

See Book 1717 Page 416

007279

Amendments BK 1706 Pg 956

" " 1727 " 491  
" " 2172 " 765  
" " 2181 " 194  
" " 2252 " 646  
" " 2323 " 546

FIRST AMENDMENT TO  
DECLARATION OF MOUNTAIN RIVER EAST CONDOMINIUM

WHEREAS, Mountain River East Associates, a New Hampshire partnership with a principal place of business in the Town of Thornton, County of Grafton and State of New Hampshire (hereinafter referred to as "Declarant") has caused to be recorded in the Grafton County Registry of Deeds a certain Declaration of Mountain River East Condominium, dated December 1, 1986, and recorded in the Grafton County Registry of Deeds at Volume 1642, Page 476, later re-recorded at Volume 1650, Page 829 (hereinafter referred as "Declaration"), and certain site and floor plans pursuant thereto, and

WHEREAS, the Declaration contained several inadvertant scrivener's errors and it is the intention of the Declarant to correct said inadvertancies, and

WHEREAS, Paragraph 2, Section J of said Declaration reserved to the Declarant the right to convert Mountain River East Condominium by the recordation of site and floor plans, together with an amendment to the Declaration, creating additional units, limited common area and common area, and reallocating the undivided interest in the common areas of the condominium, and by the execution, acknowledgement and recording of the within First Amendment to Declaration, it is the intention of the Declarant to partially convert the convertible land to create therefrom an additional twenty (20) condominium units, limited common area and common area, as set forth in the Declaration and herein;

WHEREAS, the Declarant reserves to itself the right to create an additional thirty (30) condominium units, together with limited common area and common areas within the convertible land, as set forth in said Declaration.

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NOW THEREFORE, the Declaration is and hereby shall be amended by the recording of the within First Amendment to the Declaration of Mountain River East Condominium, as follows:

1. Delete in its entirety, Paragraph 2.C and insert in place thereof the following:

" C. General Description of Land and Buildings: The land is located on the easterly side of Route #175 in the Town of Thornton, County of Grafton and State of New Hampshire, and contains approximately 301.9 acres. The condominium consists of eight (8) buildings designated "Building I, Building II, Building III, Building IV, Building V, Building VI, Building VII and Building VIII", located on the land as depicted on a certain site plan to be recorded herewith. Building I contains Units 1, 2, 3, 4, 5, 6, 7, 8, 9, and 10. Building II contains Units 11, 12, 13, 14, 15, 16, 17, 18, 19 and 20. Building III contains Units 21, 22, 23, 24, 25, 26, 27, 28, 29, and 30. Building IV contains Units 31, 32, 33, 34, 35, 36, 37, 38, 39 and 40. Building V contains Units 41, 42, 43, 44, 45, 46, 47, 48, 49 and 50. There are three different types of Units in Mountain River East Condominium. Unit type E consists of a first floor level only. Unit type F has a first floor level with entryway and stairway, second floor level and third floor level. Unit type G consists of a first floor level, second floor level, and third floor level. Reference is made and had to a "Unit Key" attached hereto as Appendix D for further reference. The Buildings in Mountain River East Condominium are constructed of wood frame and wood exterior on concrete foundations. The orientation of the Units on the land and the relation of each Unit to the others is more particularly described and depicted on certain site and floor plans to be recorded herewith."

2. Delete that portion of Appendix D to the Declaration which recites that Units 13, 15, and 18 each contain 1,242 square feet and insert in place thereof 1,446 square feet.

3. Delete that portion of Appendix D to the Declaration which recites that Units 19 and 20 are located in Building III and insert in place thereof Building II.

