

2 PAGE DOCUMENT

**TECHNICAL AMENDMENT TO DECLARATION OF
COVENANTS, CONDITIONS AND RESTRICTIONS OF
SUNDANCE VILLAGE CONDOMINIUMS
AND
TECHNICAL AMENDMENT TO CONDOMINIUM MAP OF
SUNDANCE VILLAGE CONDOMINIUMS**

THIS TECHNICAL AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF SUNDANCE VILLAGE CONDOMINIUMS AND TECHNICAL AMENDMENT TO CONDOMINIUM MAP OF SUNDANCE VILLAGE CONDOMINIUMS ("Technical Amendment") is entered into the date and year hereinafter set forth by SUNDANCE VILLAGE, LLC, a Colorado limited liability company ("Declarant").

WITNESSETH:

THAT, WHEREAS, a certain Declaration of Covenants, Conditions and Restrictions of Sundance Village Condominiums was recorded on May 2, 2007, at Reception No. 2378489, in the office of the Clerk and Recorder of Mesa County, Colorado, as amended and supplemented from time to time ("Declaration") (terms which are defined in the Declaration shall have the same meanings herein unless otherwise defined); and

WHEREAS, a certain Sundance Village Condominium Map was recorded on May 2, 2007, at Reception No. 2378488, in the office of the Clerk and Recorder of Mesa County, Colorado, as amended and supplemented from time to time ("Condominium Map"); and

WHEREAS, Section 1.12 of the Declaration defines "Declaration" to include any recorded instruments, however denominated, that create the Community, including any supplements and amendments to those instruments, and also including the Condominium Map; and

WHEREAS, subsection 16.6.2. of the Declaration permits amendment thereof, including without limitation, amendment of the Condominium Map, in whole or in part, at any time from time to time, by the Declarant without the consent or approval of any other Owner, any Security Interest Holder, or any other Person, in order to correct clerical, typographical, or technical errors; and

WHEREAS, the purpose of this Technical Amendment is to correct clerical, typographical, or technical errors in the Declaration and the Condominium Map regarding the numbering of Phases and the Residential Units within such Phases.

NOW, THEREFORE, the Declarant hereby technically amends the Declaration and the Condominium Map as follows:

1. Section 1.28 of the Declaration is deleted in its entirety and the following Section 1.28 is inserted in place thereof.

"Phases" means the phases pursuant to which the Declarant intends to construct Condominium Buildings, Units, and other Improvements in the Community as further provided in this Declaration, including without limitation, Section 16.5 hereof (Declarant's Use). The Phases shall be as follows:

Phase 1 Building 9 8 Residential Units, 50 Garage Units

Phase 1B Tract 10 8 Residential Units
Phase 1C Tracts 11 and 12 16 Residential Units

Declarant may construct or complete the Phases at any time and from time to time, and no assurances are made as to the order or timing of construction or completion of such Phases. The rights provided for in this Section shall terminate automatically upon termination of the Special Declarant Rights, as provided in Section 1.33 hereof (Special Declarant Rights)."

2. Note 7 in the General Notes of the Condominium Map is deleted in its entirety and the following Note 7 is inserted in place thereof:

"THE "PHASES" CONSIST OF THE FOLLOWING, AS MORE FULLY DEFINED IN THE DECLARATION:

Phase 1 Building 9 8 Residential Units, 50 Garage Units
Phase 1B Tract 10 8 Residential Units
Phase 1C Tracts 11 and 12 16 Residential Units"

Except as amended hereby and as previously amended and supplemented, the Declaration and Condominium Map shall be and remain in full force and effect without modification.

IN WITNESS WHEREOF, the undersigned Declarant has hereto set its hand this 2nd day of July, 2007

DECLARANT:
SUNDANCE VILLAGE, LLC,
a Colorado limited liability company

By: William D. Grebe
Title: manager/member

STATE OF COLORADO)
) ss.
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 2 day of July, 2007, by William D. Grebe as manager of SUNDANCE VILLAGE, LLC, a Colorado limited liability company.

Witness my hand and official seal.
(SEAL)



Sherry L. Richards
Notary Public
My commission expires: 4-29-09