

AMENDMENT TO  
SCOTTBROOK CONDOMINIUM  
DECLARATION OF COVENANTS, CONDITIONS  
**4232408** AND RESTRICTIONS

This Amendment to the Declaration of Covenants, Conditions and Restrictions of the Scottbrook Condominiums is made pursuant to the provisions for amendment of said Declaration of Covenants, Conditions and Restrictions as set forth in the original Declaration recorded September 6, 1979 and in accordance with the provisions of §57-8-1 et seq., U.C.A. hereinafter referred to as "Condominium Ownership Act".

WITNESSETH:

WHEREAS, there has previously been filed a Declaration of Covenants, Conditions and Restrictions concerning the property described on Exhibit "A" and referred to as "the land", which declarations were recorded September 10, 1979 at Book 4940, Page 60 of the records of the Salt Lake County Recorder; and

WHEREAS, amended declarations were recorded subsequently at Book 5178, Page 611 as Entry No. 3502893 and following amending these declarations; and

WHEREAS, the residential buildings originally set forth in the record surveying map submitted with the foregoing Declarations has been proposed by the owners to be modified; and

BOOK 5178 PAGE 1951

WHEREAS, this modification has been approved by Salt Lake County Planning and Zoning and is otherwise proper and suitable for the purposes of the condominium units and their original purposes; and

WHEREAS, it is necessary to modify the percentage of ownership of the individual units in the common areas because of the modifications and the remaining buildings as set forth on the modified plats submitted to the County.

NOW, THEREFORE, it is agreed as follows:

1. The interest in common areas and facilities set forth in the original Declaration and Amended Declaration shall be and hereby is modified as follows:

a) Two bedroom units of 1175 square footage, which consists of Units 1A-1B + 4A-4B shall have a percentage of the undivided interest of 4.760% percent.

b) All three bedroom units which consist of 1240 square feet shall have a undivided ownership interest of 5.06 percent. These units include 2A-2B, 3A-3B, 5A-5B, 6A-6B, 7A-7B, 8A-8B, 9A-9B, 10A-10B. except as set forth above.

c) All units in the condominium shall share the common area according to either the two bedroom unit or the three bedroom unit formula set forth above.

2. Except for the foregoing modification as to the percentage of ownership, the prior Amended Declaration of Covenants, Conditions and Restrictions and all terms, conditions and policies adopted pursuant thereto shall remain in full force and effect.

UNIT NO. 780 A 1A

Owner: Frank L. Nilson / Lamar E. Crocker

Address: 780 Scott Ave Salt Lake City 84106 \* Eric B. Hale

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Frank Nilson, Lamar E. Crocker & Eric B. Hale who stated to me that ~~the~~ she ~~are~~ the owners of Unit No. 1A and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

Eric B. Hale  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

UNIT NO. 780 B 1B

Owner: L.E. Crocker / Frank L. Nilson

Address: 780 Scott Ave Salt Lake City 84106 \* Eric B. Hale

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Lamar E. Crocker, Frank L. Nilson & Eric B. Hale who stated to me that ~~she~~ she ~~are~~ the owner of Unit No. 1B and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

Eric B. Hale  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

BOOK 5757 PAGE 1953

UNIT NO. 2A

Owner: M. Gwen Hardcastle

Address: 782 Scott Ave  
Salt Lake City, Utah 84106

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by M. Gwen Hardcastle, who stated to me that (s)he is the owner of Unit No. 2A and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

UNIT NO. 782 B (2B)

Owner: John M. Norman

Address: 782 B, Scott Ave  
Salt Lake City, Ut, 84106

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by John M. Norman, who stated to me that (s)he is the owner of Unit No. 2B and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

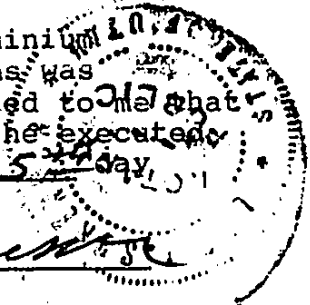
BOOK 5757 PAGE 195A

UNIT NO. 4B  
Owner: Blake Hammond  
Address: 786 Scott Ave  
Salt Lake City, Ut. 84106

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Blake Hammond, who stated to me that (s)he is the owner of Unit No. 4B and that (s)he executed the same of his(her) own free will and choice this 5<sup>th</sup> day of March, 1986.

Lee A. [Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.



My Commission Expires:  
12-11-87

UNIT NO. \_\_\_\_\_  
Owner: \_\_\_\_\_  
Address: \_\_\_\_\_

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by \_\_\_\_\_, who stated to me that (s)he is the owner of Unit No. \_\_\_\_\_ and that (s)he executed the same of his(her) own free will and choice this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

\_\_\_\_\_  
NOTARY PUBLIC  
Residing in:

My Commission Expires:  
\_\_\_\_\_

BOOK 5757 PAGE 1955

WHEREFORE, the foregoing Amendment is consented to and agreed to by the various unit owners listed below on the dates shown.

