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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
PARC GATEWAY PARTNERS
6440 S WASATCH BLVD 100
SLC UT 84121
BY: NEH, DEPUTY - WI 10 P.

EIGHTH SUPPLEMENT TO DECLARATION OF CONDOMINIUM

THE PARC AT GATEWAY CONDOMINIUMS

A UTAH EXPANDABLE CONDOMINIUM PROJECT

THIS EIGHTH SUPPLEMENT TO DECLARATION is made and executed this 28th day of April, 2005, by **PARC GATEWAY PARTNERS, L.C.**, a Utah limited liability company (hereinafter referred to as "**Declarant**").

RECITALS:

A. Declarant is the Declarant as identified and set forth in that certain Declaration of Condominium for The Parc at Gateway Condominiums, a Utah Expandable Condominium Project (such Declartion herein referred to as the "Project") dated as of July 1, 2004, and recorded in the office of the Salt Lake County Recorder on August 20, 2004, as Entry No. 9151848, in Book 9028, beginning at page 1349 (the "Declaration").

B. Under the terms of the Declaration, Declarant reserved the right to expand the Project by the addition of all or a portion of the Additional Land identified in the Declaration.

C. In accordance with the terms of a First Supplement to Declaration of Condominium dated September 7, 2004, and recorded in the office of the Salt Lake County Recorder on September 9, 2004, as Entry No. 9168953, in Book 9035, beginning at page 8211 (the "First Amendment"), a Second Supplement to Declaration of Condominium dated October 25, 2004, and recorded in the office of the Salt Lake County Recorder on November 22, 2004, as Entry No. 9229448, in Book 9063, beginning at page 5836 (the "Second Amendment"), a Third Supplement to Declaration of Condominium dated November __, 2004, and recorded in the office of the Salt Lake County Recorder on December 2, 2004, as Entry No. 9238850, in Book 9068, beginning at page 3133 (the "Third Amendment"), a Fourth Supplement to Declaration of Condominium dated December 13, 2004, and recorded in the office of the Salt Lake County Recorder on December 15, 2004, as Entry No. 9250330, in Book 9073, beginning at page 1635 (the "Fourth Amendment"), a Fifth Supplement to Declaration of Condominium dated January 18, 2005, and recorded in the office of the Salt Lake County Recorder on January 19, 2005, as Entry No. 9277470, in Book 9085, beginning at page 2551 (the "Fifth Amendment"), a Sixth Supplement to Declaration of Condominium dated February 14, 2005, and recorded in the office of the Salt Lake County Recorder on February 16, 2005, as Entry No. 9301512, in Book 9095, beginning at page 3343 (the "Sixth Amendment"), and a Seventh Supplement to Declaration of Condominium dated March 28, 2005, and recorded in the office of the Salt Lake County Recorder on March 30, 2005, as Entry No. 9336102, in Book 9111, beginning at page 7212 (the "Seventh Amendment") Declarant expanded the Project by the addition of a portion of the Additional Land.

D. Declarant desires to add a portion of the Additional Land to the terms of the Declaration as hereinafter provided for.

NOW, THEREFORE, in consideration of the recitals set forth hereinabove, the Declarant hereby declares and certifies as follows:

1. Submission of Additional Land. Declarant hereby submits the following described portion of the Additional Land and the Sub-Units comprising the same (herein referred to as the "Subject Property"), and its interests therein, to the terms, conditions, restrictions, covenants and easements to the terms of the Declaration:

SEE **SCHEDULE "A"** ATTACHED HERETO

TOGETHER WITH: (i) all buildings, if any, improvements, and structures situated on or comprising a part of the above-described Subject Property, whether now existing or hereafter constructed; (ii) all easements, rights-of-way, and other appurtenances and rights incident to, appurtenant to, or accompanying said Subject Property; and (iii) all articles of personal property intended for use in connection with said Subject Property.

