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Cheri Brunvand - Summit County Recorder 6/1/2009 16:27 DF:0.00

AMENDMENT TO DECLARATION
OF COVENANTS, CONDITIONS, RESTRICTIONS, AND
EASEMENTS FOR LA RIVA DEL LAGO CONDOMINIUMS

Pursuant to Article 23 of the Declaration, the following Amendment to Declaration of Covenants, Conditions, Restrictions, and Easements for La Riva del Lago Condominiums amends the Declaration of the La Riva del Lago Condominiums, recorded in Summit County, Colorado on February 13, 2007 at reception number 847083, as amended ("Declaration").

WHEREAS the Declaration has previously been amended by the "Amendment to Exhibit A" dated March 1, 2007 and recorded on March 5, 2007 at reception number 848791 and further amended by the "Amendment to Declaration" dated July 18, 2008 and recorded on July 22, 2008 at reception number 892806; and

WHEREAS the Declarant has created an additional Storage Unit to the Project pursuant to the Declarant's reservation of development rights; and

WHEREAS the additional Storage Unit requires the amendment to the allocation of interests among the Residential Owners;

NOW THEREFORE, the Declarant hereby amends the Declaration as set forth below to create the new Storage Unit and reflect the new allocations among the Residential Owners:

The first page of Exhibit B to the Declaration, entitled "**LA RIVA DEL LAGO OWNERSHIP ALLOCATIONS - RESIDENTIAL UNITS (SUMMARY VIEW)**" is hereby deleted and replaced in its entirety with the amended form attached hereto as Exhibit 1.

The second page of Exhibit B to the Declaration, entitled "**LA RIVA DEL LAGO OWNERSHIP ALLOCATIONS - RESIDENTIAL UNITS (DETAILED VIEW)**" is hereby deleted and replaced in its entirety with the amended form attached hereto as Exhibit 2.

For convenience purposes, Exhibit 3 to this Amendment contains a reduced form of the "First Supplement to the Condominium Map of La Riva del Lago Condominiums," recorded on May 12, 2009 at reception number 913396, depicting the additional Storage Unit.

Executed as of the 26th day of May, 2009

ASSOCIATION

LA RIVA DEL LAGO CONDOMINIUM ASSOCIATION,
INC., a Colorado not-for-profit corporation

By: Abbas C. Rajabi
Abbas C. Rajabi, President

DECLARANT

D.C. Roberts, LLC, a Colorado limited liability company

By: Abbas C. Rajabi
Abbas C. Rajabi, Manager

STATE OF COLORADO)
) ss.
COUNTY OF ~~DENVER~~ Summit)

The foregoing AMENDMENT TO DECLARATION OF THE LA RIVA DEL LAGO CONDOMINIUMS was acknowledged before me this 26th day of May, 2009 by Abbas C. Rajabi, President of LA RIVA DEL LAGO CONDOMINIUMS, INC., a Colorado not-for-profit corporation and Manager of D.C. Roberts, LLC, a Colorado limited liability company.

My Commission expires 03-24-2010 J Farrell
Notary Public

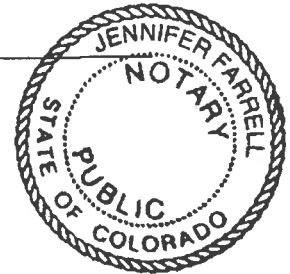


EXHIBIT 1 TO AMENDMENT TO DECLARATION DATED MAY 26, 2009

EXHIBIT B

(Amended May 26, 2009)

LA RIVA DEL LAGO OWNERSHIP ALLOCATIONS - RESIDENTIAL UNITS (SUMMARY VIEW)

TOTAL SQUARE FOOTAGE OF RESIDENTIAL UNITS (EXCLUDING EXTERIOR DECKS, GARAGE UNITS, AND STORAGE UNITS) = 46,960 SQUARE FEET
(REPRESENTING 65.4% OF THE TOTAL PROJECT [VALUE BASED, NOT SQUARE FOOTAGE BASED])

