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KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
ALTA DEVELOPMENT CO.
REC BY: BEVERLY CARTER , DEPUTY

WHEN RECORDED, RETURN TO:
ALTA DEVELOPMENT COMPANY
411 EAST 100 SOUTH
SALT LAKE CITY, UTAH 84111

FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS
AND RESTRICTIONS OF COTTONWOOD CREEK SUBDIVISION

THIS FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF COTTONWOOD CREEK SUBDIVISION is executed pursuant to the original Declaration this 22 day of June, 1989 by ALTA DEVELOPMENT COMPANY, INC., a Utah corporation ("Alta Development").

RECITALS

A. The original Declarant, Plumb Investment Company, has heretofore filed for record on October 1, 1987, a Declaration of Covenants, Conditions and Restrictions of Cottonwood Creek Subdivision ("Declaration") with the Salt Lake County Recorder, as Entry No. 4531664, Book 5967, Pages 1360-1374, together with a Survey Map or Plat, recorded as Entry No. 4531663, Book 87-10 of Plats, Page 123.

B. Alta Development is the purchaser of and successor in interest to all right, title and interest of Plumb Investment Company in and to the real property subject of the Declaration, and is the sole owner of such property.

C. Pursuant to the provisions of Section 23 of the Declaration, Alta Development desires to amend the Declaration, as authorized by a resolution of the Board of Directors of Alta Development.

DECLARATION

1. The name of the subdivison is hereby amended and changed to The Falls at Sugarplum, and all deeds, conveyances, assignments or other transfers of lots in the subdivision shall be effective and valid if referred to in substantially the following form:

Lot _____, THE FALLS AT SUGARPLUM, formerly known as Cottonwood Creek Subdivision, as the same is described and identified in the Declaration of Covenants, Conditions and Restrictions of Cottonwood Creek Subdivision, recorded in the office of the Salt Lake County Recorder on October 1, 1987, as Entry No.

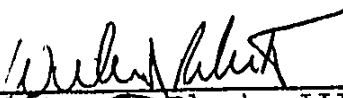
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4531664, Book 5967, Pages 1360-1374, and in the Plat recorded in the office of the Salt Lake County Recorder on October 1, 1987, as Entry No. 4531663, Book 89-10 of Plats, Page 123.

2. All other covenants, conditions, restrictions or terms of the original Declaration shall remain in full force and effect unless modified herein.

DATED the year and day first above written.

ALTA DEVELOPMENT COMPANY



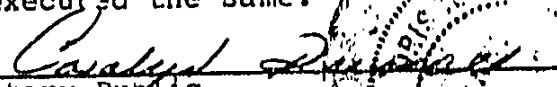
Walter J. Plumb, III,
President

STATE OF UTAH)
 : SS
COUNTY OF SALT LAKE)

On this 22nd day of June, 1989, personally appeared before me Walter J. Plumb, III, who being by me duly sworn, did say that he is the President of Alta Development Company, A Utah corporation, and the foregoing instrument was signed in behalf of such corporation by authority of a resolution of its Board of Directors, and the corporation executed the same.

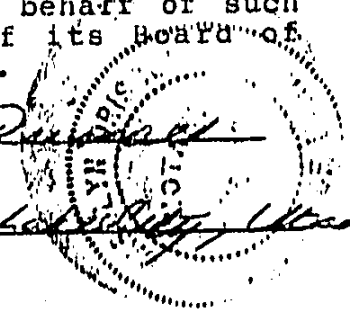
My Commission Expires:

7/1/89



Notary Public

Residing In: Salt Lake City, Utah



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