4. Delete in its entirety Appendix D to the Declaration, as amended above, and insert in place thereof, the following:

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## Appendix D

## MOUNTAIN RIVER EAST CONDOMINIUM

UNIT KEY

<u>Unit Number &amp; Building</u>	<u>Unit Type</u>	<u>Number of Levels</u>	<u>Number Square Feet</u>	<u>Percentage of Undivided Interest</u>
1 Bldg I	E	1 level	594	1.529%
2 Bldg I	F	1 level & loft	964	1.835%
3 Bldg I	G	2 levels & loft	1,252	2.192%
4 Bldg I	G	2 levels & loft	1,252	2.192%
5 Bldg I	G	2 levels & loft	1,252	2.192%
6 Bldg I	G	2 levels & loft	1,252	2.192%
7 Bldg I	G	2 levels & loft	1,252	2.192%
8 Bldg I	G	2 levels	1,252	2.192%
9 Bldg I	E	1 level	594	1.529%
10 Bldg I	F	1 level & loft	964	1.835%
11 Bldg II	E	1 level	594	1.529%
12 Bldg II	F	1 level & loft	964	1.835%
13 Bldg II	G	2 levels & loft	1,446	2.392%
14 Bldg II	G	2 levels & loft	1,252	2.192%
15 Bldg II	G	2 levels & loft	1,446	2.392%
16 Bldg II	G	2 levels & loft	1,252	2.192%
17 Bldg II	G	2 levels & loft	1,252	2.192%
18 Bldg II	G	2 levels & loft	1,446	2.392%
19 Bldg II	E	1 level	594	1.529%
20 Bldg II	F	1 level & loft	964	1.835%
21 Bldg III	E	1 level	594	1.529%
22 Bldg III	F	1 level & loft	964	1.835%
23 Bldg III	G	2 levels & loft	1,252	2.192%
24 Bldg III	G	2 levels & loft	1,252	2.192%
25 Bldg III	G	2 levels & loft	1,252	2.192%
26 Bldg III	G	2 levels & loft	1,252	2.192%
27 Bldg III	G	2 levels & loft	1,252	2.192%
28 Bldg III	G	2 levels & loft	1,252	2.192%
29 Bldg III	E	1 level	594	1.529%
30 Bldg III	F	1 level & loft	964	1.835%
31 Bldg IV	E	1 level	594	1.529%
32 Bldg IV	F	1 level & loft	964	1.835%
33 Bldg IV	G	2 levels & loft	1,252	2.192%
34 Bldg IV	G	2 levels & loft	1,252	2.192%
35 Bldg IV	G	2 levels & loft	1,252	2.192%
36 Bldg IV	G	2 levels & loft	1,252	2.192%
37 Bldg IV	G	2 levels & loft	1,252	2.192%
38 Bldg IV	G	2 levels	1,252	2.192%
39 Bldg IV	E	1 level	594	1.529%

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40 Bldg IV	F	1 level & loft	964	1.835%
41 Bldg V	E	1 level	594	1.529%
42 Bldg V	F	1 level & loft	964	1.835%
43 Bldg V	G	2 levels & loft	1,252	2.192%
44 Bldg V	G	2 levels & loft	1,252	2.192%
45 Bldg V	G	2 levels & loft	1,252	2.192%
46 Bldg V	G	2 levels & loft	1,252	2.192%
47 Bldg V	G	2 levels & loft	1,252	2.192%
48 Bldg V	G	2 levels	1,252	2.192%
49 Bldg V	E	1 level	594	1.529%
50 Bldg V	F	1 level & loft	964	1.835%
			<u>53,722</u>	<u>100.00%</u>

IN WITNESS WHEREOF, MOUNTAIN RIVER EAST ASSOCIATES has caused these presents to be executed in its name and behalf by Judith A. Swann, a General Partner, duly authorized, this 14<sup>th</sup> day of November, 1987.

MOUNTAIN RIVER EAST ASSOCIATES

Nelson Gleason  
Witness

By: Judith A. Swann  
General Partner  
Duly Authorized

STATE/Commonwealth of Massachusetts  
COUNTY OF Suffolk

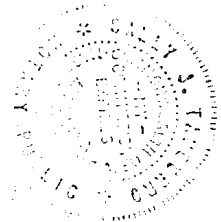
November 4, 1987.

BEFORE ME, the undersigned officer, personally appeared Judith A. Swann who acknowledged himself/herself to be a General Partner of MOUNTAIN RIVER ASSOCIATES, a partnership, and that he/she as such General Partner executed the foregoing instrument for the purposes therein contained as her voluntary act and deed.

Joseph J. [Signature]  
Notary Public

My Commission expires:  
4/2/89

RECEIVED  
87 NOV -6 PM 12:02  
GRAFTON COUNTY  
REGISTRY OF DEEDS



EXAMINED, ATTEST Carol D. Elliott  
GRAFTON COUNTY REGISTRY OF DEEDS

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