

When Recorded Return To:  
 M. Richard Walker  
 M. Richard Walker & Associates, P.C.  
 2046 E. Murray Holladay Road, Suite 100  
 Salt Lake City, Utah 84117

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 11/20/2003 08:28 AM 70.00  
 Book - 8913 Pg - 8508-8515  
 GARY W. OTT  
 RECORDER, SALT LAKE COUNTY, UTAH  
 M RICHARD WALKER  
 2046 E MURRAY HOLLADAY STE 100  
 SALT LAKE CITY UT 84117  
 BY: KAM, DEPUTY - WI 8 P.

AMENDMENT TO THE

BY LAWS

OF

THE EDGEMOUNT HOMES HOMEOWNERS ASSOCIATION

An Association of Unit Owners Under  
 The Utah Condominium Ownership Act

This AMENDMENT to the BY LAWS of the EDGEMOUNT HOMES HOME OWNERS ASSOCIATION ("Association"), is hereby made and entered into and adopted pursuant to ARTICLE XI, of the original BY LAWS, executed on the 28<sup>th</sup> day of March, 1985, and by the affirmative vote of at least sixty percent (60%) of the Total Votes of the Association; and that said voting has been verified, in a written instrument, by the current President of the Association in accordance with the provisions of §11.01 of ARTICLE XI of the BY LAWS.

The said BY LAWS shall be amended by adding the following ARTICLE XII, thereto:

ARTICLE XII

The provisions of Section 57-8-20, as amended by the 2003 Legislature, and effective May 5, 2003, are hereby adopted in full and incorporated as part of the official BY LAWS of the ASSOCIATION, and in particular adopts the following enforcement provisions contained therein, as follows:

1. (a) In the event that an owner fails or refuses to pay any assessment when due, the management committee may, after giving notice and an opportunity to be heard in accordance with Subsection 1(b):
  - (i) terminate an owner's right to receive utility services paid as a common expense; and
  - (ii) terminate an owner's right of access and use of recreational facilities.
- (b) Before terminating utility services or right of access under Subsection 1(a), the the manager or management committee shall give written notice to the unit owner in the manner provided in the declaration, bylaws, or association rules. The notice shall state:
  - (i) Utility services or right of access will be terminated if payment of the assessment is not received within 72 hours;
  - (ii) the amount of the assessment due, including any interest or late payment fee, and
  - (iii) the right to request a hearing under Subsection 1(c).
- (c) A unit owner who is given notice under Subsection 1(b) may request an informal hearing to dispute the assessment by submitting a written request to the management

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THE EDMOUNT HOMES HOMEOWNERS ASSOCIATION

committee within 14 days from the date the notice is received.

(i) The hearing shall be conducted in accordance with the standards provided in the declaration, bylaws, or association rules.

(ii) If a hearing is requested, utility services or right of access may not be terminated until after the hearing has been conducted and a final decision has been entered.

(d) Upon payment of the assessment, including any interest or late payment fees, and attorney's fees, the manager or management committee shall immediately take action to reinstate the terminated utility services to the unit.

The above listed rights, obligations and enforcement rights are deemed as cumulative and the manager or management committee may determine to invoke any and/or all enforcement procedures, separately, singly or in unison, until the entire assessment, together with all interest, costs, expenses and attorney's fees have been paid in full by said unit owner.

IN WITNESS WHEREOF, constituting all of the Management Committee of the Edgemount Homes Home Owners Association, have hereunto set their hands this 18<sup>th</sup> day of November, 2003.

J. Malin Hardy  
President

Claudia Sismore

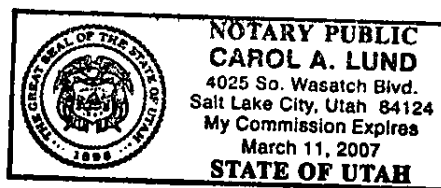
ACKNOWLEDGMENTS

STATE OF UTAH )  
 ) ss.  
County of Salt Lake )

On the 18 day of Nov, 2003, personally appeared before me, J. Malin Hardy, President, and Claudia Sismore, constituting the Management Committee of the Edgemount Homes Homeowners Association, who duly executed the foregoing Amendment to the Bylaws, pursuant to the authority in them vested.

