

**FIRST AMENDMENT TO THE  
FIRST AMENDED AND RESTATED  
DECLARATION OF GRANTS, COVENANTS, CONDITIONS AND RESTRICTIONS  
OF GRANITA CONDOMINIUMS**

**November 1, 2004**

THIS FIRST AMENDMENT TO THE FIRST AMENDED AND RESTATED DECLARATION OF GRANTS, COVENANTS, CONDITIONS AND RESTRICTIONS OF GRANITA CONDOMINIUMS (the "**First Amendment**") amends that certain FIRST AMENDED AND RESTATED DECLARATION OF GRANTS, COVENANTS, CONDITIONS AND RESTRICTIONS OF GRANITA CONDOMINIUMS recorded December 3, 1996 in Book 572 at page 164, in the Official Records of the County of San Miguel, State of Colorado (the "**Declaration**").

As the record owners of Units 100, 101, and 102, and pursuant to Sections 26.3.1, 26.3.6, and 26.3.7 of the Declaration, the undersigned hereby amend the Declaration, as follows:

1. Amended Map. To reflect the as-built survey of the Community (as such term is defined in the Declaration), the Map of Granita Condominiums recorded October 4, 1996 in Plat Book 1 at page 2127 is amended by that certain First Amendment to the Map of Granita Condominiums (the "**First Amended Map**"), which First Amended Map shall be recorded in the Official Records of the County of San Miguel, State of Colorado together with this First Amendment.

2. Revised Exhibit "B". In connection with the First Amended Map, the "*Portions of Real Estate Designated for Separate Ownership*" set forth in "Exhibit B" to the Declaration is hereby fully repealed in its entirety, to be hereby fully replaced and superceded in its entirety by the "Revised Exhibit 'B'" attached hereto. Thus, the allocation of square footages and percentages of ownership interest set forth on such Revised Exhibit "B", and as depicted on the First Amended Map, shall hereafter constitute the controlling allocations, effective as of the recording of this First Amendment and the First Amended Map.

EXECUTED AND DELIVERED EFFECTIVE AS OF THIS FIRST DAY OF NOVEMBER 2004.

DECLARANT:

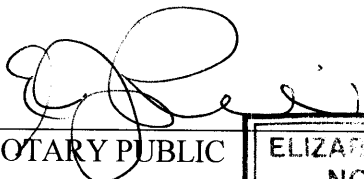
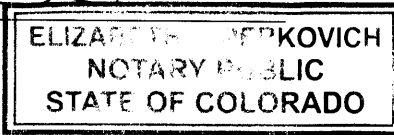
  
\_\_\_\_\_  
SCOTT BORMAN

  
\_\_\_\_\_  
JULIE BORMAN

STATE OF Colorado )  
COUNTY OF San Miguel ) ss.

The above and foregoing First Amendment has been acknowledged by me this 1<sup>st</sup> day of November 2004, by Scott Borman.



My Commission Expires:  
Witness my hand and official seal.

  
NOTARY PUBLIC   
My Commission Expires 9/26/06

STATE OF Colorado )  
COUNTY OF San Miguel ) ss.

The above and foregoing First Amendment has been acknowledged by me this 1<sup>st</sup> day of November 2004, by Julie Borman.

My Commission Expires:  
Witness my hand and official seal.

  
NOTARY PUBLIC   
My Commission Expires 9/26/06

**REVISED EXHIBIT "B"****To First Amendment to  
First Amended and Restated  
Declaration of Grants, Covenants, Conditions and Restrictions****(Portions of Real Estate Designated for Separate Ownership)**

Unit Number	Designation	Square Feet
Parking A	Parking	236
Parking B	Parking	177
Parking C	Parking	209
Storage A	Storage	53
Storage B	Storage	209
Storage C	Storage	48
100	Commercial	972+1,392
101	Commercial	835
102A	Commercial	518
102B	Commercial	1,002
102C	Commercial	1,476
102D	Commercial	200
201	Residential	1,107
202	Residential	1,555
203	Residential	1,232
204	Residential	1,410
301	Residential	1,060
302	Residential	1,233
303	Residential	1,240
304	Residential	1,603
401	Residential	2,126
402	Residential	2,938
	Total	22,831