

AMENDMENTS TO DECLARATION AND BY-LAWS OF
OLYMPUS VIEW CONDOMINIUM ASSOCIATION

The following additions or amendments to the Declaration and By-Laws of the Olympus View Condominium Association have been approved by the affirmative vote of 2/3 of the undivided interest in the Common Areas and Facilities. The amendments pertain to the following described real property in Salt Lake County, Utah:

Beginning at a point 1298.06 feet South from the Northeast corner of the Southwest Quarter of Section 34, Township 1 South, Range 1 East, Salt Lake Base & Meridian, and running thence South 89°35' West 292.74 feet; thence South 0°4'15" West 146.85 feet; thence North 89°35' East 134.74 feet; thence North 0°4'15" East 73.35 feet; thence North 89°35' East 158.00 feet; thence North 0°4'15" East 73.50 feet to the point of beginning.

1. Declaration, Section 7, is amended to add the following provision as part of Paragraph 6:

All animals must be on a leash in the public Common Areas.

2. Declaration, Section 8, is deleted and the following Section 8 is inserted in its place:

8. Person to Receive Service of Process. The person to receive service of process in the cases provided herein or in the Act is the Treasurer of the Association who is currently Kay Livingston, whose address is 3946 South 2300 East #4, Salt Lake City, Utah 84124. The said person may be changed by the recordation by the Management Committee of any appropriate instrument.

3. Declaration, Section 12, Paragraph (a), is deleted and the following Section 12, Paragraph (b), is inserted in its place:

B. Composition of Management Committee. The Committee shall be composed of five (5) members. At each annual Association meeting any vacant seat on the Committee shall be filled with a member elected for a two-year term. The intent is that two members be elected one year and three members be elected in the succeeding year. Only Unit Owners and officers and agents of Owners other than individuals shall be eligible for Committee membership. At the annual meeting the undivided ownership interest appurtenant to a Unit may be voted in favor of as many candidates for Committee membership as there are seats on the Committee to be filled.

An elected Committee member may appoint another owner of his Unit to represent him at any meeting of the Committee. Any Committee member who fails on three successive occasions to attend Committee meetings (whether regular or special) or

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who has failed to attend at least 25% of all Committee meetings (whether regular or special) held during any twelve-month period shall automatically forfeit his seat. In all cases of vacancy the remaining Committee members shall elect a replacement to sit on the Committee until the expiration of the term for which the member being replaced was elected. Unless he forfeits or otherwise loses his seat as herein provided, a member shall serve on the Committee until his successor is elected and qualifies. Committee members shall be reimbursed for all expenses reasonably incurred in connection with Committee business.

4. Declaration, Section 19, Paragraph (a) shall be deleted and the following Paragraph (a) inserted in its place:

A. Each Unit Owner shall pay the Management Committee his allocated portion of the cash requirement deemed necessary by the Management Committee to manage and operate the Condominium Project, upon the terms, at the time, and in the manner herein provided without any deduction on account of any set-off or claim which the Owner may have against the Management Committee or Association. Each installment shall be due on or before the first day of each month. If the Unit Owner shall fail to pay any installment within the calendar month of when it becomes due, the Owner shall pay a penalty of \$10 together with all costs and expenses, including attorney's fees, incurred in any proceedings brought to collect such unpaid common expenses.

5. By-Laws, Section III, Paragraph 2, shall be deleted and the following Paragraph 2 inserted in its place:

2. Annual Meetings. The annual meeting shall be set by the Management Committee, but shall be held prior to February 28 of each year. The Management Committee may by resolution fix the date and place of the annual meeting.

6. By-Laws, Section IV, Paragraph 2, shall be amended to add the following sentence:

An elected committee member may appoint another owner of his Unit to represent him at any meeting of the Committee.

DATED this 24 day of February 1993.

STATE OF UTAH)
): ss.
County of Salt Lake)

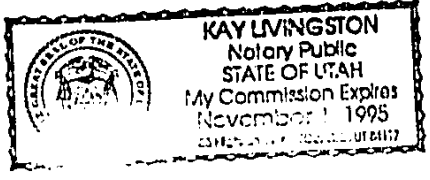
GLEN CLARK, Secretary of the Olympus View Condominium Association, attests that the foregoing amendments to the Declaration and By-Laws of the Olympus View Condominium Association were voted on at the annual of the homeowners association held on

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February 17, 1993, passed by the required 2/3 vote of the homeowners, and recorded in the minutes of the Association.

Glen Clark
GLEN CLARK

Subscribed and sworn to before me this 24 day of February 1993.



Kay Livingston
Notary Public

MAIL

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KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
OLYMPUS VIEW CONDOMINIUM ASSOC.
REC BY: DIANE KILPACK, DEPUTY

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