

AMENDMENT OF CORRECTION TO THE CONDOMINIUM DECLARATION FOR RIVERBEND

This Amendment to Condominium Declaration for Riverbend (this "**Amendment**") is executed this 21 day of January, 2022 by RIVERBEND OWNERS ASSOCIATION, INC., a Utah nonprofit corporation (the "**Association**").

RECITALS

A. The Condominium Declaration for Riverbend Phase 1 (the "**Original Declaration**") was recorded in the Office of the Recorder of Utah County, Utah (the "**Recorder's Office**") on July 2, 2017 as Entry No. 95901:2007. The Original Declaration has been amended and supplemented by the following recorded documents: the First Amendment to the Condominium Declaration recorded in the Recorder's Office on August 13, 2007 as Entry No. 117217:2007; the Second Amendment to the Condominium Declaration recorded in the Recorder's Office on December 17, 2007 as Entry No. 172914:2007; the Second Amendment to the Condominium Declaration recorded in the Recorder's Office on December 17, 2007 as Entry No. 172915:2007; the Third Amendment to the Condominium Declaration recorded in the Recorder's Office on January 3, 2008 as Entry No. 656:2008; the Fourth Amendment to the Condominium Declaration recorded in the Recorder's Office on June 30, 2011 as Entry No. 47512:2011; and the Supplemental Declaration for Riverbend Phase 3A recorded in the Recorder's Office on March 30, 2016 as Entry No. 26821:2016 ("Supplemental Declaration"). The Original Declaration as supplemented and amended as described in the previous sentence, is referred to herein collectively as the "**Declaration.**"

B. The Association is the entity defined as the "Association" in Section 2.01(e) of the Declaration. Capitalized terms that are defined in the Declaration shall have the same meaning when used in this Amendment.

C. The Association's Board of Directors has voted unanimously to rescind and delete the Supplemental Declaration to phase 3 and to otherwise make corrections to scrivener's errors and inaccuracies contained in Exhibit B of the Declaration including the second and third amendments thereto. This Amendment of Correction does not materially amend or alter the rights, privileges, or obligations of any of the condominium unit owners and is undertaken to correct factual inaccuracies that were raised to the attention of the Association as a concern by the United States Department of Housing and Urban Development in connection with an application for project approval for FHA financing. The intent is to simply ratify and reaffirm the proper unit addresses and associated equal allocated interest for each unit as set forth in Exhibit B to the Declaration as amended from time to time.

AMENDMENT

NOW THEREFORE, in consideration of the forgoing Recitals, the Association, acting on the unanimous vote of the Board of Directors, (1) hereby rescinds and deletes the Supplemental Declaration inasmuch as it was erroneously executed in violation of Declarant’s contractual and statutory annexation rights as set forth in the Declaration and the Utah Condominium Ownership Act; and, (2) amends Exhibit B to the Second and Third Amendment to the Declaration to correct errors and inaccuracies in the addresses and associated allocated interest for each unit. Except as herein expressly provided, the Declaration, as previously amended and supplemented, shall remain in all other respects unmodified and in full force and effect.

Exhibit B shall be replaced in its entirety with the following:

EXHIBIT B TO THE CONDOMINIUM DECLARATION FOR RIVERBEND PHASES 1 AND 2 ALLOCATED INTEREST AND SHARES OF COMMON EXPENSES

<u>Unit #</u>	<u>Address</u>	<u>Undivided Interest/ Share of Common Expenses</u>
1	78 East River Bend Road (1155 N.)	1/39th
2	76 East River Bend Road (1155 N.)	1/39th
3	1151 North 80 East	1/39th
4	1147 North 80 East	1/39th
5	1133 North 80 East	1/39th
6	1129 North 80 East	1/39th
7	77 East River View Drive (1125 N.)	1/39th
8	79 East River View Drive (1125 N.)	1/39th
9	87 East River View Drive (1125 N.)	1/39th
10	91 East River View Drive (1125 N.)	1/39th
11	93 East River View Drive (1125 N.)	1/39th
12	99 East River View Drive (1125 N.)	1/39th
13	103 East River View Drive (1125 N.)	1/39th
14	107 East River View Drive (1125 N.)	1/39th
15	108 East River View Drive (1125 N.)	1/39th
16	106 East River View Drive (1125 N.)	1/39th
17	102 East River View Drive (1125 N.)	1/39th
18	98 East River View Drive (1125 N.)	1/39th
19	94 East River View Drive (1125 N.)	1/39th
20	88 East River View Drive (1125 N.)	1/39th
21	89 East River Bend Road (1155 N.)	1/39th
22	97 East River Bend Road (1155 N.)	1/39th
23	101 East River Bend Road (1155 N.)	1/39th
24	109 East River Bend Road (1155 N.)	1/39th
25	111 East River Bend Road (1155 N.)	1/39th
26	113 East River Bend Road (1155 N.)	1/39th
27	117 East River Bend Road (1155 N.)	1/39th
28	121 East River Bend Road (1155 N.)	1/39th
29	127 East River Bend Road (1155 N.)	1/39th
30	129 East River Bend Road (1155 N.)	1/39th
31	133 East River Bend Road (1155 N.)	1/39th
32	137 East River Bend Road (1155 N.)	1/39th
33	118 East River Bend Road (1155 N.)	1/39th
34	114 East River Bend Road (1155 N.)	1/39th
35	112 East River Bend Road (1155 N.)	1/39th
36	104 East River Bend Road (1155 N.)	1/39th
37	98 East River Bend Road (1155 N.)	0% (common area)
38	96 East River Bend Road (1155 N.)	1/39th
39	92 East River Bend Road (1155 N.)	1/39th
40	86 East River Bend Road (1155 N.)	1/39th

**EXHIBIT A
LEGAL DESCRIPTION**

ALL UNITS AND COMMON AREAS OF RIVER BEND CONDOMINIUMS PHASES 1 AND 2

<u>Unit #</u>	<u>Address</u>	<u>Undivided Interest/ Share of Common Expenses</u>
1	78 East River Bend Road (1155 N.)	1/39th
2	76 East River Bend Road (1155 N.)	1/39th
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IN WITNESS WHEREOF, the Association has caused this Amendment to be executed by an officer duly authorized to execute the same this 21st day of January 2022.

RIVERBEND OWNERS ASSOCIATION, INC.,
a Utah nonprofit corporation

By: [Signature]
Title: Board Member

STATE OF UTAH)
) : ss
COUNTY OF UTAH)

The foregoing instrument was acknowledged before me this 21st day of January, 202~~2~~² by Alisha Kay Schlabaugh, in such person's capacity as the Board Member of Riverbend Owners Association, Inc., a Utah nonprofit corporation.

[Signature]
Notary Public 1976 E Red Oak Rd
Residing at: Eagle Mtn, UT 84005

My Commission Expires:
Feb 16, 2024

