

SIXTEENTH AMENDMENT TO THE RESTATED AND AMENDED
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
AT THE BRIARWOOD CONDOMINIUM PROJECT
(AN EXPANDABLE CONDOMINIUM PROJECT)

5159607

WHEREAS, The Declarant herein recorded the Amended and restated Declaration of Covenants, Condition and Restrictions for the Briarwood Springs Condominium Project (the "Declaration") with the Salt Lake County Recorder's Office on December 12, 1988 as Entry No. 4365955, Book 5851, Pages 3080 through 3137.

WHEREAS, The Declarant herein has previously recorded with the Salt Lake County Recorder's Office the Amendments to the Restated and amended Declaration of Covenants, Conditions and Restrictions for the Briarwood Springs Condominium Project relative to the expansion and inclusion within the project of amended Phase 4, Phase 5, Phase 6, Phase 7, Phase 8, Phase 9, Phase 10, Phase 11, Phase 12, Phase 13, Phase 14, Phase 15, Phase 16, and Phase 17.

WHEREAS, The Declarant, Pursuant to Sections 20.3 and 17.05 of the Declaration now desires to amend such Declaration to include Phase 18 as follows:

1. Paragraph A of the Recitals of the Declaration shall be amended to include the following property description, denoted as Phase 18 of the Project:

PHASE 18:

Beginning at a point which is North 00°02'05" East along the Section Line 1102.71 feet and West 521.82 feet from the Southeast Corner of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 10°00'00" East 122.56 feet; thence West 104.10 feet; thence South 03°07'28" West 105.24 feet; thence South 80°00'00" East 89.92 feet to the point of beginning. Contains 0.252 Acres...

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2. Paragraph 2.04 of the Declaration relative to the property description for expandable area shall be amended as follows:

Beginning at a point on the Westerly Right-of-Way line of 700 East Street; said point being North 00°02'05" East along the Section line 988.79 feet and West 33.00 feet from the Southeast Corner of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence along said Westerly Right-of-Way line South 00°02'05" West 80.73 feet; thence South 41°46'04" West 130.36 feet; thence South 20°27'59" West 81.14 feet; thence North 44°00'00" West 114.65 feet; thence South 84°30'00" West 13.57 feet; thence North 05°30'00" West 136.12 feet; thence North 84°17'22" West 19.64 feet; thence West 50.09 feet; thence North 35.366 feet; thence East 291.08 feet to the point of beginning; also beginning at a point which is North 00°02'05" East along the Section Line 1330.01 feet and West 604.79 feet from the Southeast Corner of Section 30, Township 3 South, Range 1 East, Salt Lake Base and Meridian and running thence South 106.60 feet; thence South 03°07'28" West 105.24 feet; thence South 35.50 feet; thence West 116.50 feet; thence South 111.50 feet; thence West 160.47 feet; thence South 157.16 feet to a point on the arc of an 89.00 foot radius curve to the left (Chord bears South 07°00'00" East 21.59 feet); thence Southeasterly along the arc of said curve 21.75 feet; thence South 14°00'00" East, 71.669 feet; thence South 89°59'55" West 67.89 feet; thence North 01°24'17" East 607.10 feet; thence East 315.64 feet to the point of beginning. Contains 3.471 Acres.

RECORDED
CO. RECORDS

3. Exhibit "A" relative to the identification of respective units and their undivided interest in common areas shall be amended to read as follows:

BK 6379 PG 2701

EXHIBIT "A"

Bldg # / Unit #	Sq. Footage	% Ownership	Votes

AMENDED PHASE 1			

1-1	1078	.8458	1078
1-2	1057	.8333	1057
1-3	1078	.8458	1078
1-4	1057	.8333	1057
1-5	1078	.8458	1078
1-6	1057	.8333	1057
2-1	1078	.8458	1078
2-2	1070	.8411	1070
2-3	1078	.8458	1078
2-4	1070	.8411	1070
2-5	1078	.8458	1078
2-6	1070	.8411	1070
3-1	1078	.8458	1078
3-2	1057	.8333	1057
3-3	1078	.8458	1078
3-4	1057	.8333	1057
3-5	1078	.8458	1078
3-6	1057	.8333	1057
4-1	1078	.8458	1078
4-2	1057	.8333	1057
4-3	1078	.8458	1078
4-4	1057	.8333	1057
4-5	1078	.8458	1078
4-6	1057	.8333	1057
28-1	1078	.8458	1078
28-2	1070	.8411	1070
28-3	1078	.8458	1078
28-4	1070	.8411	1070
28-5	1078	.8458	1078
28-6	1070	.8411	1070
PHASE 2 A			

5-1	1078	.8458	1078
5-2	1078	.8458	1078
5-3	1078	.8458	1078
5-4	1078	.8458	1078
5-5	1078	.8458	1078
5-6	1078	.8458	1078
8-1	1078	.8458	1078
8-2	1078	.8458	1078
8-3	1078	.8458	1078
8-4	1078	.8458	1078
8-5	1078	.8458	1078

BK 6379PG2702

8-8	1078	.6458	1078
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PHASE 2 B

