

2807038

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

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 3090 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, Phase 17, Phase 18, and Phase 19.

WHEREAS, The Declarant, Pursuant to Sections 20.3 and 17.05 of the Declaration now desires to amend such Declaration to include Phase 20 as follows:

1. Paragraph A of the Recitals of the Declaration shall be amended to include the following property description, denoted as Phase 20 of the Project:

PHASE 20:

Beginning at a point which is North 00°02'05" East along the Section Line 1082.81 feet and West 610.28 feet from the Southeast Corner of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence West 116.50 feet; thence North 51°29'01" West 107.48 feet; thence North 31°00'00" East 46.00 feet to the beginning of a 34.00 foot radius curve to the Right (chord bears North 76°00'00" East 48.05 feet); thence Northeasterly along the arc of said curve 53.41 feet; thence South 59°00'00" East 82.72 feet; thence North 31°00'00" East 35.00 feet; thence South 86°52'32" East 45.07 feet; thence South 03°07'28" West 67.53 feet; thence South 35.50 feet to the point of beginning. Contains 4.07 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 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 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 106.60 feet; thence South 03°07'28" West 37.71 feet ; thence North 86°52'32" West 45.07 feet; thence South 31°00'00" West 35.00 feet; thence North 59°00'00" West 82.72 feet; to the beginning of a 34.00 foot radius curve to the left (chord bears South 76°00'00" West 48.08 feet); thence Southwesterly along the arc of said curve 53.41 feet; thence South 31°00'00" West 46.00 feet to the beginning of a 90.15 foot radius curve to the left (chord bears South 15°30'00" West 48.18 feet); thence Southwesterly along the arc of said curve 48.78 feet; thence South 132.00 feet; thence West 63.50 feet; thence South 157.16 feet to the beginning of a 89.00 foot radius curve to the left (chord bears South 07°00'00" East 21.69 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 2.736 Acres

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

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EXHIBIT "A"

Bldg # / Unit #	Sq. Footage	% Ownership	Votes

AMENDED PHASE 1			

1-1	1078	.6105	1078
1-2	1057	.5988	1057
1-3	1078	.6105	1078
1-4	1057	.5988	1057
1-5	1078	.6105	1078
1-6	1057	.5988	1057
2-1	1078	.6105	1078
2-2	1070	.6060	1070
2-3	1078	.6105	1078
2-4	1070	.6060	1070
2-5	1078	.6105	1078
2-6	1070	.6060	1070
3-1	1078	.6105	1078
3-2	1057	.5988	1057
3-3	1078	.6105	1078
3-4	1057	.5988	1057
3-5	1078	.6105	1078
3-6	1057	.5988	1057
4-1	1078	.6105	1078
4-2	1057	.5988	1057
4-3	1078	.6105	1078
4-4	1057	.5988	1057
4-5	1078	.6105	1078
4-6	1057	.5988	1057
2B-1	1078	.6105	1078
2B-2	1070	.6060	1070
2B-3	1078	.6105	1078
2B-4	1070	.6060	1070
2B-5	1078	.6105	1078
2B-6	1070	.6060	1070

PHASE 2 A			

5-1	1078	.6105	1078
5-2	1078	.6105	1078
5-3	1078	.6105	1078
5-4	1078	.6105	1078
5-5	1078	.6105	1078
5-6	1078	.6105	1078
6-1	1078	.6105	1078
6-2	1078	.6105	1078
6-3	1078	.6105	1078
6-4	1078	.6105	1078
6-5	1078	.6105	1078

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6-6 1078 .6105 1078

PHASE 2 B

25-1 1078 .6105 1078
 25-2 1078 .6105 1078
 25-3 1078 .6105 1078
 25-4 1078 .6105 1078
 25-5 1078 .6105 1078
 25-6 1078 .6105 1078
 26-1 1078 .6105 1078
 26-2 1078 .6105 1078
 26-3 1078 .6105 1078
 26-4 1078 .6105 1078
 26-5 1078 .6105 1078
 26-6 1078 .6105 1078
 27-1 1078 .6105 1078
 27-2 1078 .6105 1078
 27-3 1078 .6105 1078
 27-4 1078 .6105 1078
 27-5 1078 .6105 1078
 27-6 1078 .6105 1078

PHASE 3

28-1 1546 .8756 1546
 28-2 1412 .7997 1412
 28-3 1308 .7408 1308
 28-4 1546 .8756 1546
 28-5 1546 .8756 1546
 28-6 1412 .7997 1412

AMENDED PHASE 4

30-1 1412 .7997 1412
 30-2 1308 .7408 1308
 30-3 1412 .7997 1412

PHASE 5

31-1 1677 .8728 1677
 31-2 1308 .8670 1308
 31-3 1412 .7997 1412
 31-4 1546 .8756 1546