RESIDENTIAL UNIT TYPES	RESIDENTIAL PROJECT PERCENTAGE ALLOCATION PER UNIT*[1][2]	NUMBER OF UNITS OF EACH TYPE OF		TOTAL OF EACH TYPE OF RESIDENTIAL UNIT*[1]
		RESIDENTIAL UNIT	RESIDENTIAL UNIT	
1BR (810 s.f.) (EXCLUDING Garage Units and Storage Units)*[2]	1.5259%	4 UNITS TOTAL		6.1035%
2BR (1240 s.f.) (EXCLUDING Garage Units and Storage Units)*[2]	2.3359%	26 UNITS TOTAL		60.7338%
3BR (1640 s.f.) (EXCLUDING Garage Units and Storage Units)*[2]	3.0894%	7 UNITS TOTAL		21.6260%
Single Garage Unit	0.1348%	77 UNITS TOTAL		10.3830%
Single Storage Unit	0.0275%	42 UNITS TOTAL		1.1537%
				TOTAL*[1]
				100.0000%
1BR (810 s.f.) WITH 1 Garage Unit and 1 Storage Unit*[2]	1.6882%	4 UNITS TOTAL		6.7528%
2BR (1240 s.f.) WITH 2 Garage Units and 1 Storage Unit*[2]	2.6331%	26 UNITS TOTAL		68.4599%
3BR (1640 s.f.) WITH 2 Garage Units and 1 Storage Unit*[2]	3.3866%	7 UNITS TOTAL		23.7061%
Excess Garage Units	0.1348%	7 UNITS TOTAL		0.9439%
Excess Storage Units	0.0275%	5 UNITS TOTAL		0.1373%
				TOTAL*[1]
				100.0000%

*[1] TOTAL PERCENTAGE INDICATED AS A PERCENTAGE OF THE RESIDENTIAL PROJECT AND INDICATES THE UNITS PERCENTAGE ALLOCATION INTEREST IN THE LIMITED COMMON ELEMENTS-RESIDENTIAL, ("L.C.E.-R").

*[2] EXTERIOR DECKS TO RESIDENTIAL UNITS ARE NOT CONSIDERED IN ALLOCATION OF L.C.E.-R PERCENTAGE FOR THE RELEVANT RESIDENTIAL UNIT AND ARE MAINTAINED PER THE DECLARATION WITH L.C.E.-R EXPENSE SHARED BY ALL RESIDENTIAL OWNERS.

EXHIBIT 2 TO AMENDMENT TO DECLARATION DATED MAY 26, 2009

EXHIBIT B (Amended May 26, 2009)

LA RIVA DEL LAGO OWNERSHIP ALLOCATIONS - RESIDENTIAL UNITS (DETAILED VIEW)