25-1	1078	.6458	1078
25-2	1078	.6458	1078
25-3	1078	.6458	1078
25-4	1078	.6458	1078
25-5	1078	.6458	1078
25-6	1078	.6458	1078
26-1	1078	.6458	1078
26-2	1078	.6458	1078
26-3	1078	.6458	1078
26-4	1078	.6458	1078
26-5	1078	.6458	1078
26-6	1078	.6458	1078
27-1	1078	.6458	1078
27-2	1078	.6458	1078
27-3	1078	.6458	1078
27-4	1078	.6458	1078
27-5	1078	.6458	1078
27-6	1078	.6458	1078

PHASE 3

29-1	1548	.9263	1548
29-2	1412	.8460	1412
29-3	1308	.7837	1308
29-4	1548	.9263	1548
29-5	1548	.9263	1548
29-6	1412	.8460	1412

AMENDED PHASE 4

30-1	1412	.8460	1412
30-2	1308	.7837	1308
30-3	1412	.8460	1412

PHASE 5

31-1	1877	.9790	1877
31-2	1308	.8670	1308
31-3	1412	.8460	1412
31-4	1548	.9263	1548

PHASE 6

34-1	1312	.7881	1312
34-2	1060	.6351	1060
34-3	807	.5434	807
34-4	1085	.6501	1085
34-5	1130	.6771	1130

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File: Declaration

34-6	1312	.7861	1312
34-7	1080	.6351	1080
PHASE 7			

32-1	1312	.7861	1312
32-2	1080	.6351	1080
32-3	907	.5434	907
32-4	1085	.6501	1085
32-5	1130	.6771	1130
32-6	1312	.7861	1312
32-7	1080	.6351	1080
PHASE 8			

36-1	1312	.7861	1312
36-2	1080	.6351	1080
36-3	907	.5434	907
36-4	1085	.6501	1085
36-5	1130	.6771	1130
36-6	1312	.7861	1312
36-7	1080	.6351	1080
PHASE 9			

37-1	1312	.7861	1312
37-2	1080	.6351	1080
37-3	907	.5434	907
37-4	1085	.6501	1085
37-5	1130	.6771	1130
37-6	1312	.7861	1312
37-7	1080	.6351	1080
PHASE 10			

38-1	1312	.7861	1312
38-2	1080	.6351	1080
38-3	907	.5434	907
38-4	1085	.6501	1085
38-5	1130	.6771	1130
38-6	1312	.7861	1312
38-7	1080	.6351	1080
PHASE 11			

39-1	1312	.7861	1312
39-2	1080	.6351	1080
39-3	907	.5434	907
39-4	1085	.6501	1085
39-5	1130	.6771	1130
39-6	1312	.7861	1312
39-7	1080	.6351	1080

PHASE 12

35-1	1312	.7881	1312
35-2	1080	.8351	1080
35-3	807	.5434	807
35-4	1085	.8501	1085
35-5	1130	.8771	1130
35-8	1312	.7881	1312
35-7	1080	.8351	1080

PHASE 13

40-1	1312	.7881	1312
40-2	1080	.8351	1080
40-3	1312	.7881	1312
40-4	1080	.8351	1080

PHASE 14

41-1	1312	.7881	1312
41-2	1080	.8351	1080
41-3	1312	.7881	1312
41-4	1080	.8351	1080

PHASE 15

42-1	1312	.7881	1312
42-2	1080	.8351	1080
42-3	1312	.7881	1312
42-4	1080	.8351	1080

PHASE 16

43-1	1080	.8351	1312
43-2	1312	.7881	1080
43-3	1312	.7881	1312
43-4	1080	.8351	1080

PHASE 17

44-1	1080	.8351	1080
44-2	1312	.7881	1312
44-3	1312	.7881	1312
44-4	1080	.8351	1080

PHASE 18

45-1	1080	.8351	1080
45-2	1312	.7881	1312
45-3	1312	.7881	1312
45-4	1080	.8351	1080

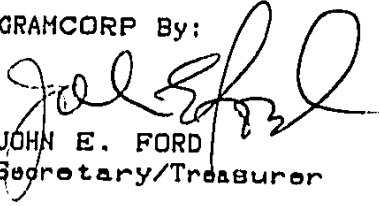
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Page 5

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TOTALS:	188814	100.0000	188814
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GRAMCORP By:



JOHN E. FORD
Secretary/Treasurer

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CORPORATE ACKNOWLEDGEMENT
STATE OF UTAH

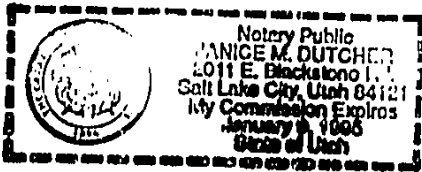
COUNTY OF SALT LAKE
ON THE 21st DAY OF November 1990 PERSONALLY
APPEARED BEFORE ME JOHN E. FORD WHO BEING DULY SWORN OR
AFFIRMED, DID SAY THAT JOHN E. FORD IS THE SECRETARY/
TREASURER OF GRAMCORP AND THAT THE OWNER'S DEDICATION WAS
SIGNED IN BEHALF OF SAID GRAMCORP BY AUTHORITY OF JOHN E.
FORD AND THE SAID GRAMCORP EXECUTED THE SAME.

MY COMMISSION EXPIRES

11/9/95

[Signature]
NOTARY PUBLIC

RESIDING IN dc



\$ 50⁰⁰

5159607
25 NOVEMBER 91 10:03 AM
KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
GRAMCORP
7678 S CHAD ST MIDVALE, UT 84047
REC BY: DIANE KILPACK, DEPUTY

BK 6379PS2707