Carol A. Lund  
NOTARY PUBLIC

Residing in Salt Lake County, Utah  
My Commission Expires: 3-11-07



AMENDMENT TO THE

BY LAWS

OF

THE EDMOUNT HOMES HOMEOWNERS ASSOCIATION

An Association of Unit Owners Under  
The Utah Condominium Ownership Act

Verification of voting for the Amendment to Bylaws

The undersigned, a current President of the Association does hereby acknowledge and verify that the Proposed Amendment to the Bylaws of the Association has been presented to the individual Unit Owners of the Association, and that 33 Unit Owners, of the total of 46 Unit Owners in the Association, have executed a written approval of said amendment, and that said approvals constitute in excess of the sixty percent (60%) approval required under ARTICLE XI, Subsection 11.01 of the BYLAWS of the Association.

IN WITNESS WHEREOF, J. MALIN HARDY, the current President of the Edgemount Homes Home Owners Association, has hereunto set his hand this 18<sup>th</sup> day of November, 2003.

J. Malin Hardy  
President

ACKNOWLEDGMENTS

STATE OF UTAH )

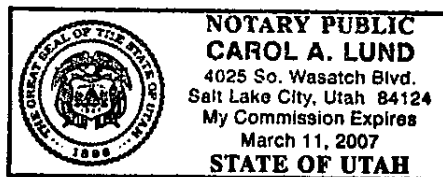
) ss.

County of Salt Lake )

On the 18 day of Nov, 2003, personally appeared before me, J. Malin Hardy, the current President of the Edgemount Homes Homeowners Association, who duly executed the foregoing Amendment to the Bylaws, pursuant to the authority in him vested.

Carol A. Lund  
NOTARY PUBLIC

Residing in Salt Lake County, Utah



November 18, 2003

**To Whom It May Concern:**

I have reviewed and do hereby approve the changes to the By-Laws of the Edgemount Homeowners' Association.

*Catherine Curtin*  
**Catherine Curtin**  
**Board Member**

AMENDMENT TO THE

BY LAWS

OF

THE EDMOUNT HOMES HOMEOWNERS ASSOCIATION

The undersigned as Unit Owners in the EDMOUNT HOME HOMEOWNERS ASSOCIATION, do hereby consent and approve the AMENDMENT to the BYLAWS attached hereto and made a part hereof by reference.

OWNER

Unit Number and Address:

Nancy Reulwig - Hardy

1 #30 2095 SIERRA Ridge CT.

[Signature]

2 #3 2036 SIERRA VIEW Cir.

Elizabeth A. Day

3 #152 086 Sierra View Circle

[Signature]

4 #47 2082 Sierra View Cir

[Signature]

5 #21 2055 Sierra View Cir

Walter A. Billups

6 #41 2066 Sierra Ridge Ct 84109

[Signature]

7 #26 2077 Sierra Ridge Ct - 84109

PAUL R BRENNAN

8 #39 [Signature] 84109

[Signature]

9 #36 2088 E. Sierra Ridge CT. 84109

[Signature]

10 #31 2097 Sierra Ridge Ct 84109

[Signature]

11 #35 2106 SIERRA Ridge CT

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THE EDMOUNT HOMES HOMEOWNERS ASSOCIATION

OWNER

Unit Number and Address:

Betty M. Mack

12<sup>#</sup>37 2086 Sierra Ridge Ct.

Floyd A. Petersen

13<sup>#</sup>40 2068 Sierra Ridge Ct.

Clair F. Coleman

14<sup>#</sup>42 2928 Sierra Pt. Place

[Signature]

15<sup>#</sup>43 2930 Storm Point Place

Jean Carlson

16<sup>#</sup>46 2938 S Sierra Pt Pl.

Beverly Whitney

17<sup>#</sup>24 2067 Sierra Ridge Ct

[Signature]

18<sup>#</sup>27 2079 E. Sierra Ridge Ct.