UNIT NO. 5B  
Owner: Timothy G. Butler  
Address: 788 Scott Ave  
Salt Lake City, Utah, 84106

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Timothy G. Butler, who stated to me that (s)he is the owner of Unit No. 5B and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

Lee A. ...  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

UNIT NO. 4A  
Owner: Barbara Bassett  
Address: 786 Scott Ave  
Salt Lake City, Utah, 84106

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Barbara Bassett, who stated to me that (s)he is the owner of Unit No. 4A and that (s)he executed the same of his(her) own free will and choice this 5th day of March, 1986.

Lee A. ...  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

BOOK 5757 PAGE 1956

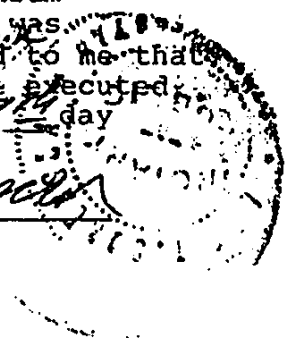
UNIT NO. 6A Lamar E Crocker, Trustee. Eric B. Hale  
Owner: 2200 Frank E. Nilsen, Amanda J. Crocker, Trustee. By Craig Hamcay  
Address: 2200 Scenic Drive by Power of attorney  
S.L. City, Utah 84109

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Lamar E Crocker Trustee, AERONA J Crocker, who stated to me that (s)he is the owner of Unit No. 6A and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.

\* and Frank Nilsen Eric B. Hale by Craig Hamcay  
[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87



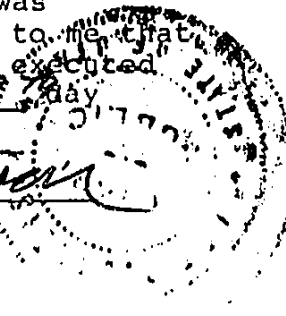
UNIT NO. 6B Lamar E. Crocker Trustee. Eric B. Hale  
Owner: Frank E. Nilsen, Amanda J. Crocker, Trustee. By Craig Hamcay  
Address: 2200 Scenic Drive By Power of attorney  
S.L. City, Utah 84109

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by \* Frank Nilsen, who stated to me that (s)he is the owner of Unit No. 6B and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.

\* Lamar E Crocker Trustee  
AERONA J Crocker, Trustee  
Eric B. Hale  
My Commission Expires:  
12-11-87

[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.



BOOK 5757 PAGE 1957

UNIT NO. 7A Lamar E. Crocker, Trustee,

Owner: Frank E. Nilsen Penona J. Crocker Trustee

Address: 2200 scenic drive  
S.L. City, Utah 84109

Eric B. Hale  
By Craig Hancey  
By power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Frank Nilsen, Eric B. Hale\* who stated to me that (s)he is the owner of Unit No. 7A and that (s)he executed the same of his/her) own free will and choice this 17<sup>th</sup> day of April, 1986.

\*Lamar Crocker trustee,  
Penona J Crocker, trustee

[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87

UNIT NO. 7B Lamar E. Crocker Trustee,

Owner: Frank E. Nilsen Penona J. Crocker Trustee.

Address: 2200 scenic drive  
S.L. City, Utah 84109

Eric B. Hale  
By Craig Hancey  
By Power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Eric B. Hale, Frank Nilsen\*, who stated to me that (s)he is the owner of Unit No. 7B and that (s)he executed the same of his/her) own free will and choice this 17<sup>th</sup> day of April, 1986.

Lamar Crocker trustee\*  
Penona Crocker, trustee

[Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

My Commission Expires:  
12-11-87



UNIT NO. 8A LaMar E. Crocker Estate

Owner: Frank E. Nilsen Annora J. Crocker Estate

Address: 2202 scenic drive  
S.L. City, Utah 84109

Eric B. Hale  
By Craig Hancey  
By Power of attorney

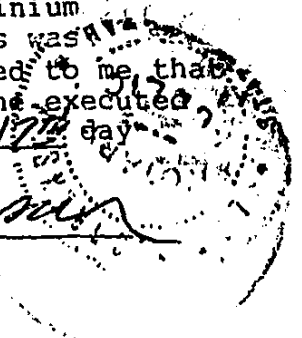
STATE OF UTAH )  
: ss.  
COUNTY OF SALT LAKE )

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Eric B. Hale, Frank Nilsen, who stated to me that (s)he is the owner of Unit No. \_\_\_\_\_ and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.

\* LaMar E. Crocker trustee  
Annora J. Crocker trustee  
LeAnn Jensen  
NOTARY PUBLIC

My Commission Expires: 12-11-87

Residing in: S.L.C.



UNIT NO. 8B LaMar E. Crocker Estate

Owner: Frank E. Nilsen Annora J. Crocker Estate

Address: 2200 scenic drive  
S.L. City, Utah 84109

Eric B. Hale  
By Craig Hancey  
By Power of attorney

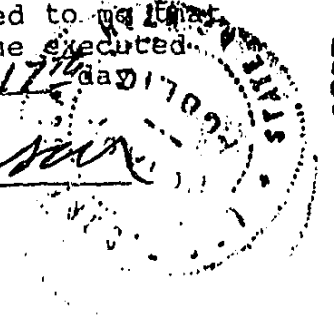
STATE OF UTAH )  
: ss.  
COUNTY OF SALT LAKE )

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Eric B. Hale, Frank Nilsen, who stated to me that (s)he is the owner of Unit No. \_\_\_\_\_ and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.

