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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
WESTERN MANAGEMENT ASSOC
4252 S HIGHLAND DR #105
SLC UT 84124
BY: ZJM, DEPUTY - MI 4 P.

WHEN RECORDED RETURN TO:
Western Management Assoc., LC
4252 So. Highland Drive #105
Salt Lake City, Utah 84124
(801) 278-5060

**AMENDMENT TO DECLARATION OF CONDOMINIUM
OF
THE BOULDERS AT BELL CANYON CONDOMINIUM**

This Amendment to Declaration of Condominium of The Boulders at Bell Canyon Condominium is made and executed by The Boulders at Bell Canyon Homeowners Association, Inc., of Post Office Box 9375, Salt Lake City, UT 84109 (the "Association").

RECITALS

A. The Declaration of Condominium of The Boulders at Bell Canyon Condominium was recorded in the office of the County Recorder of Salt Lake County, Utah on December 17, 1998 as Entry No. 7193630 in Book 8200 at Page 1330 of the official records (the "Declaration").

B. This document affects the real property located in Salt Lake County, Utah, described with particularity on Exhibit "A," attached hereto and incorporated herein by this reference (the "Property").

C. All of the voting requirements to amend the Declaration set forth in Article 18, Section 18.05 of the Declaration have been satisfied; that is, at least two-thirds of the Total Votes in the Association voted to adopt the maintenance provisions set forth below and amend the Declaration.

D. The Association is the managing agent of the Owners of the Property.

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Unit Owners thereof, the Association hereby executes this Amendment to Declaration of Condominium of The Boulders at Bell Canyon Condominium for and on behalf of and for the benefit of all of the Unit Owners.

1. Article IV of the Declaration is hereby amended to add the following new Section, 4.12. If there is any conflict between the provisions set forth below and the provisions of the Declaration, including by way of illustration but not limitation Section 4.02 and Section 8.01, the former shall in all respects govern and control, anything to the contrary notwithstanding:

4.12 Maintenance of Buildings. The Buildings, including by way of illustration but not limitation the roofs and gutters, exterior surfaces, support walls, foundations, footings, utilities, plumbing, wiring, and driveways (collectively "Building"), shall be maintained, repaired, replaced and rebuilt by the Owners of Units contained within the Building.

4.12.1 All Buildings that contain more than one Unit shall be maintained, repaired, replaced or rebuilt by the Owners of the Units comprising that Building.

4.12.2 Any repair needed to a building with more than one unit that affects only one unit owner (such as but not limited to the foundation, guttering or roof) will be the sole responsibility of that unit owner.

4.12.3 If it becomes necessary or desirable to maintain, repair, replace or rebuild the whole or any part of a Building, the maintenance, repair, replacement or rebuilding expense shall be borne equally by the Owners of the Units in the Building at the time of the maintenance, repair, replacement or rebuilding.

4.12.4 Any maintenance, repair, replacement or rebuilding of the Building shall be on the same location, and of the same size, and of the same aesthetic and design scheme, and with the same quality of construction and materials, as the original Building.

4.12.5 If there is a disagreement among the Owners of the Units in the Building as to the necessity or extent of the maintenance, repair, replacement or rebuilding of the Building, or any part thereof, the dispute must be submitted to the Management Committee for resolution, and the decision of the Management Committee shall in all instances be binding, final and conclusive.

4.12.6 The Association (the Management Committee) shall continue to have full power and authority to force needed repairs should a homeowner fail in his responsibility to maintain his or her portion of the Building structure.

2. It is expressly agreed that this amendment is supplemental to the Declaration, which is by reference made a part hereof, and all the terms, conditions, and provisions thereof, unless specifically modified herein, continue to apply and are made a part hereof as though they were expressly rewritten, incorporated and included herein.

4. The effective date of this Amendment is the date it is recorded in the office of the County Recorder of Salt Lake County, Utah.

IN WITNESS WHEREOF, the Association has executed this instrument the ___ day of October, 2009.

THE BOULDERS AT BELL CANYON HOMEOWNERS ASSOCIATION, INC.

By: Peter Paulos
Name: Peter Paulos
Title: President

STATE OF UTAH)
COUNTY OF SALT LAKE)
ss:

On the 22 day of October, 2009, personally appeared before me Peter Paolos, who by me being duly sworn, did say that s/he is the President of The Boulders at Bell Canyon Homeowners Association, Inc., and that the within and foregoing instrument was signed in behalf of said Association by authority of a resolution of its Board of Directors, and said Peter Paolos duly acknowledged to me that said Association executed the same.

~~NOTARY PUBLIC~~

NOTARY PUBLIC
Residing At: *South Jordan, Utah*
Commission Expires: *June 9, 2012*

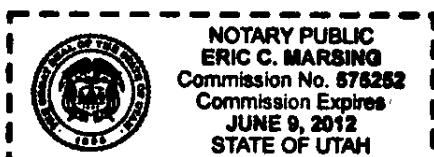


EXHIBIT "A"

**LEGAL DESCRIPTION
THE BOULDERS AT BELL CANYON CONDOMINIUM**

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

RXLP BOULDERS AT BELL CANYON CONDO AMD				BLK, LOT-QUAR		
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	OBSOLETE?
		U	1	28-14-203-001-0000		NO
		U	2	28-14-203-002-0000		NO
		U	3	28-14-203-003-0000		NO
		U	4	28-14-203-004-0000		NO
		U	5	28-14-203-005-0000		NO
		U	6	28-14-203-006-0000		NO
		U	7	28-14-203-007-0000		NO
		U	8	28-14-203-008-0000		NO
		U	9	28-14-203-009-0000		NO
		U	10	28-14-203-010-0000		NO
		U	11	28-14-203-011-0000		NO
		U	12	28-14-203-012-0000		NO
		U	13	28-14-203-013-0000		NO
		U	14	28-14-203-014-0000		NO
		U	15	28-14-203-015-0000		NO
		U	16	28-14-203-016-0000		NO
		U	17	28-14-203-017-0000		NO
		U	18	28-14-203-018-0000		NO
		U	19	28-14-203-019-0000		NO

RXLP BOULDERS AT BELL CANYON CONDO AMD				BLK, LOT-QUAR		
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	OBSOLETE?
		U	19	28-14-203-019-0000		NO
		U	20	28-14-203-020-0000		NO
		U	21	28-14-203-021-0000		NO