ALL OF THE FOREGOING IS SUBJECT TO: all liens for current and future taxes, assessments, and charges imposed or levied by governmental or quasi-governmental authorities; all patent reservations and exclusions; any mineral reservations of record and rights incident thereto; all instruments of record which affect the above-described Subject Property or any portion thereof, including, without limitation, any mortgage or deed of trust, the Gateway Master Declaration, and the Block C2 Declaration; all visible easements and rights-of-way; all easements and rights-of-way of record; any easements, rights-of-way, encroachments, or discrepancies shown on or revealed by the Plat or otherwise existing; an easement for each and every pipe, line, cable, wire, utility line, or similar facility which traverses or partially occupies the above-described Subject Property at such times as construction of all Improvements is complete; and all easements necessary for ingress to, egress from, maintenance of, and replacement of all such pipes, lines, cables, wires, utility lines, and similar facilities.

RESERVING UNTO DECLARANT, however, such easements and rights of ingress and egress over, across, through, and under the above-described Subject Property and any improvements now or hereafter constructed thereon as may be reasonably necessary for Declarant or for any assignee or successor of Declarant (in a manner which is reasonable and not inconsistent with the provisions of this Declaration): (i) an easement for ingress and egress for the benefit of the Additional Land, over and the right to use the Common Elements, until the Additional Land, or portions thereof, becomes part of the Condominium Project, subject to the Declarant's obligation to pay a reasonably amount for the reserved rights provided herein pursuant to an agreement between Declarant and the Association as authorized in Section 4.01 (a) (vi); (ii) to construct and complete the Parc Tower and all of the

other improvements described in this Declaration or in the Plat recorded concurrently herewith, and to do all things reasonably necessary or proper in connection therewith; and (iii) to improve portions of the Subject Property with such other or additional improvements, facilities, or landscaping designed for the use and enjoyment of all the Sub-Unit Owners, as Declarant or as such assignee or successor may reasonably determine to be appropriate. If, pursuant to the foregoing reservations, the above-described Subject Property or any improvement thereon is traversed or partially occupied by a permanent improvement or utility line, a perpetual easement for such improvement or utility line shall exist. With the exception of such perpetual easements, the reservations hereby effected shall, unless sooner terminated in accordance with their terms, expire seven (7) years after the date on which the Declaration was filed for record in the Salt Lake County Records.

2. Supplemental Plat. The real properties described in Paragraph 1, and the improvements to be constructed thereon, all of which are submitted to the terms and conditions of the Declaration, are more particularly set forth on the original Plat filed with the Declaration; therefore there is no need to file a supplemental Plat with this Supplement.

3. Representations of Declarant. Declarant represents as follows:

a. The annexed real property is part of the Additional Land as identified in the Declaration.

b. By the annexation of the real property described in paragraph 1 and the Sub-Units contained therein, the total number of Sub-Units contained in the Project as of the date of recording of this Supplement, will equal one hundred twenty seven (127).

4. Amendment to Exhibit "C" - Interest in General Common Elements. As a result of the expansion of the Project by the addition of a portion of the Additional Land and the Sub-Units described therein, the Par Values and Interest in General Common Elements for all Sub-Units is re-computed and set forth on Amended Exhibit "C" attached hereto. Said Amended Exhibit "C" also corrects one or more clerical errors which existed in prior versions of Exhibit "C."

5. Effective Date. This Supplemental Declaration shall take effect upon their being filed for record in the office of the County Recorder of Salt Lake County, Utah.

[Remainder of page intentionally left blank.]

EXECUTED the day and year first above written.

Declarant:

PARC GATEWAY PARTNERS, L.C., a Utah limited liability company, by its Manager:

PARC DEVELOPERS, L.C., a Utah limited liability company

By one of its Managers, Cowboy Partners, L.C., a Utah limited liability company

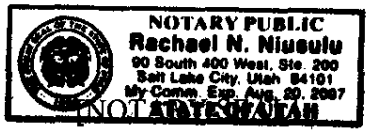
By: _____
Scot C. Safford
Vice-President

And by its remaining Manager, Boyer PG Manager, L.C., a Utah limited liability company

By: _____
Steven B. Ostler
Manager

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

On this 28th day of April, 2005, before me personally appeared Scot C. Safford, who acknowledged himself to be the Vice-President of Cowboy Partners, L.C., a Utah limited liability company and a Manager of Parc Developers, L.C., a Utah limited liability company, the Manager of PARC GATEWAY PARTNERS, L.C., a Utah limited liability company, and being authorized to do so, he executed the foregoing instrument for the purposes therein contained, by signing the name of the company, by himself as such officer.



