SCOTT DOYLE, CLERK
LARIMER COUNTY CO
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FIRST AMENDMENT TO SUBASSOCIATION DECLARATION FOR 3726 TIMBERLINE CONDOMINIUM ASSOCIATION AT FOX MEADOWS OFFICE PARK

(a Common Interest Community)

THIS FIRST AMENDMENT (the "First Amendment") to the Subassociation Declaration for 3726 Timberline Condominium Association at Fox Meadows Office Park (a Common Interest Community) is made and entered into this 8th day of February, 2006, by FOX MEADOWS OFFICE PARK, LLC, a Colorado limited liability company, hereinafter referred to as the "Declarant," and is ratified by the record owners of the Real Estate, and by the First Mortgagees holding security interests therein.

WITNESSETH:

WHEREAS, the Subassociation Declaration for 3726 Timberline Condominium Association at Fox Meadows Office Park (the "Declaration") was filed with the Clerk and Recorder of Larimer County, State of Colorado, under Reception No. 2006-0005060 on the 23rd day of January, 2006; and

WHEREAS, the Condominium Map of 3726 Timberline Condominium Association at Fox Meadows Business Park (the "Map") was filed with the Clerk and Recorder of Larimer County, State of Colorado, under Reception No. 2006-0005059 on the 23rd day of January, 2006; and

WHEREAS, a technical error exists with respect to the legal description of the Real Estate referenced in the Declaration and the Map; and

WHEREAS, pursuant to C.R.S. Section 38-33.3-205(4), a Declarant may amend the Declaration and the Map to correct technical errors; and

WHEREAS, a corrected Map (the "Corrected Map") is being recorded contemporaneously with the recording of this First Amendment, which Corrected Map is incorporated herein by this reference.

NOW, THEREFORE, the Declaration is amended as follows:

Land Title Guarantee Company FTF2506158

Return to:
Land Title
Donna M.

1. Exhibit "A" attached to the Declaration is hereby amended in its entirety to provide as follows:

EXHIBIT "A" ATTACHED TO AND MADE A PART OF SUBASSOCIATION DECLARATION FOR 3726 TIMBERLINE CONDOMINIUM ASSOCIATION AT TIMBERLINE OFFICE PARK

Legal Description of Real Estate

LOT B, A REPLAT OF FOX MEADOWS BUSINESS PARK NUMBER TWO, CITY OF FORT COLLINS, COUNTY OF LARIMER, STATE OF COLORADO

EXCEPTING THEREFROM THE FOLLOWING DESCRIPTION:

BEGINNING AT THE SOUTHEAST CORNER OF LOT A OF A REPLAT OF FOX MEADOWS BUSINESS PARK NO. 2, AND RUN THENCE ALONG THE EAST LINE OF LOT B S00°11'36"E 26.00 FEET; THENCE S89°48'24"W 124.50 FEET; THENCE N00°11'36"W 4.50 FEET; THENCE S89°48'24"W 80.00 FEET TO THE WEST LINE OF LOT B, THENCE ALONG SAID WEST LINE N00°11'36"W 21.50 FEET; THENCE N89°48'24"E 204.50 FEET TO THE POINT OF BEGINNING.

2. This First Amendment is executed by the Declarant as a correction of a technical error in the legal description of the Real Estate appearing in the original Declaration, and is ratified by all of the current record owners of the Real Estate and by all of the First Mortgagees having security interests therein.

3. By their signatures hereto, the Declarant, the current record owners of the Real Estate, and the First Mortgagees likewise ratify the Corrected Map which is incorporated herein by reference and is recorded contemporaneously herewith.

4. The Capitalized terms used in this First Amendment shall have the same meaning as ascribed in the Declaration.

5. Except as amended hereby, the original Declaration remains in full force and effect.

6. This First Amendment may be executed in any number of counterparts; when so executed, all of such counterparts shall constitute a single instrument binding upon all parties hereto, notwithstanding the fact that all parties are not signatory to the original or to the same counterpart.

IN WITNESS WHEREOF, the Declarant has caused this First Amendment to the Declaration to be executed as of the day and year first above written.