Marian Hooker

19<sup>#</sup>7 2064 SIERRA VIEW CIRCLE

[Signature]

20<sup>#</sup>9 2074 SIERRA VIEW COURT

Nancy B. Hansen

21<sup>#</sup>10 2076 Sierra View Circle

[Signature]

22<sup>#</sup>19 2075 SIERRA VIEW CIRCLE

Diana D. Felt

23<sup>#</sup>17 2090 Sierra View Cir

Mary Michalson

24<sup>#</sup>14 2084 E. Sierra View Circle

[Signature]

25<sup>#</sup>2061 SIERRA VIEW CIRCLE

Virginia P. Rees

26<sup>#</sup>1 2082 E. Sierra View Cir.

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THE EDMOUNT HOMES HOMEOWNERS ASSOCIATION

OWNER

Unit Number and Address:

Elizabeth M Elison

27<sup>#</sup> 2056 Sierra View Cir

Shirley Bartung

28<sup>#</sup> 52050 Sierra View Cir.

Billy Wilson

29<sup>#</sup> 342108 Sierra Ridge Ct

Margaret Smith

30<sup>#</sup> 227047 Sierra View Cir

Edward J. Brown

31<sup>#</sup> 292084 SIERRA RIDGE CT

Larry Brown

32<sup>#</sup> 382078 SIERRA RIDGE CT

Lancia Armon

33<sup>#</sup> 447932 Sierra Point Pl

34 \_\_\_\_\_

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41 \_\_\_\_\_

RXLP EDGEMOUNT HOMES PH 1 CONDO				BLK, LOT-QUAR		OBSOLETE?
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	
		U	1	16-27-107-002-0000		NO
		U	2	16-27-107-003-0000		NO
		U	3	16-27-107-004-0000		NO
		U	4	16-27-107-005-0000		NO
		U	5	16-27-107-006-0000		NO
		U	6	16-27-107-007-0000		NO
		U	7	16-27-107-008-0000		NO
		U	8	16-27-107-009-0000		NO
		U	9	16-27-107-010-0000		NO
		U	10	16-27-107-011-0000		NO
		U	11	16-27-107-012-0000		NO
		U	12	16-27-107-013-0000		NO
		U	13	16-27-107-014-0000		NO
		U	14	16-27-107-015-0000		NO
		U	15	16-27-107-016-0000		NO
		U	16	16-27-107-017-0000		NO
		U	17	16-27-107-018-0000		NO
		U	18	16-27-107-019-0000		NO
		U	19	16-27-107-020-0000		NO
		U	20	16-27-107-021-0000		NO

RXLP EDGEMOUNT HOMES PH 1 CONDO				BLK, LOT-QUAR		OBSOLETE?
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	
		U	21	16-27-107-022-0000		NO
		U	22	16-27-107-023-0000		NO
		U	23	16-27-107-024-0000		NO

RXLP EDGEMOUNT HOMES PH 2 CONDO				BLK, LOT-QUAR		OBSOLETE?
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	
		U	24	16-27-108-002-0000		NO
		U	25	16-27-108-003-0000		NO
		U	26	16-27-108-004-0000		NO
		U	27	16-27-108-005-0000		NO
		U	28	16-27-108-006-0000		NO
		U	29	16-27-108-007-0000		NO
		U	30	16-27-108-008-0000		NO
		U	31	16-27-108-009-0000		NO
		U	32	16-27-108-010-0000		NO
		U	33	16-27-108-011-0000		NO
		U	34	16-27-108-012-0000		NO
		U	35	16-27-108-013-0000		NO
		U	36	16-27-108-014-0000		NO
		U	37	16-27-108-015-0000		NO
		U	38	16-27-108-016-0000		NO
		U	39	16-27-108-017-0000		NO
		U	40	16-27-108-018-0000		NO
		U	41	16-27-108-019-0000		NO
		U	42	16-27-108-020-0000		NO
		U	43	16-27-108-021-0000		NO

RXLP EDGEMOUNT HOMES PH 2 CONDO				BLK, LOT-QUAR		OBSOLETE?
B FLG	BLK/BLDG	IND FLG	LOT/QUAR	PARCEL	NUMBER	
		U	44	16-27-108-022-0000		NO
		U	45	16-27-108-023-0000		NO
		U	46	16-27-108-024-0000		NO
		U	AREA	16-27-108-001-0000		NO