

16892

FIRST AMENDMENT TO DECLARATION OF HORIZONTAL PROPERTY REGIME AND DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR TOWN AND COUNTRY BILTMORE TOWNHOMES

Reference is hereby made to that certain Declaration of Horizontal Property Regime and Declaration of Covenants, Conditions and Restrictions for TOWN AND COUNTRY BILTMORE TOWNHOMES executed and recorded on January 4, 1980, at Docket 14138, page 831, et seq., records of Maricopa County, Arizona (hereinafter called the "Declaration").

Town and Country Condominiums, Inc., an Arizona corporation, being the Declarant under the Declaration, pursuant to paragraph 25 thereof, does hereby declare that such Declaration be and it is hereby amended by deleting Exhibit G to such Declaration and substituting therefor the form of Exhibit G which is attached to this instrument.

Except as herein provided, the Declaration shall remain in full force and effect in accordance with its terms.

All persons are hereby authorized to compile a composite of the original Declaration and of this Amendment and to deliver or certify the same for all purposes as a true and correct copy of said Declaration of Horizontal Property Regime and Declaration of Covenants, Conditions and Restrictions for TOWN AND COUNTRY BILTMORE TOWNHOMES.

IN WITNESS WHEREOF, the undersigned has executed this Amendment as of the 17th day of January, 1980.

STATE OF ARIZONA } ss
County of Maricopa }

I hereby certify that the within instrument was filed and recorded at request of

JENNINGS, STROUSS & SALM...

TOWN AND COUNTRY CONDOMINIUMS, INC.

By [Signature]

Its [Signature]

In Book 141597
on page 909-911

Witness my hand and official seal the day and year aforesaid.
Bill Healy

County Recorder
By [Signature]
Deputy Recorder

300

*Covenants and restrictions if any, based upon race, color, religion, sex, handicap, familial status, or national origin are deleted unless and only to the extent that said covenant (a) is exempt under Chapter 42, Section 2307 of the United States Code or (b) relates to handicap but does not discriminate against handicapped persons.

STATE OF ARIZONA)
) ss.
County of Maricopa)

On this, the 11th day of January, 1980, before me,
the undersigned Notary Public, personally appeared _____
Robert J. Lander, known to me to be the President
of TOWN AND COUNTRY CONDOMINIUMS, INC., an Arizona corporation,
whose name is subscribed to the within instrument and acknow-
ledged that he executed the same in such capacity for the
purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and
official seal.

C. Caldwell
Notary Public

My Commission Expires:
Nov 2, 1983

61 units

14159% 910

<u>Unit No.</u>	<u>Description</u>	<u>Percentage of Common Elements</u>
1	one bedroom	.01130898
2	one bedroom	.01130898
3	one bedroom	.01130898
4	three bedroom flat	.01780840
5	two bedroom townhouse	.01800338
6	two bedroom townhouse	.01800338
7	two bedroom flat	.01735344
8	two bedroom flat	.01735344
9	two bedroom flat	.01735344
10	two bedroom flat	.01735344
11	two bedroom townhouse	.01800338
12	two bedroom townhouse	.01800338
13	two bedroom townhouse	.01800338
14	two bedroom townhouse	.01800338
15	two bedroom flat	.01735344
16	two bedroom flat	.01735344
17	two bedroom flat	.01735344
18	two bedroom flat	.01735344
19	two bedroom townhouse	.01800338
20	two bedroom townhouse	.01800338
21	two bedroom flat	.01735344
22	two bedroom flat	.01735344
23	two bedroom townhouse	.01800338
24	two bedroom townhouse	.01800338
25	two bedroom flat	.01735344
26	two bedroom flat	.01735344
27	two bedroom townhouse	.01800338
28	two bedroom townhouse	.01800338
29	two bedroom townhouse	.01800338
30	three bedroom flat	.01780840

<u>Unit No.</u>	<u>Description</u>	<u>Percentage of Common Elements</u>
31	one bedroom	.01130898
32	one bedroom	.01130898
33	one bedroom	.01130898
34	three bedroom flat	.01780840
35	one bedroom	.01130898
36	one bedroom	.01130898
37	one bedroom	.01130898
38	two bedroom flat	.01735344
39	two bedroom flat	.01735344
40	two bedroom flat	.01735344
41	two bedroom flat	.01735344
42	three bedroom flat	.01780840
43	two bedroom flat	.01735344
44	two bedroom flat	.01735344
45	two bedroom flat	.01735344
46	two bedroom flat	.01735344
47	two bedroom townhouse	.01800338
48	two bedroom townhouse	.01800338
49	two bedroom townhouse	.01800338
50	one bedroom	.01130898
51	one bedroom	.01130898
52	one bedroom	.01130898
53	two bedroom flat	.01735344
54	two bedroom flat	.01735344
55	two bedroom flat	.01735344
56	two bedroom flat	.01735344
57	three bedroom flat	.01780840
58	two bedroom townhouse	.01800338
59	two bedroom townhouse	.01800338
60	two bedroom flat	.01735344
61	two bedroom flat	.01735344