RESIDENTIAL UNIT NUMBER AND UNIT TYPE	ASSIGNED GARAGE UNIT (GU)	ASSIGNED STORAGE UNIT (SU)	PERCENTAGE		
			OF G.C.E.	OF G.C.E.	OF G.C.E.
UNIT 201: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 201B, GU 201M, (UPPER LEVEL OF PARKING GARAGE)	SU (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 202: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 202B, GU 202M, (UPPER LEVEL OF PARKING GARAGE)	SU (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 203: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 203B, GU 203M, (UPPER LEVEL OF PARKING GARAGE)	SU (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 204: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 204B, GU 204M, (UPPER LEVEL OF PARKING GARAGE)	SU (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 205: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 205B, GU 205M, (UPPER LEVEL OF PARKING GARAGE)	SU (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 206: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 206B, GU 206M, (UPPER LEVEL OF PARKING GARAGE)	SU 206 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 207: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 207B, GU 207M, (UPPER LEVEL OF PARKING GARAGE)	SU 207 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 208: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 208B, GU 208M, (UPPER LEVEL OF PARKING GARAGE)	SU 208 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 209: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 209B, GU 209M, (UPPER LEVEL OF PARKING GARAGE)	SU 209 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 210: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 210B, GU 210M, (UPPER LEVEL OF PARKING GARAGE)	SU 210 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 211: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 211B, GU 211M, (UPPER LEVEL OF PARKING GARAGE)	SU 211 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 212: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 212B, GU 212M, (UPPER LEVEL OF PARKING GARAGE)	SU 212 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 213: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 213B, GU 213M, (UPPER LEVEL OF PARKING GARAGE)	SU 213 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 214: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 214B, GU 214M, (UPPER LEVEL OF PARKING GARAGE)	SU 214 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 215: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 215B, GU 215M, (UPPER LEVEL OF PARKING GARAGE)	SU 215 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 216: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 216B, GU 216M, (UPPER LEVEL OF PARKING GARAGE)	SU 216 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 217: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 217B, GU 217M, (UPPER LEVEL OF PARKING GARAGE)	SU 217 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 218: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 218B, GU 218M, (UPPER LEVEL OF PARKING GARAGE)	SU 218 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 219: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 219B, GU 219M, (UPPER LEVEL OF PARKING GARAGE)	SU 219 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 220: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 220B, GU 220M, (UPPER LEVEL OF PARKING GARAGE)	SU 220 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 221: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 221B, GU 221M, (UPPER LEVEL OF PARKING GARAGE)	SU 221 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 222: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 222B, GU 222M, (UPPER LEVEL OF PARKING GARAGE)	SU 222 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 223: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 223B, GU 223M, (UPPER LEVEL OF PARKING GARAGE)	SU 223 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 224: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 224B, GU 224M, (UPPER LEVEL OF PARKING GARAGE)	SU 224 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 225: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 225B, GU 225M, (UPPER LEVEL OF PARKING GARAGE)	SU 225 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 226: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 226B, GU 226M, (UPPER LEVEL OF PARKING GARAGE)	SU 226 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 227: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 227B, GU 227M, (UPPER LEVEL OF PARKING GARAGE)	SU 227 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 228: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 228B, GU 228M, (UPPER LEVEL OF PARKING GARAGE)	SU 228 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 229: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 229B, GU 229M, (UPPER LEVEL OF PARKING GARAGE)	SU 229 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 230: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 230B, GU 230M, (UPPER LEVEL OF PARKING GARAGE)	SU 230 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 231: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 231B, GU 231M, (UPPER LEVEL OF PARKING GARAGE)	SU 231 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 232: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 232B, GU 232M, (UPPER LEVEL OF PARKING GARAGE)	SU 232 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 233: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 233B, GU 233M, (UPPER LEVEL OF PARKING GARAGE)	SU 233 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 234: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 234B, GU 234M, (UPPER LEVEL OF PARKING GARAGE)	SU 234 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 235: 2BR (-1,240 S.F.) WITH 2 GU'S AND 1 SU	GU 235B, GU 235M, (UPPER LEVEL OF PARKING GARAGE)	SU 235 (UPPER LEVEL OF PARKING GARAGE)	2.631%	0.000%	1.7220%
UNIT 301: 1BR (-810 S.F.) WITH 1 GU AND 1 SU	GU 301 (LOWER LEVEL OF PARKING GARAGE)	SU 301 (LOWER LEVEL OF PARKING GARAGE)	1.6882%	0.000%	1.1041%
UNIT 302: 1BR (-810 S.F.) WITH 1 GU AND 1 SU	GU 302 (LOWER LEVEL OF PARKING GARAGE)	SU 302 (LOWER LEVEL OF PARKING GARAGE)	1.6882%	0.000%	1.1041%
EXCESS GU 401 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 402 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 403 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 404 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 405 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 406 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.1348%	0.000%	0.0882%
EXCESS GU 407 (UPPER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
EXCESS SU 501 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
EXCESS SU 502 (LOWER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
EXCESS SU 503 (UPPER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
EXCESS SU 504 (UPPER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
EXCESS SU 505 (UPPER LEVEL OF PARKING GARAGE)	NOT APPLICABLE	NOT APPLICABLE	0.0275%	0.000%	0.0180%
TOTAL: 121			100.00%	0.00%	65.40%

"(1) B. M. ME. MIN. SUPPLIES ON GARAGE UNITS INDICATE A REFERENCE TO THE GARAGE UNIT CLOSER TO THE BUFFALO STREET, MAIN STREET, MAIN STREET EAST WALL OF THE PARKING GARAGE OR MAIN STREET WEST WALL SIDE OF THE PARKING GARAGE, AS APPLICABLE. GU INDICATES GARAGE UNIT, SU INDICATES STORAGE UNIT.

"(2) TOTAL PERCENTAGE INDICATED AS A PERCENTAGE OF THE RESIDENTIAL PROJECT AND INDICATES THE UNITS PERCENTAGE ALLOCATION INTEREST IN THE LIMITED COMMON ELEMENTS-RESIDENTIAL. ("L.C.E.R.") AND TOTAL PERCENTAGE INDICATED AS A PERCENTAGE OF THE TOTAL PROJECT, RESPECTIVELY.

