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06/08/99 08:32 AM 82.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
IVORY HOMES
970 E WOODOAK LANE
SALT LAKE CITY, UTAH 84117
REC BY: R JORDAN , DEPUTY - WI

WHEN RECORDED RETURN TO:
IVORY HOMES
970 E. Woodoak Lane
Salt Lake City, Utah 84117

FIRST SUPPLEMENT TO THE
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR
LOTS 1-22 AND 24-70 OF THE LONE PEAK MEADOWS SUBDIVISION

This FIRST SUPPLEMENT to the DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS for LOTS 1-22 AND 24-70 OF THE LONE PEAK MEADOWS SUBDIVISION, is made and executed this 15th day of May, 1999, by IVORY HOMES, a Utah limited partnership, of 970 E. Woodoak Lane, Salt Lake City, Utah 84117 (hereinafter referred to as the "Declarant").

RECITALS

Whereas, the Original DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS for LOTS 1-22 AND 24-70 OF THE LONE PEAK MEADOWS SUBDIVISION was recorded in the office of the County Recorder of Salt Lake County, Utah on the 1st day of January, 1998 as Entry No. 6834278 in Book 7850 at Page 2924 of the Official Records of the County Recorder of Salt Lake County, Utah (the "Declaration").

Whereas, in Section 3 of the Declaration the Declarant expressly reserved the absolute right to expand the application of this Declaration to other real property by written amendment to the Declaration duly recorded

Whereas, IVORY HOMES is the fee simple owner of record of that certain real property located in Salt Lake County, Utah and described with particularity on Exhibit "A-1" attached hereto and incorporated herein by this reference (the "Phase III Property").

Whereas, Declarant desires to expand the application of the Declaration to the Phase III Property.

Whereas, Declarant now intends that the Phase III Property shall become subject to the Declaration.

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Lot Owners thereof, Declarant hereby executes this FIRST SUPPLEMENT to the DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS for LOTS 1-22, 24-70 and 1A-25A of the LONE PEAK MEADOWS SUBDIVISION.

1. Supplement to Definitions. Article I of the Declaration, entitled "Definitions," is hereby modified to include the following supplemental definitions:

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BK 8284 PG 2348

A. First Supplement to the Declaration shall mean and refer to this FIRST SUPPLEMENT to the DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS for LOTS 1-22 AND 24-70 of the LONE PEAK MEADOWS SUBDIVISION..

2. Legal Description. The real property described in Exhibit A-1 is hereby submitted to the provisions of the Declaration and said land shall be held, transferred, sold, conveyed and occupied subject to the provisions of the Declaration as it may be supplemented or amended from time to time.

3. Annexation. Declarant hereby declares that the Phase III Property shall become subject to the Declaration, which, upon recordation of this First Supplement to the Declaration, shall constitute and effectuate the expansion of the application of the Declaration, making the real property described in Exhibit A-1 subject to the provisions, covenants, conditions and restrictions set forth therein.

4. Effective Date. The effective date of this First Supplement to the Declaration and the Phase III Map shall be the date on which said instruments are filed for record in the Office of the County Recorder of Salt Lake County, Utah.

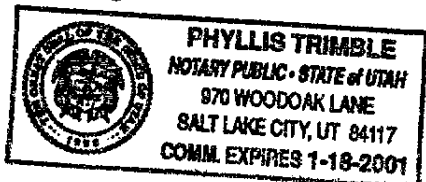
IN WITNESS WHEREOF, Declarant has executed this instrument the day and year first above written.

DECLARANT:
IVORY HOMES, a Utah limited partnership

By: Ellis R. Ivory
Title: ELLIS R. IVORY, General Partner

STATE OF UTAH)
)ss:
COUNTY OF)

On the 24th day of May, 1999, personally appeared before me ELLIS R. IVORY, who by me being duly sworn, did say that he is the General Partner of IVORY HOMES, a Utah limited partnership, and that the within and foregoing instrument was signed in behalf of said partnership pursuant to its Partnership Agreement, and said ELLIS R. IVORY further acknowledged to me that IVORY HOMES, a Utah limited partnership, executed the same.



Phyllis Trimble
Notary Public
Residing at: SLC, Ut

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EXHIBIT "A-1"
LEGAL DESCRIPTION

The Land referred to in the foregoing document is located in Salt Lake County, Utah and is described more particularly as follows:

Beginning at the Northeast Corner of Lot 25A of Lone Peak Meadows Subdivision; said point also being South, along the section line, 911.12 feet and West, 889.49 feet from the Northeast Corner of Section 6, Township 4 South, Range 1 East, Salt Lake Base & Meridian; said section corner also being South 00°00'42" East, 72.00 feet from a found witness corner; and running thence South 85°00'00" East, 445.83 feet; thence South 05°00'00" West, 180.67 feet; thence North 84°44'00" West, 445.84 feet; thence North 05°00'00" East, 178.59 feet to the point of beginning.

Contains: 1.84 Acres

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