100	1312
39-7	1060	.6544	1060

PHASE 12

35-1	1312	.8100	1312
35-2	1080	.6544	1080
35-3	907	.5800	907
35-4	1085	.6898	1085
35-5	1130	.6977	1130
35-6	1312	.8100	1312
35-7	1080	.6544	1080

PHASE 13

40-1	1312	.8100	1312
40-2	1080	.6544	1080
40-3	1312	.8100	1312
40-4	1080	.6544	1080

PHASE 14

41-1	1312	.8100	1312
41-2	1080	.6544	1080
41-3	1312	.8100	1312
41-4	1080	.6544	1080

PHASE 15

42-1	1312	.8100	1312
42-2	1080	.6544	1080
42-3	1312	.8100	1312
42-4	1080	.6544	1080

PHASE 16

43-1	1080	.6544	1312
43-2	1312	.8100	1080
43-3	1312	.8100	1312
43-4	1080	.6544	1080

PHASE 17

44-1	1080	.6544	1080
44-2	1312	.8100	1312
44-3	1312	.8100	1312
44-4	1080	.6544	1080

TOTALS : 182070 100.0000 182070

GRAMCORP By:

John E. Ford
 JOHN E. FORD
 Secretary/Treasurer

EX6378962777

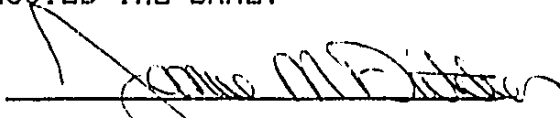
CORPORATE ACKNOWLEDGEMENT
STATE OF UTAH

COUNTY OF SALT LAKE

ON THE 21st DAY OF November 1990 PERSONALLY

APPEARED BEFORE ME JOHN E. FORD WHO BEING DULY SWORN OR
AFFIRMED, DID SAY THAT JOHN E. FORD IS THE SECRETARY/
TREASURER OF GRAMCORP AND THAT THE OWNER'S DEDICATION WAS
SIGNED IN BEHALF OF SAID GRAMCORP BY AUTHORITY OF JOHN E.
FORD AND THE SAID GRAMCORP EXECUTED THE SAME.

MY COMMISSION EXPIRES



NOTARY PUBLIC

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RESIDING IN JAL



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21 NOVEMBER 91 11:34 AM
KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
GRAMCORP
REC BY: VALERIE ASHBY , DEPUTY

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