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RECORDED IN
COUNTY OF JEFFERSON
STATE OF COLORADO
RECEPTION NO. 89011713
02/08/89 09:20 15.00

RECORDED IN
COUNTY OF JEFFERSON
STATE OF COLORADO
RECEPTION NO. 88117662
12/05/88 11:35 12.00

FOURTH AMENDMENT TO DECLARATION
FOR
PARK MEADOWS VILLAGE, A CONDOMINIUM

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1-4
THIS FOURTH AMENDMENT is made this 30th day of NOVEMBER, 1988
by CAPITOL FEDERAL SAVINGS AND LOAN ASSOCIATION OF DENVER, a
Federally Chartered Savings Institution referred to as
"Declarant."

RECITALS

WHEREAS, SIMMS/UNION LTD., a Colorado limited partnership,
previously executed a Condominium Declaration for PARK MEADOWS
VILLAGE, A CONDOMINIUM, which Declaration was duly recorded with
the Clerk and Recorder of Jefferson County, Colorado on December
11, 1984 at Reception No. 84114609; and

WHEREAS, SIMMS/UNION LTD., a Colorado limited partnership was
assigned all of its right, title, interest, power and privilege as
Declarant under the Declaration to Capitol Federal Savings and
Loan Association of Denver, a Federally Chartered Savings
Institution, pursuant to that certain Assignment of Declarant's
Rights recorded on the 5 day of DEC, 1988 in the Clerk and
Recorder's Office of Jefferson County, Colorado, under Reception
No. 88117661 and

WHEREAS, Article XX of said declaration provides Declarant
with the opportunity to expand said condominium project to include
more land, additional buildings and additional common elements to

said project.

NOW THEREFORE, pursuant to the provisions of Article XX of said condominium declarations, the Declarant does hereby do the following:

1. Expand said condominium project by the addition of the real property described on Exhibit A to this Fourth Amendment to the Declaration.

2. The land included in this expansion shall contain one condominium building known as Building 9 and the units and addresses for said units are listed on Exhibit B to this Amendment.

3. Because of this Amendment and the addition of three condominium units, all of the existing condominium units, as well as the additional three units, now have an undivided 1/31 interest in and to all of the common elements contained in said condominium project as expanded.

IN WITNESS WHEREOF, the Declarant has affixed its hand and seal to this Amendment with an effective date as first shown above in this document.

Capitol Federal Savings and
Loan Association of Denver
a Federally Chartered Savings
Institution

By: 

David Marberry,
Senior Vice President

EXHIBIT B

The real property described in Exhibit A of this Amendment shall contain the following:

<u>Building No.</u>	<u>Condominium Unit Designation</u>	<u>Ownership Interest in General Common Elements Appurtenant to the Condominium Unit</u>
9 11780 West 66th Pl.	A	1/31
	B	1/31
	C	1/31

As additional land is annexed under Article XX, the ownership interests in the common elements shall decrease accordingly; and if the Condominium Project is fully expanded, the ownership interests shall be 1/65th each.

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PARK MEADOWS CONDOMINIUMS, PHASE IVLEGAL DESCRIPTION

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THAT PART OF PARK MEADOWS FILING NO. 1, AMENDED, RECORDED AT RECEPTION NO. 84096554, AND IN BOOK 80 AT PAGE 53, JEFFERSON COUNTY RECORDS, SITUATED IN THE NORTHEAST ONE-QUARTER OF THE SOUTHEAST ONE-QUARTER OF SECTION 5, TOWNSHIP 3 SOUTH, RANGE 69 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY OF ARVADA, COUNTY OF JEFFERSON, STATE OF COLORADO, FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, OF SAID RECORDED SUBDIVISION, ALSO BEING THE NORTHEAST CORNER OF PARK MEADOWS CONDOMINIUMS, PHASE I AMENDED, RECORDED AT RECEPTION NO. 85045136, AND IN BOOK 47 AT PAGE 5, JEFFERSON COUNTY RECORDS; THENCE $S89^{\circ}35'43''W$, 312.46 FEET, ALONG THE NORTH LINE OF SAID RECORDED PHASE I CONDOMINIUM MAP, TO THE NORTHWEST CORNER THEREOF, ALSO BEING THE NORTHEAST CORNER OF PARK MEADOWS CONDOMINIUMS, PHASE III, RECORDED AT RECEPTION NO. 87025263, AND IN BOOK 58 AT PAGE 6; THENCE $S 89^{\circ}35'43''W$, 200.25 FEET, ALONG THE NORTH LINE OF SAID PHASE III CONDOMINIUM MAP, TO THE NORTHWEST CORNER THEREOF; THENCE $S0^{\circ}24'12''E$, 179.67 FEET, ALONG THE WEST LINE OF SAID PHASE III CONDOMINIUM MAP, TO THE SOUTHWEST CORNER THEREOF, BEING THE **POINT OF BEGINNING**, THENCE $S0^{\circ}24'12''E$, 150.22 FEET TO THE SOUTH LINE OF SAID PARK MEADOWS FILING NO. 1, AMENDED; THENCE $N89^{\circ}35'48''E$, 87.00 FEET, ALONG THE SAID SOUTH LINE TO THE SOUTHWEST CORNER OF PARK MEADOWS CONDOMINIUMS PHASE II, AS RECORDED AT RECEPTION NO. 85098193, AND IN BOOK 50 AT PAGE 11; THENCE $N0^{\circ}24'12''W$, 150.22 FEET, ALONG THE WEST LINE OF SAID RECORDED PHASE II CONDOMINIUM MAP, TO THE NORTHWEST CORNER OF SAID PHASE II; THENCE $S89^{\circ}35'48''W$, 87.00 FEET, ALONG THE SOUTH LINE OF SAID RECORDED PHASE III CONDOMINIUM MAP TO THE **POINT OF BEGINNING**.

THE ABOVE DESCRIBED PARCEL CONTAINS 13,069 SQUARE FEET OR 0.300 ACRE MORE OF LESS.

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