

ENT 70262 BK 3060 PG 745
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1992 DEC 22 2:27 PM FEE 12.50
RECORDED FOR RICHARD MILLER

FIRST SUPPLEMENTARY DECLARATION TO
THE DECLARATION OF CONDOMINIUMS
SCANDIA VILLAGE CONDOMINIUMS,
[A Condominium Project (Expandable)]

THIS FIRST SUPPLEMENTARY DECLARATION is made this ____
day of _____, 1992, by R.E. Miller ("Declarant").

RECITALS

A. Scandia Village (the "Project") is a condominium
project located in the City of Provo, County of Utah, State of
Utah.

B. On _____, 1992, Declarant caused to be recorded the
Declaration of Condominiums, Scandia Village Condominiums, [A
Condominium Project (Expandable)] in Book _____ at Page _____, as
Entry No. _____ in the Office of the Recorder, Utah County, State of
Utah (the "Declaration").

C. Pursuant to the Utah Condominium Ownership Act and Article 13.5
of the Declaration, Declarant is entitled to annex into the Project
the real property referred to in the Declaration as "Additional Land,"
in Exhibit "B," thereto.

D. Declarant is the record owner of the Additional Land and desires
to annex a portion of the same into the development to become subject
to the Declaration and to the Act.

E. There currently exist in the Project Four (4) Units in One (1)
Building. This First Supplementary Declaration and the Scandia
Village Condominium Phase II map to be recorded concurrently herewith,
expands the Project to include Four (4) additional Units in One (1)
additional Building.

NOW THEREFORE, Declarant hereby makes this First Supplementary
Declaration:

ARTICLE I
DEFINITIONS

Except as otherwise may be defined herein or as may be required by the
context, all terms, phrases or expressions defined in Article I of the
Declaration shall have the same defined meanings when used in the
First Supplementary Declaration, including Recitals.

ARTICLE II
SUBMISSION

Declarant hereby submits to the provision of the Act, as Additional
Land associated with the Project, that certain parcel of real property
situated in Utah County, State of Utah, described in Exhibit "A,"

attached hereto and made part hereof, as the same is set forth in that certain Map entitled "SCANDIA VILLAGE CONDOMINIUMS PHASE II" filed and recorded concurrently herewith in the Office of the Recorder, Utah County, State of Utah.

ARTICLE III
PROPERTY RIGHTS

Exhibit "D" to the Declaration is hereby amended as set forth in Revised Exhibit "D," attached hereto and made a part hereof, which Exhibit reallocates the undivided interests in the common areas of each Owner appurtenant to each such Owner's Unit, which interests are equal and in the percentages of fraction set forth in said Exhibit "D" hereto.

ARTICLE IV
GENERAL

Except as modified and amended by this First Supplementary Declaration, all of the terms and provisions of the Declaration are hereby expressly ratified and confirmed and shall remain in full force and effect and shall apply to the Project as expanded.

IN WITNESS WHEREOF, Declarant has duly executed this First Supplementary Declaration the day and year above written.

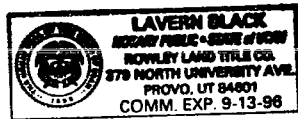
DECLARANT:


R.E. Miller

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STATE OF UTAH
COUNTY OF UTAH

On November 24, 1992, personally appeared before me R.E. Miller, signer of the within instrument, who duly acknowledged to me that he executed the same.



Lavern Black
NOTARY PUBLIC

EXHIBIT "A"
FIRST SUPPLEMENTARY DECLARATION TO
THE DECLARATION OF CONDOMINIUMS
SCANDIA VILLAGE CONDOMINIUMS,
[A Condominium Project (Expandable)]

SCANDIA VILLAGE PHASE II
PROVO, UTAH

Commencing at a point located North 393.60 feet and West 1272.10 feet and North 73.00 feet from the Southeast Corner of Section 7, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 51.42 feet; thence East 146.20 Feet to the Westerly Right-of-Way line of 1000 East Street; to the point of a 222.00 foot radius curve to the right. (Chord bearing bears South 11 58'03" East 52.56'); thence along arc of said curve 52.69 feet through a central angle of 13 35'52"; Thence west 157.10 feet to the point of beginning.

Contains an area of 7,852 square feet more or less.

REVISED EXHIBIT "D"
TO THE DECLARATION OF
CONDOMINIUMS
SCANDIA VILLAGE CONDOMINIUMS,
[A Condominium Project (Expandable)]

ALLOCATION OF UNDIVIDED OWNERSHIP INTEREST

<u>Building and Unit Designation</u>	<u>Phase</u>	<u>Percentage Interest</u>
1124 S. 1000 E. #1	I	12.50
1124 S. 1000 E. #2	I	12.50
1124 S. 1000 E. #3	I	12.50
1124 S. 1000 E. #4	I	12.50
1112 S. 1000 E. #5	II	12.50
1112 S. 1000 E. #6	II	12.50
1112 S. 1000 E. #7	II	12.50
1112 S. 1000 E. #8	II	12.50