[NOTARY SEAL]

Notary Public

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

On this 28th day of April, 2005, before me personally appeared Steven B. Ostler, who acknowledged himself to be a Manager of Boyer PG Manager, L.C., a Utah limited liability company and a Manager of Parc Developers, L.C., a Utah limited liability company, the Manager of PARC GATEWAY PARTNERS, L.C., a Utah limited liability company, and being authorized to do so, he executed the foregoing instrument for the purposes therein contained, by signing the name of the company, by himself as such officer.

[NOTARY SEAL]

Notary Public

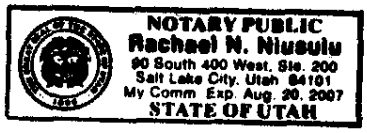


EXHIBIT "A"

Additional Land - Sub-Units Added

Unit 303
Unit 710
Unit 806
Unit 901
Unit 1007
Unit 1102
Unit 1107
Unit 1207

AMENDED EXHIBIT "C"

(Attached to and forming a part of the Eighth Supplement to Declaration of Condominium for THE PARC AT GATEWAY CONDOMINIUM PROJECT)

Interest in General Common Elements

Total Sub-Units:		Parking Spaces	Storage Spaces	Total sf:	2,000.000000	100.00%
127				122,089	Par Value	Interest in Common Area
#	Unit No.			Sq. Ft.		
1						0.0000%
2						0.0000%
3						0.0000%
4						0.0000%
5						0.0000%
6	201	C1-6	S-001	1,303	18.801740	0.9401%
7	301	C2-77	S-070, S3-1	603	12.931128	0.6466%
8						0.0000%
9	303	C1-74	S-077, S3-3	467	11.790552	0.5895%
10	304	C1-92	S-078, S3-4	467	11.790552	0.5895%
11	305	C1-14	S-080, S3-5	467	11.790552	0.5895%
12						0.0000%
13						0.0000%
14						0.0000%
15						0.0000%
16						0.0000%
17						0.0000%
18	312	C1-122	S-102	520	12.235042	0.6118%
19	502	C1-129, C1-130	none	1,275	18.566917	0.9283%
20	503	C2-20	none	644	13.274979	0.6637%
21	504	C2-94, C2-95	none	864	15.120028	0.7560%
22	505	C2-92, C2-93	none	864	15.120028	0.7560%
23	506	C2-96	none	643	13.266592	0.6633%
24	507	C2-5, C2-6	S-038	1,269	18.516596	0.9258%
25	508	C1-150, C1-151	S-123	1,064	16.797346	0.8399%
26	511	C2-13, C2-14	S-111	1,091	17.023783	0.8512%
27	512	C1-70	S-105	674	13.526576	0.6736%
28	514	C2-46, C2-47	S-130	1,074	16.881211	0.8441%
29	515	C2-33, C2-34	S-088	1,067	16.822505	0.8441%
30	516	C1-15	S-092	694	13.694308	0.6847%
31	517	C1-39	S-103	700	13.744627	0.6872%
32	518	C1-115	S-029	696	13.711081	0.6856%
33	501	C2-31, C2-32	S-121	1,070	16.847665	0.8424%
34	602	C2-11, C2-12	S-127	1,275	18.566917	0.9283%
35	603	C2-102	none	628	13.140793	0.6570%
36	604	C2-100, C2-101	none	861	15.094868	0.7547%

