

**THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM
OF
THE LOOKOUT AT RANCH LANDING CONDOMINIUMS**

THIS THIRD AMENDMENT TO DECLARATION OF CONDOMINIUMS (the "Third Amendment") is made and executed this 25 day of April, 2012, by THE LOOKOUT AT RANCH LANDING CONDOMINIUM ASSOCIATION, INC., a Utah non-profit corporation, with its principal place of business located in Salt Lake City, State of Utah (hereinafter referred to as "Association"), and RKW 2006, LLC, a Utah limited liability company ("Declarant").

RECITALS:

A. On or about the 4th day of October, 2007, Declarant made and executed that certain "Declaration of Condominium of The Lookout at Ranch Landing Condominiums," with respect to the certain real property located in Wasatch County, State of Utah, more particularly described therein and now known as The Lookout at Ranch Landing Condominiums (herein the "Declaration"), which Declaration was recorded in the office of the County Recorder of Wasatch County, State of Utah, on the 4th day of October, 2007, as Entry No. 326816, in Book 951, beginning at Page 185. The legal description of the real property submitted to the terms fo the Declaration is set forth on Schedule "A" attached hereto.

B. On or about the 5th day of June, 2008, Declarant made and executed that certain First Amendment to Declaration of Condominium of The Lookout at Ranch Landing Condominiums (the "First Amendment"), making certain amendments to the Declaration, which First Amendment was recorded in the office of the County Recorder of Wasatch County, State of Utah, on the 6th day of June, 2008, as Entry No. 336687, in Book 968, beginning at Page 777.

C. On or about the 12th day of August, 2008, Declarant and the Association made and executed that certain Second Amendment to Declaration of Condominium of The Lookout at Ranch Landing Condominiums (the "Second Amendment"), making certain amendments to the Declaration and assigning Parking Stalls, which Second Amendment was recorded in the office of the County Recorder of Wasatch County, State of Utah, on the ___th day of August, 2008, as Entry No.339011, in Book 972, beginning at Page 1379.

D. Under the terms of the Declaration, the Declarant reserved the right to amend the Declaration to correct technical errors and to clarify any provision to more fully express the intent of the Declarant and in such regard, Declarant desires to withdraw from the Project certain portions of the Subject Property which portions were intended to be developed as a second phase of the Project and not part of the first phase.

E. In furtherance of such intent and with the approval of the Association, Declarant and the Association executed that certain Ranch Landing Plat "A" (Amended) on the 15th day of December 2010, which was recorded in the office of the County Recorder of Wasatch County, State of Utah, on December 30, 2010, as Entry No. 365892, in Book 1028, beginning at page 1123 (herein the "Amended Plat").

F. The Declarant and the Association, on behalf of the Owners, desire to amend the Declaration to confirm to the provisions of the Amended Plat, all in accordance with the terms hereinafter set forth.

NOW, THEREFORE, in consideration of the recitals set forth hereinabove, the Declarant and the Association hereby declare and certify as follows:

1. Amendment to Section 2.1. The first paragraph of the legal description (beginning with the phrase "BEGINNING at a point" and ending with the phrase "to the point of beginning") contained in Section 2.1 of the Declaration is hereby deleted in its entirety with the following substituted in place thereof:

BEGINNING at a point which is North 389.85 feet and East 23.69 feet from the South Quarter Corner of Section 5, Township 4 South, Range 5 East, Salt Lake Base and Meridian; thence North 00°00'39" West 606.73 feet; thence East 279.33 feet; thence South 183.67 feet; thence East 67.52 feet; thence South 211.58 feet; thence West 95.95 feet; thence South 211.48 feet; thence West 250.78 feet to the point of beginning.

2. Amendment to Exhibit "A" - Percentage Interest in Common Areas and Facilities. As a result of the removal of a portion of the real property originally included within the Project pursuant to Paragraph 1 above, Exhibit "A" to the Declaration is deleted in its entirety and a revised Exhibit "A" is attached hereto and incorporated herein by reference.

3. Amendment to Exhibit "C" - Additional Land. Exhibit "C" to the Declaration is hereby amended to include the following additional real property as party of the Additional Land:

BEGINNING at a point which is North 389.85 feet and East 23.69 feet from the South Quarter Corner of Section 5, Township 4 South, Range 5 East, Salt Lake Base and Meridian; thence North 00°00'39" West 606.73 feet; thence East 411.58 feet; thence South 148.00 feet; thence West 32.32 feet; thence South 136.04 feet; thence West 32.41 feet; thence South 322.69 feet; thence West 346.73 feet to the point of beginning.

Excluding from the foregoing the following:

BEGINNING at a point which is North 389.85 feet and East 23.69 feet from the South Quarter Corner of Section 5, Township 4 South, Range 5 East, Salt Lake Base and Meridian; thence North 00°00'39" West 606.73 feet; thence East 279.33 feet; thence South 183.67 feet; thence East 67.52 feet; thence South 211.58 feet; thence West 95.95 feet; thence South 211.48 feet; thence West 250.78 feet to the point of beginning.