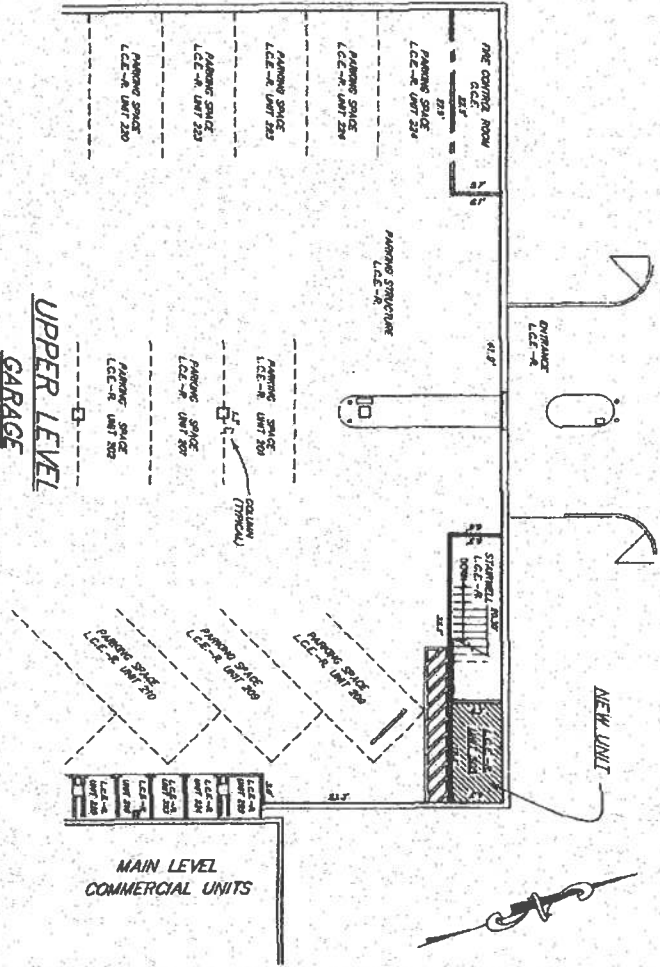
EXHIBIT 3 TO AMENDMENT TO DECLARATION DATED MAY 26, 2009

FIRST SUPPLEMENT TO THE CONDOMINIUM MAP OF LA RIVA DEL LAGO CONDOMINIUMS

A SUPPLEMENT TO SHEET 7 OF 10 OF THE MAP RECORDED
JANUARY 8, 2007 AT RECEPTION NUMBER 843834
TOWN OF DILLON, SUMMIT COUNTY, COLORADO

LEGEND
G.C.E. GENERAL COMMON ELEMENT
L.C.E.-R LIMITED COMMON ELEMENT-RESIDENTIAL

SCALE: 1" = 10'



SURVEYOR'S CERTIFICATE:

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision from a survey made by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

Dated this 22nd day of April, 2010.
David J. Harris
Surveyor
Professional Land Surveyor
31845

NOTE: According to Colorado law, the first supplement to the map of the condominium project must be filed with the original map and the first supplement to the map must be filed with the original map and the first supplement to the map must be filed with the original map.

NOTE:
THE PURPOSE OF THIS SUPPLEMENT IS
TO CONVERT A PORTION OF L.C.E.-R
TO L.C.E.-R UNIT 200.

OWNER'S CERTIFICATE:

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

DILLON TOWN COUNCIL CERTIFICATE:

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

CLIENT'S CERTIFICATE:

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

CLIENT'S ACCEPTANCE:

I, DAVID J. HARRIS, being a Licensed Land Surveyor in the State of Colorado, do hereby certify that the plat of the first supplement to the condominium map of La Riva del Lago Condominiums was prepared by me and under my supervision, and that the same is a true and correct copy of the original and filed with me in accordance with the provisions of the Colorado Revised Statutes, Title 17, Section 17-101.

Survey Date	Drawing Number	Project Name
04/22/2010	100	La Riva del Lago
04/22/2010	100	La Riva del Lago

Case H-103.3