37	605	C1-44, C1-43	S-017, GS-11	861	15.094868	0.7547%
38	606	C2-29	none	628	13.140793	0.6570%
39	607	C1-90, C1-91	S-039	1,285	18.650783	0.9325%
40	608	C1-123, C1-124	S-122	1,069	16.839278	0.8420%
41	609	C1-109	none	681	13.585282	0.6793%
42	610	C2-44, C2-45	S-068	1,460	20.118434	1.0059%
43	611	C1-67, C1-68	S-059	1,091	17.023783	0.8512%
44	612	C1-140	S-016	674	13.526576	0.6763%
45	614	C1-148, C1-149	none	1,074	16.881211	0.8441%
46	615	C2-78, C2-79	S-099	1,067	16.822505	0.8411%
47	616	C1-143	S-097	694	13.694308	0.6847%
48	617	C1-142	S-098	700	13.744627	0.6872%
49	618	C1-141	S-104	696	13.711081	0.6856%
50	601	C2-75, C2-76	S-118	1,070	16.847665	0.8424%
51	702	C2-7, C2-8	S-126	1,275	18.566917	0.9283%
52	703	C2-19	none	628	13.140793	0.6570%
53	704	C1-144, C1-145	S-082	861	15.094868	0.7547%
54	705	C1-120, C1-121	S-069	861	15.094868	0.7547%
55	706	C2-97	none	643	13.266592	0.6633%
56	707	C1-107, C1-108	S-040	1,285	18.650783	0.9325%
57	708	C1-23, C1-24	none	1,069	16.839278	0.8420%
58	709	C1-161	S-042, GS-15	681	13.585282	0.6793%
59	710	C1-135, C1-136	S-034	1,461	20.126821	1.0063%
60	711	C2-86, C2-87	S-060	1,091	17.023783	0.8512%
61	712	C2-9	S-106	674	13.526576	0.6763%
62	714	C2-90, C2-91	none	1,074	16.881211	0.8441%
63	715	C1-110, C1-111	S-108	1,067	16.822505	0.8411%
64	716	C1-112	S-074	694	13.694308	0.6847%
65	717	C2-4	S-085	700	13.744627	0.6872%
66	718	C2-10	S-086	696	13.711081	0.6856%
67	701	C2-2, C2-3	S-119	1,070	16.847665	0.8424%
68	802	C1-118, C1-119	S-135	1,275	18.566917	0.9283%
69	803	C2-18	S-003	628	13.140793	0.6570%
70	804	C1-80, C1-81	S-143	861	15.094868	0.7547%
71	805	C1-146, C1-147	S-079	861	15.094868	0.7547%
72	806	C2-30	S-004	643	13.266592	0.6633%
73	807	C1-6, C1-7	S-053	1,285	18.650783	0.9325%
74	808	C1-9, C1-10	S-116	1,069	16.839278	0.8420%
75	809	C1-153	S-052, GS-18	681	13.585282	0.6793%
76	810	C1-133, C1-134	S-035	1,461	20.126821	1.0063%
77	811	C1-20, C1-21	S-133	1,091	17.023783	0.8512%
78	812	C2-88	S-113	674	13.526576	0.6763%
79	814	C1-161, C1-163	S-124	1,074	16.881211	0.8441%
80	815	C1-12, C1-13	S-112	1,067	16.822505	0.8411%
81	816	C1-36	S-020	694	13.694308	0.6847%
82	817	C1-40	S-021	700	13.744627	0.6872%
83	818	C1-5	S-022	696	13.711081	0.6856%
84	801	C1-41, C1-42	S-132	1,070	16.847665	0.8424%
85	902	C1-33, C1-34	S-136	1,275	18.566917	0.9283%