(It is the intent of the Declarant that the portion of the Subject Property removed from the Project pursuant to Paragraph 1 above, be included within the definition of the Additional Land.)

4. Effective Date. This Third Amendment to Declaration of Condominium of the Lookout at Ranch Landing Condominiums is intended to be effective as of the date of recording of the Amended Plat.

EXECUTED the day and year first above written.

ASSOCIATION:

THE LOOKOUT AT RANCH LANDING
CONDOMINIUM ASSOCIATION, INC., a Utah non-
profit corporation

By: *Rick White*
Its President

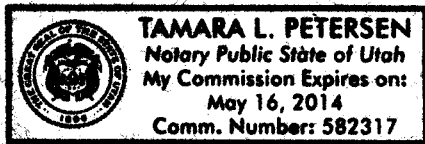
Attest:

Secretary

STATE OF UTAH)
): ss.
COUNTY OF SALT LAKE)

On the 25 day of April, 2012, personally appeared before me Russell K. Watts and _____, who being by me duly sworn, did say that they are the President and Secretary, respectively, of THE LOOKOUT AT RANCH LANDING CONDOMINIUM ASSOCIATION, INC., a Utah non-profit corporation, and that the foregoing Amendment was signed on behalf of said corporation by authority of the bylaws and Declaration, and the said individuals acknowledged to me that said corporation executed the same.

Tamara L. Petersen
NOTARY PUBLIC



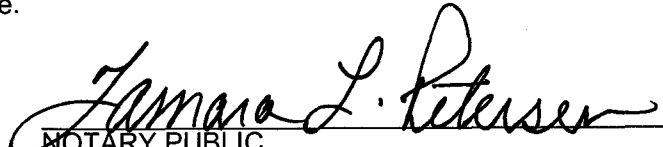
DECLARANT:

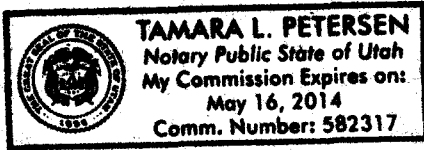
RKW 2006, LLC, a Utah limited liability company

By: 
Russell K. Watts, Manager

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 25 day of April, 2012, personally appeared before me Russell K. Watts, who being by me duly sworn, did say that he is the Manager of RKW 2006, LLC, a Utah limited liability company, and that the foregoing Declaration was signed on behalf of said company by authority of the operating agreement or a resolution of its Manager, and Russell K. Watts acknowledged to me that said company executed the same.


NOTARY PUBLIC



AMENDED EXHIBIT "A"
to
Declaration of Condominium of
The Lookout at Ranch Landing Condominiums
(Percentage Interest)

Building No.	Floor	Unit #	Sq. ft.	Percentage Interest	Parking Stall #s On Plat
PHASE I					
A	1	101	1,207	3.125	1 labeled A101
A	1	102	1,207	3.125	1 labeled A102
A	1	103	1,207	3.125	1 labeled A103
A	1	104	1,207	3.125	1 labeled A104
A	2	201	1,207	3.125	1 labeled A201
A	2	202	1,207	3.125	1 labeled A202
A	2	203	1,207	3.125	1 labeled A203
A	2	204	1,207	3.125	1 labeled A204
B	1	101	1,207	3.125	1 labeled B101
B	1	102	1,207	3.125	1 labeled B102
B	1	103	1,207	3.125	1 labeled B103
B	1	104	1,207	3.125	1 labeled B104
B	2	201	1,207	3.125	1 labeled B201
B	2	202	1,207	3.125	1 labeled B202
B	2	203	1,207	3.125	1 labeled B203
B	2	204	1,207	3.125	1 labeled B204
J	1	101	1,207	3.125	1 labeled J101
J	1	102	1,207	3.125	1 labeled J102
J	1	103	1,207	3.125	1 labeled J103
J	1	104	1,207	3.125	1 labeled J104
J	2	201	1,207	3.125	1 labeled J201
J	2	202	1,207	3.125	1 labeled J202
J	2	203	1,207	3.125	1 labeled J203
J	2	204	1,207	3.125	1 labeled J204
K	1	101	1,207	3.125	1 labeled K101
K	1	102	1,207	3.125	1 labeled K102
K	1	103	1,207	3.125	1 labeled K103
K	1	104	1,207	3.125	1 labeled K104
K	2	201	1,207	3.125	1 labeled K201
K	2	202	1,207	3.125	1 labeled K202
K	2	203	1,207	3.125	1 labeled K203
K	2	204	1,207	3.125	1 labeled K204
TOTALS			38,624	100.000	