

7427892

WHEN RECORDED RETURN TO:

Wallace O. Felsted
KIRTON & McCONKIE
60 East South Temple, Suite 1800
Salt Lake City, Utah 84111

7427892
07/30/1999 01:29 PM 26.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
KIRTON & McCONKIE
1800 EAGLE GATE TOWER
60 E. SO. TEMPLE SLC UT 84111-1004
BY: ZJK, DEPUTY - W1 4 P.

**SIXTH AMENDMENT TO DECLARATION OF CONDOMINIUM
FOR POWDER RIDGE**

This Sixth Amendment to Declaration of Condominium for Powder Ridge is executed pursuant to the Utah Condominium Ownership Act, Utah Code Annotated § 57-8-1 *et seq.* (the "Act") and the original Declaration of Condominium for Powder Ridge (the "Original Declaration") by the Management Committee of the Powder Ridge Association of Unit Owners, a Utah non-profit corporation (the "Management Committee").

RECITALS

A. The Original Declaration was filed for record on March 18, 1985, with the Salt Lake County Recorder as Entry No. 4062189 in Book 5637 at Pages 1388 through 1465. Five amendments to the original Declaration have subsequently been recorded. The original Declaration as amended is hereinafter referred to as the "Declaration."

B. Subsequent to the recording of the Fifth Amendment to the Declaration, the Management Committee became aware of certain errors in the square footages of two of the units being added to the Powder Ridge Condominium Project (the "Condominium Project"). The Management Committee desires to amend Appendix A to the Declaration to correct apparent errors in the calculation of the square footages of the Units and the undivided interests in the common areas and facilities of the Condominium Project and voting rights of the Owners.

DECLARATION

1. That portion of Parcel H described in Exhibit "A" hereto was added to the Condominium Project upon recording of the Fifth Amendment to the Declaration. The Condominium Project is described in the Declaration.

2. "Appendix A" to the Declaration is hereby amended to reflect the reallocation of undivided interests in the common areas and facilities of the Powder Ridge Condominium project as set forth in Exhibit "B" hereto.

BOOK 8298 PAGE 3184

DATED as of April 12, 1999.

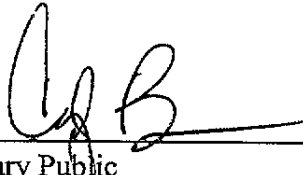
POWDER RIDGE ASSOCIATION OF
UNIT OWNERS
By its Management Committee



Management Committee Member
FRANK M. RYAN, M.D.
11701 Livingston Road, # 203
Ft. Washington, MD 20744
301-292-1144

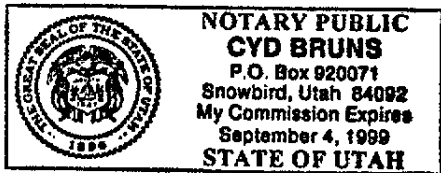
STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 12 day of April, 1999, by Frank M. Ryan, MD, a member of the Management Committee of Powder Ridge Association of Unit Owners.



Notary Public
Residing at: _____

My commission expires: _____



BOOK 8298 PAGE 3185

EXHIBIT "A"

Parcel H-13

Beginning at the Northeast corner of Section 6, Township 3 South, Range 3 East, Salt Lake Base and Meridian, and running thence S 25°50'13" E 2396.31 feet; thence S 65°13'00" W 519.19 feet along the Southerly line of Powder Ridge, a Utah Expandable Condominium Project, according to the official plat thereof recorded 03/18/85 as Entry No. 4062188 in Book 85-3 at Page 44 of the Official Records; thence N 24°47'00" W 54.84 feet to the true point of beginning; thence N 24°47'00" W 26.87 feet; thence N 9°00'00" E 37.67 feet to a point on the Southerly line of Powder Ridge Court, a private road, as shown on said plat of Powder Ridge; thence along said street N 81°00'00" W 60.00 feet; thence S 9°00'00" W 60.00 feet; thence S 81°00'00" E 74.94 feet to the point of beginning.

Parcel H-15

Beginning at the Northeast corner of Section 6, Township 3 South, Range 3 East, Salt Lake Base and Meridian, and running thence S 25°50'13" E 2396.31 feet; thence S 65°13'00" W 671.74 feet along the Southerly line of Powder Ridge, a Utah Expandable Condominium Project, according to the official plat thereof recorded 03/18/85 as Entry No. 4062188 in Book 85-3 at Page 44 of the Official Records, to the Southeast corner of Parcel "B" as shown on said plat; thence along the Easterly line of said Parcel "B", N 36°00'00" W 181.59 feet to the true point of beginning; thence N 9°00'00" E 61.98 feet to a point on the Southerly line of Powder Ridge Court, a private road, as shown on said plat of Powder Ridge; thence Easterly 3.88 feet along said street and the arc of a 384.12 foot radius curve to the right through a central angle of 0°34'45" (chord bears S 81°17'22" E 3.88 feet); thence along said street S 81°00'00" E 61.50 feet; thence S 9°00'00" W 62.00 feet; thence N 81°00'00" W 65.38 feet to the point of beginning.

EXHIBIT "B"

**AMENDED APPENDIX "A" TO
DECLARATION OF CONDOMINIUM FOR POWDER RIDGE**

LISTING OF UNITS AND INTERESTS

POWDER RIDGE

UNIT NO.	APPROXIMATE SQUARE FOOTAGE	SHARE OF OWNERSHIP OF COMMON AREAS AND FACILITIES	VOTES
1-A	Lower 2039	0.0562	56.2
1-B	Upper 2350	0.0648	64.8
2-A	Lower 2039	0.0562	56.2
2-B	Upper 2350	0.0648	64.8
3-A	Lower 2039	0.0562	56.2
3-B	Upper 2350	0.0648	64.8
9-A	Lower 1914	0.0528	52.8
9-B	Upper 1877	0.0517	51.7
10-A	Lower 1914	0.0528	52.8
10-B	Upper 1877	0.0517	51.7
11-A	Lower 2100	0.0579	57.9
11-B	Upper 2335	0.0643	64.3
12-A	Lower 1862	0.0513	51.3
12-B	Upper 2746	0.0757	75.7
13	2875	0.0792	79.2
15-A	East 1999	0.0551	55.1
15-B	West 1614	0.0445	44.5
Totals	36,280	1.0000	1000.0

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BOOK 8298 PAGE 3187