

**FIRST AMENDMENT TO AMENDED AND RESTATED DECLARATION  
FOR  
RIDGEVIEW OFFICE PARK CONDOMINIUMS  
(A Common Interest Community)**

This First Amendment ("First Amendment") to the Amended and Restated Declaration for Ridgeview Office Park Condominiums (a Common Interest Community) is made effective as of the date recorded with the Clerk and Recorder of Larimer County, Colorado.

**Recitals**

A. The Amended and Restated Declaration for Ridgeview Office Park Condominiums (a Common Interest Community) ("Declaration") was recorded with the Clerk and Recorder of Larimer County, Colorado on February 7, 2012 at Reception No. 20120008164.

B. Article 16.5 of the Declaration provides that the Declaration may be amended (by either modifying or deleting any existing provisions or by adding new provisions) at any time by a written and recorded instrument containing the consents of the Owners of Units to which at least 67% of the votes in the Association are allocated.

C. The Owners signing this First Amendment are the current Owners of Units to which at least 67% of the votes in the Association are allocated and, by their signatures below, such Owners consent to this First Amendment.

**First Amendment**

1. Article 9.2 (Supplements to the Declaration) is amended and restated to read in its entirety as follows:

9.2 Supplements to the Declaration. If Declarant elects to submit the Development Property, or any part thereof, to this Declaration, such additions shall be expressed in and by a duly recorded supplement or amendment to this Declaration (which shall include an updated Exhibit A reflecting changes to the Allocated Interests). If any portion of the Development Property submitted includes any individual air space units as referenced in Article 1.35.1, Declarant shall also file of record a Map for such Units. The recording of any such supplement and the resulting expansion of the Common Interest Community shall not require the consent or ratification of any Unit Owner other than the Declarant. The reference to the Map and Declaration in any instrument shall be deemed to include any supplements to the Declaration and supplemental Maps without specific reference thereto. As applicable, any supplement must describe any General Common Elements and Limited Common Elements created thereby, and for Limited Common Elements, designate the Unit to which each is allocated. The undivided interest in and to the Common Elements appurtenant to each Unit subject to a supplemental Declaration shall be

reallocated consistent with **Article 3.10.2**. Similarly, the liability for Common Expense Assessments shall be reallocated consistent with the changed undivided ownership interests in the Common Elements. Furthermore, any supplement shall reallocate votes in the Association consistent with **Article 4.3**.

2. Unless otherwise defined, capitalized words and phrases used in this First Amendment are as defined in the Declaration.

3. Except as amended by this First Amendment, all provisions of the Declaration remain in full force and effect.

*[Signature pages follow]*

**OWNER'S SIGNATURE PAGE  
TO  
FIRST AMENDMENT TO AMENDED AND RESTATED DECLARATION  
FOR  
RIDGEVIEW OFFICE PARK CONDOMINIUMS  
(A Common Interest Community)**

Date: Jun 8<sup>th</sup>, 2017

RESS Investments, LLC, a Colorado limited liability  
company

By: 

**Property:** Lot 4, Block 1, 2534 Filing No. 5, Town of Johnstown, Larimer County, Colorado

**OWNER'S SIGNATURE PAGE  
TO  
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Date: 6/5, 2017

DTI, LLC, a Colorado limited liability company

By: 

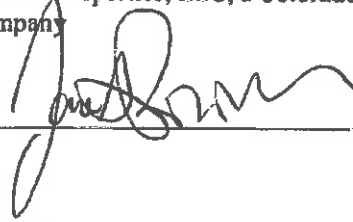
**Property:** Unit 001, Building 5, Ridgeview Office Park Condominiums Building 5, Town of  
Johnstown, Larimer County, Colorado

**OWNER'S SIGNATURE PAGE  
TO  
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Date: June, 5, 2017

Jared A. Powell Properties, L.L.C, a Colorado limited liability company

By: \_\_\_\_\_



**Property:** Unit 101, Building 5, Ridgeview Office Park Condominiums Building 5, Town of Johnstown, Larimer County, Colorado

**OWNER'S SIGNATURE PAGE  
TO  
FIRST AMENDMENT TO AMENDED AND RESTATED DECLARATION  
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Date: 6-6-17, 2017

Thompson Ranch C&C Holdings, Inc., a Colorado  
corporation

By: 

**Property:** Unit 102, Building 5, Ridgeview Office Park Condominiums Building 5, Town of  
Johnstown, Larimer County, Colorado