86	903	C2-16	none	628	13.140793	0.6570%
87	904	C1-131, C1-132	S-145	861	15.094868	0.7547%
88	905	C1-138, C1-139	none	861	15.094868	0.7547%
89	906	C2-15	none	643	13.266592	0.6633%
90	907	C1-37, C1-38	S-054	1,285	18.650783	0.9325%
91	908	C1-125, C1-126	S-107	1,069	16.839278	0.8420%
92	909	C1-35	S-049	681	13.585282	0.6793%
93	910	C2-81, C2-82	S-036	1,461	20.126821	1.0063%
94	911	C1-83, C1-84	S-134	1,091	17.023783	0.8512%
95	912	C1-50	S-114	674	13.526576	0.6793%
96	914	C1-98, C1-99	none	1,074	16.881211	0.8441%
97	915	C1-93, C1-94	S-140	1,067	16.822505	0.8411%
98	916	C1-137	S-027	694	13.694308	0.6847%
99	917	C1-100	S-026	700	13.744627	0.6872%
100	918	C1-101	S-025	696	13.711081	0.6856%
101	901	C1-102, C1-103	S-073	1,070	16.847665	0.8424%
102	1002	C1-48, C1-49	S-147	1,275	18.566917	0.9283%
103	1003	C2-17	S-011	628	13.140793	0.6570%
104	1004	C1-113, C1-114	none	861	15.094868	0.7547%
105	1005	C1-17, C1-18	none	861	15.094868	0.7547%
106	1006	C1-82	S-010	643	13.266592	0.6633%
107	1007	C1-62, C1-63	S-058	1,285	18.650783	0.9325%
108	1008	C1-116, C1-117	none	1,069	16.839278	0.8420%
109	1009	C1-6	none	681	13.585282	0.6793%
110	1010	C1-59, C1-60	S-141	1,461	20.126822	1.0063%
111	1011	C2-38, C2-39	S-137	1,091	17.023783	0.8512%
112						0.0000%
113	1014	C1-87, C1-88	none	1,074	16.881211	0.8441%
114	1015	C1-51, C1-52	S-131	1,067	16.822505	0.8411%
115	1016	C1-22	S-064	694	13.694308	0.6847%
116	1017	C1-89	none	700	13.744627	0.6872%
117	1018	C1-25	none	696	13.711081	0.6856%
118	1001	C1-156, C1-157, C1-158	S-072	1,070	16.847665	0.8424%
119	1102	C2-27, C2-28	S-023, GS-22	1,275	18.566917	0.9283%
120						0.0000%
121	1104	C1-150, C1-151	S-050	861	15.094868	0.7547%
122	1105	C1-78, C1-79	S-061	861	15.094868	0.7547%
123						0.0000%
124	1107	C2-41, C2-85	S-057, GS-19	1,285	18.650783	0.9325%
125	1108	C2-42, C2-84	none	1,069	16.839278	0.8420%
126	1109	C1-58	none	681	13.585282	0.6793%
127	1110	C1-28, C1-29	none	1,461	20.126822	1.0063%
128	1111	C2-49, C2-50	S-138, GS-29	1,091	17.023783	0.8512%
129						0.0000%
130	1114	C1-154, C1-155	none	1,074	16.881211	0.8441%
131	1115	C1-104, C1-105, C1-106	S-030, GS-11	1,067	16.822505	0.8411%
132	1116	C1-11	S-065	694	13.694308	0.6847%

133	1117	C1-16	S-083	700	**13.744627**	**0.6872%**
134						**0.0000%**
135	1101	C2-43, C2-83	S-095, GS-21	1,070	**16.847665**	**0.8424%**
136	1202	C2-73, C2-74	none	1,275	**18.566917**	**0.9283%**
137						**0.0000%**
138						**0.0000%**
139						**0.0000%**
140						**0.0000%**
141	1207	C2-103, C2-104	S-056, GS-32	1,285	**18.650783**	**0.9325%**
142	1208	C1-127, C1-128	none	1,069	**16.839278**	**0.8420%**
143	1209	C2-52	none	681	**13.585282**	**0.6793%**
144	1210	C1-55, C1-95	none	1,461	**20.126822**	**1.0063%**
145	1211	C1-54, C1-96	S-032, G2-3	1,091	**17.023783**	**0.8512%**
146						**0.0000%**
147	1214	C1-53, C1-97	S-044, GS-2	1,074	**16.881211**	**0.8441%**
148	1215	C1-159, C1-160	S-045, GS-16	1,067	**16.822505**	**0.8411%**
149						**0.0000%**
150						**0.0000%**
151						**0.0000%**
152	1201	C1-85, C1-86	S-075, GS-13	1,070	**16.847665**	**0.8424%**
					2000	100.00%