

SUPPLEMENTAL DECLARATION

PROPERTIES ALLIANCE, INC., Declarant under that certain Declaration of Condominium for THE COTTON MANOR PHASE 1, dated April 10, 1987, Recorded April 10, 1987 as Document Number 313252, Book 448, Pages 292 through 322, of the Official Washington County Records, hereby exercises its rights and privileges under said Declaration to amend and supplement said Declaration as follows:

1. Declarant hereby annexes to THE COTTON MANOR PHASE 1 that certain property known as THE COTTON MANOR PHASE 2, which is the following described property located in the City of St. George, County of Washington, State of Utah, (said property being a part of the lands reserved for expansion in the Declaration):

PARCEL 1:

BEGINNING at a point which is South 0°36'50" East 1358.895 feet along the Section Line and South 89°11'50" West 341.53 feet along the South Line of 350 North Street from the East Quarter Corner of Section 21, Township 42 South, Range 15 West, Salt Lake Base and Meridian, and running thence South 45°00' West 162.79 feet; thence North 45°00' West 52.12 feet; thence South 45°00' West 227.60 feet; thence South 4°44'17" West 32.76 feet; thence North 85°15'43" West 98.11 feet to a point of a 53.25 foot radius curve to the left; thence Southwesterly 88.05 feet along the arc of said curve; thence West 26.00 feet; thence North 51.77 feet; thence North 45°00' East 236.93 feet; thence North 45°00' West 20.00 feet; thence North 45°00' East 112.66 feet to the South Line of 350 North Street; thence North 89°11'50" East 264.00 feet along said South Line to the Point of Beginning. Containing 1.230 acres, more or less.

PARCEL 2:

BEGINNING at a point which is South 0°36'50" East 1544.85 feet along the Section Line and West 248.88 feet from the East Quarter Corner of Section 21, Township 42 South, Range 15 West, Salt Lake Base and Meridian, said point being also South 0°36'50" East 210.96 feet and West 248.88 feet from the City Survey Monument at the intersection of the centerlines of 350 North and 2450 East Streets; thence South 45°00' West 139.34 feet; thence North 45°00' West 92.00 feet; thence North 45°00' East 37.75 feet; thence North 45°00' West 26.00 feet; thence North 45°00' East 101.59 feet; thence South 45°00' East 118.00 feet to the Point of Beginning. Containing 0.355 acre, more or less.

REQUEST: SOUTHERN UTAH TITLE
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FEE: 82 A85
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DOCUMENT 313622
BY HERBERT S. BENTLEY
WASHINGTON COUNTY RECORDER

2. Declarant further states that the said addition contains a total of three architecturally compatible buildings to be known as Buildings 3, 4 and 8, with 8 units each in buildings 3 and 4, and 4 units in building 8, for a total of 20 units as more particularly described on the Record of Survey Map of THE COTTON MANOR PHASE 2, Recorded concurrently herewith.

3. Due to the increases in units provided at Paragraph 2 above, (20 units), Declarant further amends the undivided interest of each unit in the Common Areas of the total Cotton Manor Condominium project, (as allowed in such Declaration and under the Utah Condominium Act), to the schedule of undivided interests set forth in Exhibit A attached hereto, and by this reference incorporated herein. Subject to the express provisions of the Declaration regarding Declarant's required payments, all units shall share in common expenses according to their undivided interest, which is hereby amended.

4. Each of the units in Phase 2 of the project shall have one specific parking space assigned to them, which parking space is numbered to correspond with the unit number as shown on the Record of Survey, and is reserved for each of said unit's respective use. In addition, each of the 20 total units in Phase 2 of the project shall have the right to use one other unassigned parking space in the project.

5. Declarant continues to reserve all rights to expand, and such other rights as are conferred in the Declaration.

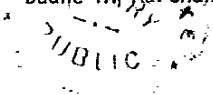
DATED this 17th day of APRIL, 1987.

PROPERTIES ALLIANCE, INC,

Doane H. Marchant
Doane H. Marchant, President

STATE OF UTAH)
) ss.
COUNTY OF WASH)

On the 17th day of APRIL, 1987, personally appeared before me, Duane H. Marchant, who being by me duly sworn, did say that he is the President of Properties Alliance, Inc., a corporation, and that said instrument was signed in behalf of said corporation by authority of its by-laws and said Duane H. Marchant acknowledged to me that said corporation executed the same.



Doane H. Marchant
Notary Public

My Commission Expires: 12-28-84

Residing at ST. GEORGE UTAH

313622

E X H I B I T "A"

% OF INTEREST IN COMMON AREAS

UNIT NUMBER	UNIT SIZE IN SQUARE FEET	% INTEREST IN COMM AREAS & FACILITIES
113, 116, 121, 124,	1,400	3.095564
114, 115, 118, 119, 122, 123,	1,150	2.542785
117, 120	1,163	2.571530
129, 132, 133, 136, 137, 140, 141, 144, 146, 147, 150, 151, 154, 155, 158, 159,	1,000	2.211174
130, 131, 134, 135, 138, 139, 142, 143, 145, 148, 149, 152, 153, 156, 157, 160	900	1.930006

TOTAL INTEREST IN COMMON AREAS 100%

