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DOUG CROFTS, WEBER COUNTY RECORDER
08-JUN-06 904 AM FEE \$35.00 DEP SGC
REC FOR: RICHARD ADAMS

**AMENDMENTS TO DECLARATION OF CONDOMINIUM
FOR THE VICTORIAN ESTATES CONDOMINIUM
COVERING ALL OF LOTS 1 THROUGH 16 OF THE
VICTORIAN ESTATES SUBDIVISION**

These Amendments are made and entered into as of this 19th day of May, 2006, by
RICHARD S. ADAMS (the "Successor Declarant").

11-299-0001 TO 11-299-0004

RECITALS

A. By date of January 21, 2000, Victorian Estates, LLC, a Utah limited liability company, executed a Declaration of Condominium (the "Declaration") for the Victorian Estates Condominium, covering all of Lots 1 through 16 of the Victorian Estates Subdivision. The Declaration was filed for record January 26, 2000, as Entry No. 1686386, at Book 2054, at pages 2938, et. seq. of the records of the Weber County Recorder. The Declaration covers all of Lots 1 through 16 of the Victorian Estates Subdivision on file and of record in the Weber County Recorder's office.

B. The Successor Declarant has succeeded to all of the rights and interests of Victorian Estates, L.L.C., and, therefore, has all of the rights as Declarant under the Declaration.

C. Pursuant to valid and timely notice, a Special Meeting of Owners of the Project was held in Ogden, Utah, May 8, 2006. By unanimous vote of all members present, constituting more than two-thirds of the owners and pursuant to Section 16.5 of the Declaration, in excess of two-thirds of the total votes of the Association have consented and agreed to these Amendments.

D. The purpose of the meeting was to vote on the removal from the Project, and from coverage under the Declaration, of certain real property.

E. Pursuant to the amendment of the Declaration, the Bylaws of the Owners Association have also been amended, with these Amendments attached hereto as Exhibit "B," and incorporated herein by reference.

F. Pursuant to this approval by the Owners, the Declarant adopts and records the following Amendments to the Declaration:

1. The title to the Declaration is amended to read as follows:

**DECLARATION OF CONDOMINIUM FOR THE
VICTORIAN ESTATES CONDOMINIUMS COVERING
ALL OF LOTS 5, 6, 11 AND 12
OF THE VICTORIAN ESTATES SUBDIVISION**

2. Paragraph A in the Recitals to the Declaration is amended and restated to read as follows:

A. **Description of Land.** The land underlying the Project (the "Land") is described as follows: All of lots 5, 6, 11 and 12 of the Victorian Estates Subdivision, on file and of record in the Weber County Recorder's Office.

3. Recital C of the Declaration is amended and restated as follows:

C. **Record of Survey Map.** The Declarant will execute, or cause the execution, of, acknowledgement and recording in the office of the Weber County Recorder, State of Utah, of an Amended Record of Survey Map pertaining to the project known as "Victorian Estates Condominiums" covering all of lots 5, 6, 11 and 12 of the Victorian Estates Subdivision. Such form and recording shall be consistent with approval by Ogden City.

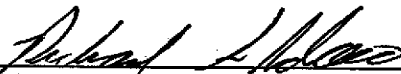
4. Exhibit "A" to the Declaration is amended in the form attached hereto and incorporated herein by reference.

5. To the extent required, all other provisions of the Declaration shall be interpreted to reflect that the Declaration covers only the following described property:

All of Lots 5, 6, 11 and 12 of the Victorian Estates, Subdivision, on file and of record in the Weber County Recorders office.

6. Amendments to the Bylaws are attached hereto as Exhibit "B", and incorporated herein by reference.
7. Except as expressly amended herein all other provisions of the Declaration shall continue in full force and effect.

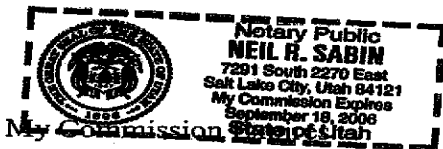
Made and entered into as of the day and year first above mentioned.

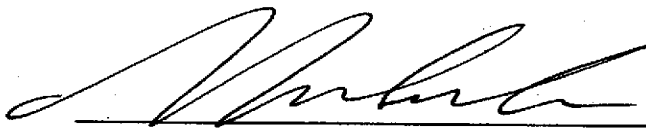


Richard S. Adams,
Successor Declarant

STATE OF UTAH)
)
COUNTY OF SALT LAKE)
)

On the 19th day of May, 2006, personally appeared before me Richard S. Adams, who's duly authorized to execute the foregoing document and did so voluntarily for its stated purpose.





NOTARY PUBLIC
Residing at _____

EXHIBIT "A"
TO DECLARATION OF CONDOMINIUM FOR THE VICTORIAN EATATES
CONDOMINIUMS COVERING ALL OF LOTS 5, 6, 11 AND 12 OF THE
VICTORIAN ESTATES SUBDIVISION

<u>UNIT NUMBER</u>	<u>PERCENTAGE OF INTEREST</u>
5A	6.25%
5B	6.25%
5C	6.25%
5D	6.25%
6A	6.25%
6B	6.25%
6C	6.25%
6D	6.25%
11A	6.25%
11B	6.25%
11C	6.25%
11D	6.25%
12A	6.25%
12B	6.25%
12C	6.25%
12D	6.25%

**AMENDMENTS TO BYLAWS OF THE
VICTORIAN ESTATES CONDOMINIUM
OWNERS ASSOCIATION
A NON-PROFIT CORPORATION**

Pursuant to the provisions of the Utah Revised Non Profit Corporation Act, the Board of Trustees of the Victorian Estates Condominium Owners Association, a Utah non-profit corporation, unanimously has adopted the following Amendments to the Bylaws.

RECITALS

A. By date of January 12, 2000, Bylaws of the Victorian Estates Condominium Owners Association were adopted, in connection with a Declaration of Condominium for the Victorian Estates Condominium (the "Declaration"), dated January 21, 2000. Both the Declaration and the Bylaws were recorded January 26, 2000, as Entry No. 1686386, in Book 2054, at pages 2938-2990, in the office of the Weber County Recorder.

B. Pursuant to valid and timely notice, a special meeting of owners of the condominium project was held in Ogden, Utah, May 8, 2006, to amend the Declaration of Condominium and the Bylaws for the purpose of removing from the Project certain of the real property in the Project. By unanimous vote of all members present, constituting more than two-thirds of the owners, and pursuant to Section 10.1 of the Bylaws, in excess of two-thirds of the total votes of the Association have consented and agreed to these amendments.

1. Section 1.2 of the Bylaws is amended to read as follows:

1.2 Offices. The principal office of the Association shall be as determined by the Board of Directors of the Association. The Condominium project (hereinafter