PHASE 6

34-1 1312 .7431 1312
 34-2 1060 .8003 1060
 34-3 907 .6137 907
 34-4 1085 .6145 1085
 34-5 1130 .6400 1130

PHOTOCOPY
COLLECTION

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34-6	1312	.7431	1312
34-7	1060	.6003	1060

PHASE 7

32-1	1312	.7431	1312
32-2	1060	.6003	1060
32-3	907	.5137	907
32-4	1085	.6145	1085
32-5	1130	.6400	1130
32-6	1312	.7431	1312
32-7	1060	.6003	1060

PHASE 8

36-1	1312	.7431	1312
36-2	1060	.6003	1060
36-3	907	.5137	907
36-4	1085	.6145	1085
36-5	1130	.6400	1130
36-6	1312	.7431	1312
36-7	1060	.6003	1060

PHASE 9

37-1	1312	.7431	1312
37-2	1060	.6003	1060
37-3	907	.5137	907
37-4	1085	.6145	1085
37-5	1130	.6400	1130
37-6	1312	.7431	1312
37-7	1060	.6003	1060

PHASE 10

38-1	1312	.7431	1312
38-2	1060	.6003	1060
38-3	907	.5137	907
38-4	1085	.6145	1085
38-5	1130	.6400	1130
38-6	1312	.7431	1312
38-7	1060	.6003	1060

PHASE 11

39-1	1312	.7431	1312
39-2	1060	.6003	1060
39-3	907	.5137	907
39-4	1085	.6145	1085
39-5	1130	.6400	1130
39-6	1312	.7431	1312
39-7	1060	.6003	1060

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PHASE 12

35-1	1312	.7431	1312
35-2	1080	.8003	1080
35-3	807	.5137	807
35-4	1085	.8145	1085
35-5	1130	.6400	1130
35-6	1312	.7431	1312
35-7	1080	.6003	1080

PHASE 13

40-1	1312	.7431	1312
40-2	1080	.8003	1080
40-3	1312	.7431	1312
40-4	1080	.6003	1080

PHASE 14

41-1	1312	.7431	1312
41-2	1080	.8003	1080
41-3	1312	.7431	1312
41-4	1080	.6003	1080

PHASE 15

42-1	1312	.7431	1312
42-2	1080	.8003	1080
42-3	1312	.7431	1312
42-4	1080	.8003	1080

PHASE 16

43-1	1080	.6003	1312
43-2	1312	.7431	1080
43-3	1312	.7431	1312
43-4	1080	.8003	1080

PHASE 17

44-1	1080	.6003	1080
44-2	1312	.7431	1312
44-3	1312	.7431	1312
44-4	1080	.6003	1080

PHASE 18

45-1	1080	.6003	1080
45-2	1312	.7431	1312
45-3	1312	.7431	1312
45-4	1080	.6003	1080

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PHASE 19

46-1	1060	.6003	1060
46-2	1312	.7431	1312
46-3	1312	.7431	1312
46-4	1060	.6003	1060

PHASE 20

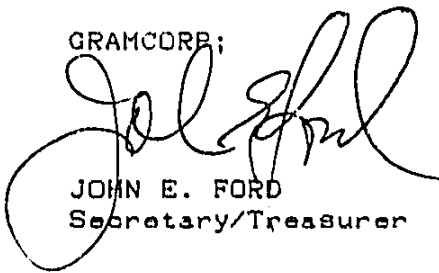
50-1	1060	.6003	1060
50-2	1312	.7431	1312
50-3	1312	.7431	1312
50-4	1060	.6003	1060

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TOTALS:	178302	100.0000	176302
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GRAMCORP;



JOHN E. FORD
Secretary/Treasurer

RECORDED
SERIALIZED

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CORPORATE ACKNOWLEDGEMENT
STATE OF UTAH

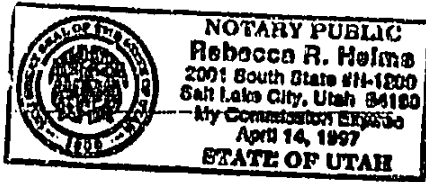
COUNTY OF SALT LAKE

ON THE 1st DAY OF September 1993 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

Rebecca R Helms

NOTARY PUBLIC



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01 SEPTEMBER 93 10:47 AM
KATIE L. DIXON
RECORDER, SALT LAKE COUNTY, UTAH
JOHN FORD
595 SKYLARK LN MIDVALE UT 84047
REC BY: SHARON WEST , DEPUTY

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