\* LaMar Crocker trustee  
Annora Crocker trustee  
LeAnn Jensen  
NOTARY PUBLIC

My Commission Expires: 12-11-87

Residing in: S.L.C.



UNIT NO. 9A LaMar E. Crocker, Jct  
Owner: Frank E. Nelson  
Address: 2200 scenic drive  
S.L. City, Utah 84109

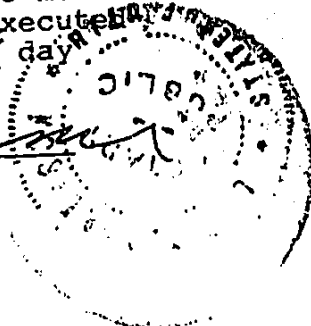
J. Brock Jct  
Eric B. Hale  
By Craig Hancy  
By Power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by LAMAR E. Crocker, Trustee, who stated to me that (s)he is the owner of Unit No. 9A and that (s)he executed the same of his/her) own free will and choice this 17<sup>th</sup> day of April, 1986.  
Aerona Crocker, Trustee  
Eric Hale, Frank Nilsen

My Commission Expires:  
12-11-87

Lee A. [Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.



UNIT NO. 9B LaMar E. Crocker, Jct  
Owner: Frank E. Nelson  
Address: 2200 scenic drive  
S.L. City, Utah 84109

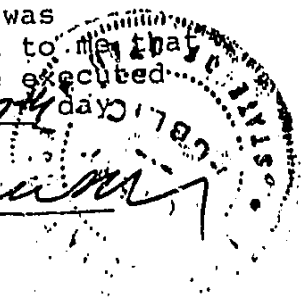
J. Brock Jct  
Eric B. Hale  
By Craig Hancy  
By Power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Aerona Crocker, Trustee, who stated to me that (s)he is the owner of Unit No. 9B and that (s)he executed the same of his/her) own free will and choice this 17<sup>th</sup> day of April, 1986.  
Aerona Crocker, Trustee  
Eric Hale, Frank Nilsen

My Commission Expires:  
12-11-87

Lee A. [Signature]  
NOTARY PUBLIC  
Residing in: S.L.C.

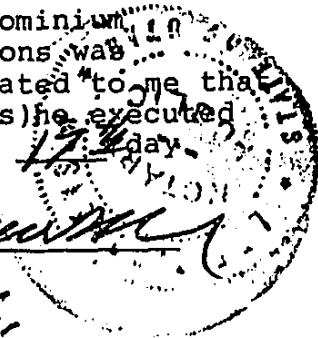


BOOK 5757 PAGE 1960

UNIT NO. 10A Latham E. Crocker, Trustee  
 Owner: Frank P. Nielsen Aronna J. Crocker Trustee  
 Address: 2200 Seismic Drive  
S.L. City, Utah 84109  
 Eric B. Hale  
 By Craig Stacey  
 By Power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Eric B. Hale, Frank Nielsen \* who stated to me that (s)he is the owner of Unit No. 10A and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.  
 \* Latham Crocker, trustee  
 \* Aronna Crocker, trustee

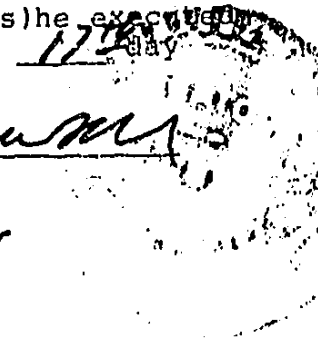


My Commission Expires: 12-11-87  
 Residing in: S.L.C.

UNIT NO. 10B Latham E. Crocker, Trustee  
 Owner: Frank P. Nielsen Aronna J. Crocker Trustee  
 Address: 2200 Seismic Drive  
S.L. City, Utah 84109  
 Eric B. Hale  
 By Craig Stacey  
 By Power of attorney

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

The foregoing Amendment to the Scottbrook Condominium Declaration of Covenants, Conditions and Restrictions was consented to by Frank Nielsen, Eric B. Hale who stated to me that (s)he is the owner of Unit No. 10B and that (s)he executed the same of his(her) own free will and choice this 17th day of April, 1986.  
 \* Latham Crocker trustee  
 \* Aronna Crocker trustee



My Commission Expires: 12-11-87  
 Residing in: S.L.C.

BOOK 5757 PAGE 1961

BOOK 5757 PAGE 1952

KATIE L. DIXON  
RECORDER  
SALT LAKE COUNTY,  
UTAH

APR 18 4 01 PM '86

*Patricia R. Brown*

REQ OF

\$ \_\_\_\_\_ DEP \_\_\_\_\_

2552

*Patricia R. Brown*  
PATRICIA R. BROWN

2863 East 2100 South

JRC Utah

84104