FOX MEADOWS OFFICE PARK, LLC,
a Colorado limited liability company:

By: _____
Gino D. Campana, Manager

STATE OF COLORADO)
) ss.
COUNTY OF LARIMER)

The foregoing instrument was subscribed, sworn to, and acknowledged before me this 9th day of February, 2006, by Gino D. Campana, as Manager of Fox Meadows Office Park, LLC.

WITNESS my hand and official seal.

My commission expires: 11-14-09.

DONNA MANCI
NOTARY PUBLIC
STATE OF COLORADO

_____
Notary Public

RATIFICATION BY RECORD OWNERS

The undersigned, being all of the record owners of the Real Estate described on Exhibit "A" attached to the Declaration, as amended above, hereby approve, ratify, confirm and consent to the foregoing FIRST AMENDMENT TO SUBASSOCIATION DECLARATION FOR 3726 TIMBERLINE CONDOMINIUM ASSOCIATION AT FOX MEADOWS OFFICE PARK and the Corrected Map recorded contemporaneously herewith.

IN WITNESS WHEREOF, the undersigned have caused their names to be hereunto subscribed on the dates indicated below.

WEST/HULTSCH, LLC,
a Colorado limited liability company:

Date: 2-8-06

By: [signature]
Its: Anne-Lise Hultsch
Member / Manager

~~Anne-Lise Hultsch~~ B Lynn West
B Lynn West
Member / Manager

STATE OF COLORADO)
) ss.
COUNTY OF LARIMER)

The foregoing instrument was subscribed, sworn to, and acknowledged before me this 8th day of February, 2006, by ~~Anne-Lise Hultsch~~, as Member/Manager and B. Lynn West of West/Hultsch, LLC.

WITNESS my hand and official seal.

My commission expires: 11-14-09

DONNA MANCI
NOTARY PUBLIC
STATE OF COLORADO

DManci
Notary Public

Date: 2-8-06

Scott P. Maltzahn

STATE OF COLORADO)
) ss.
COUNTY OF LARIMER)

The foregoing instrument was acknowledged before me this 8th day of February, 2006, by Scott P. Maltzahn.

Witness my hand and official seal.

My commission expires: 11-14-09.

DONNA MANCI
NOTARY PUBLIC
STATE OF COLORADO

Notary Public

NOSOMA AUDIOLOGY, LLC,
a Colorado limited liability company:

Date: 2-8-06

By: Cynthia S. Vigil
Its: General Manager

STATE OF COLORADO)
) ss.
COUNTY OF LARIMER)

The foregoing instrument was subscribed, sworn to, and acknowledged before me this 8th day of February, 2006, by Cynthia S Vigil, as Manager of Nosoma Audiology, LLC.

WITNESS my hand and official seal.

My commission expires: 11-14-09.

DONNA MANCI
NOTARY PUBLIC
STATE OF COLORADO

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Notary Public

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RATIFICATION BY FIRST MORTGAGEES

The undersigned, having a security interest in all or any part of the Real Estate described on Exhibit "A" attached to the Declaration, as amended above, hereby approve, ratify, confirm and consent to the foregoing FIRST AMENDMENT TO SUBASSOCIATION DECLARATION FOR 3726 TIMBERLINE CONDOMINIUM ASSOCIATION AT FOX MEADOWS OFFICE PARK and the Corrected Map recorded contemporaneously herewith.

IN WITNESS WHEREOF, the undersigned have caused their names to be hereunto subscribed on the dates indicated below.

HOME STATE BANK:

Date: 2/9/06

By: Ken A. Boy
Its: AVP

STATE OF COLORADO)
) ss.
COUNTY OF LARIMER)

RONDA E. PALOMINO NOTARY PUBLIC STATE OF COLORADO

The foregoing instrument was subscribed, sworn to, and acknowledged before me this 09 day of February, 2006, by Ronda Palomino, as Loan Assistant of Home State Bank.

WITNESS my hand and official seal.

My commission expires: My Commission Expires 05/10/2006

Ronda E Palomino
Notary Public