

CORRECTED FIRST AMENDMENT TO
MASTER DEED AND DECLARATION OF
CONDOMINIUM PROPERTY REGIME

FOR SPINDLEWICK, A CONDOMINIUM

THIS CORRECTED FIRST AMENDMENT TO MASTER DEED AND DECLARATION OF CONDOMINIUM PROPERTY REGIME for SPINDLEWICK, a Condominium Regime, is made by COLSTON BUILDING AND DEVELOPING CO.

1. DEFINITIONS As used in this document, the following terms shall have the meanings shown:

1.1 "Developer" means Colston Building & Developing Co., a Kentucky corporation, the office of which is 41 Highwood Drive, Louisville, Kentucky, 40206.

1.2 "Master Deed" means the Master Deed and Declaration of Condominium Property Regime for Spindlewick, a Condominium Regime dated the 20th day of May, 1987, which Master Deed is recorded in Deed Book 5680, beginning at Page 192 in the County Clerk's Office of Jefferson County, Kentucky.

1.3 "First Amendment" means the herein First Amendment to the Master Deed.

1.4 "Regime" means the condominium plan created by the Master Deed.

1.5 "Unit Owner" means the persons, firms, corporation, partnership, association, trustee, or other legal entity who hold a recorded Deed or other instrument conveying title to a Unit. Unit Owner has the further meaning as defined in the Master Deed.

2. PURPOSE OF FIRST AMENDMENT

2.1 The Master Deed provides for the expansion of the Regime by Phases. Exhibit C referred to in the Master Deed shows the separate present and planned Phases the Regime. Another copy of the said Exhibit C is attached hereto and made a part hereof.

It is now the desire and intent of the Developer to add Phase II and Phase III to the Regime, with Building "B" to be constructed on Phase II and Building "C" to be constructed on Phase III.

3. PROVISIONS AFFECTING EXPANSION OF REGIME

The Developer, therefore, does now amend the Master Deed as follows:

3.1 Phase II and Phase III of the Regime as shown on plat attached hereto as Exhibit A and made part hereof, are hereby added to the Regime.

3.2 The layout, location, unit numbers and dimensions of the Units which are to be constructed in Buildings "B" and "C" in Phases II and III, respectively, are more fully described on the floor plans thereof filed simultaneously herewith and recorded in Apartment (Condominium) Ownership Book 38, Page 24 through 26 in the County Clerk's Office aforesaid, and bearing said Clerk's File Number 500. Said floor plans have been corrected as to the Unit Numbers and re-recorded in Apartment (Condominium) Ownership Book 38, Page 35 through 37 in the County Clerk's Office aforesaid, and bearing said Clerk's File Number 504.

3.3 There is attached hereto as Exhibit B a reallocation of the percentages of general common element ownership as a result of the expansion of the Regime effected by this First Amendment.

4. AUTHORITY FOR THIS FIRST AMENDMENT

This First Amendment is authorized pursuant to Section E "Expansion of Regime" of the Master Deed and other relevant provisions of the Master Deed.

5. CONTINUATION OF MASTER DEED AS AMENDED HEREBY

The provisions of the Master Deed as amended hereby remain in full force and effect.

6. BINDING EFFECT

6.1 The provisions of this First Amendment is binding upon each Unit Owner and their successors and assigns and also upon the successors and assigns of the Developer.

6.2 The Developer executes this First Amendment on its own behalf and on behalf of all Unit Owners as their attorney-in-fact and pursuant to the powers contained in and granted by the Master Deed.

Dated this 3rd day of September, 1987.

COLSTON BUILDING & DEVELOPING CO.

By: Notice Colston
Notice Colston, Jr., President

STATE OF KENTUCKY
COUNTY OF JEFFERSON

I hereby certify that the foregoing instrument was acknowledged before me this 3rd day of September, 1987 by Notice Colston, Jr., as President, on behalf of Colston Building & Developing Co.

My commission expires: August 29, 1989

Heber J. Richardson
NOTARY PUBLIC, STATE-AT-LARGE, KY

This instrument prepared by:

BOROWITZ & GOLDSMITH

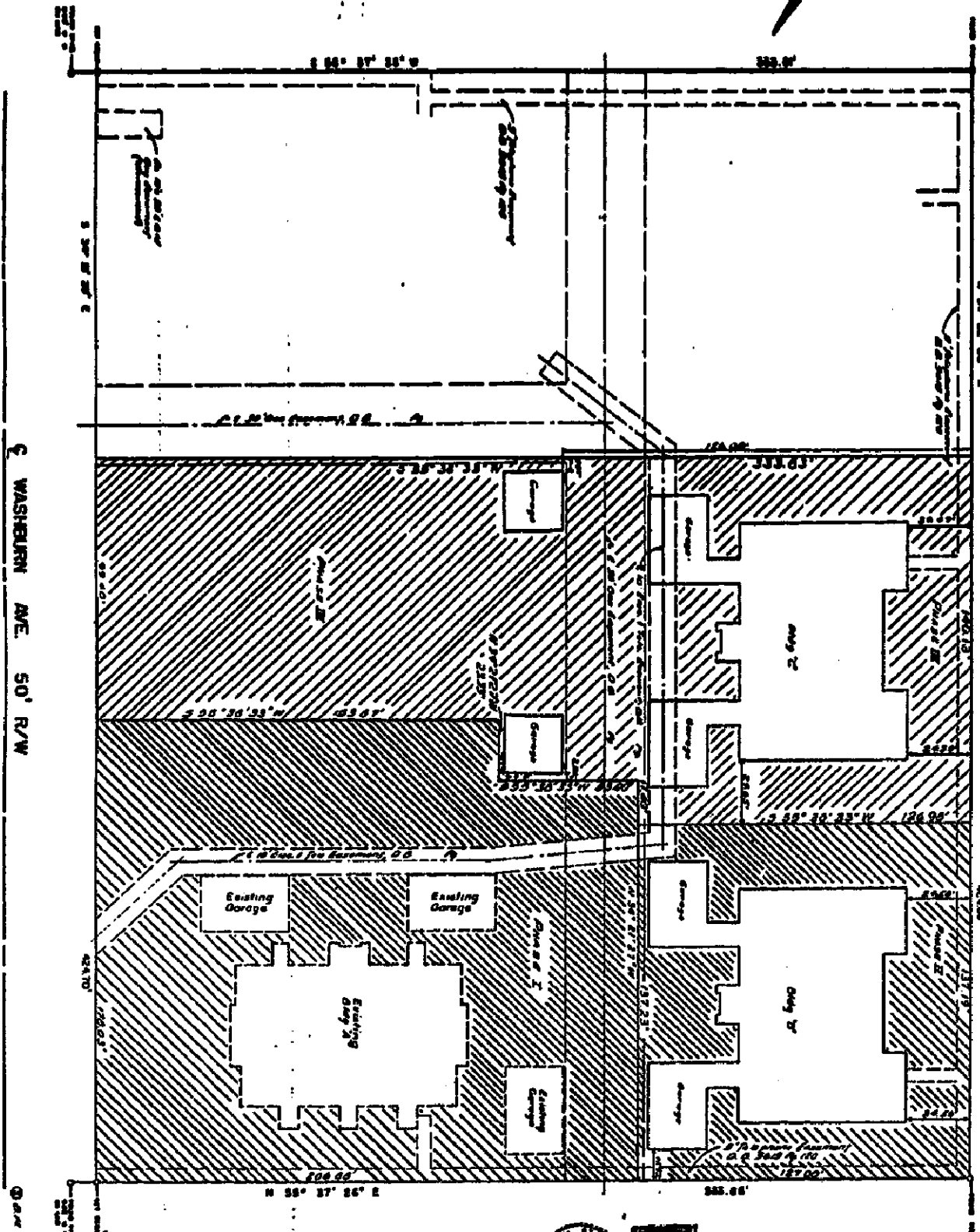
By *[Signature]*

MORRIS B. BOROWITZ
1825 Meidinger Tower
Louisville, KY 40202
Phone: 584-7371

CONDOMINIUM
APT. OWNERSHIP
BOOK 38 PAGE 35-37
FILE NO. 504

86424
RECORDED BY *[Signature]*
1987 SEP -3 PM 3:45
FARM # 1500
HARRIS, JAMES ONE, JR. C.C.
[Signature]

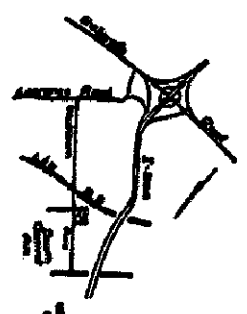
0308c



EXISTING CONDITIONS		PROPOSED DATA	
NO.	DESCRIPTION	NO.	DESCRIPTION
1	Garage	1	Garage
2	Garage	2	Garage
3	Garage	3	Garage
4	Garage	4	Garage
5	Garage	5	Garage
6	Garage	6	Garage
7	Garage	7	Garage
8	Garage	8	Garage
9	Garage	9	Garage
10	Garage	10	Garage



Notes:
 1. All existing structures shown on this plan are assumed to be in good condition and are to be retained unless otherwise noted.
 2. All proposed structures shown on this plan are to be constructed in accordance with the provisions of the applicable building codes.
 3. All proposed structures shown on this plan are to be constructed on the same lot as the existing structures shown on this plan.
 4. All proposed structures shown on this plan are to be constructed on the same lot as the existing structures shown on this plan.
 5. All proposed structures shown on this plan are to be constructed on the same lot as the existing structures shown on this plan.



Remarks:
 This site plan was prepared by the undersigned in accordance with the provisions of the applicable building codes and the provisions of the applicable surveying codes.
 The undersigned hereby certifies that the information furnished herein is true and correct to the best of his knowledge and belief.

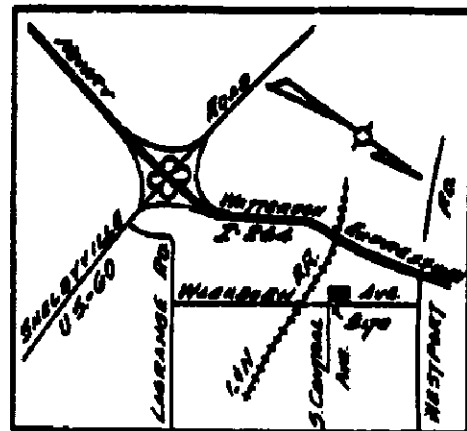
 State of Maryland
 Professional Engineer
 License No. _____

SPARKLEWICK OF ST. MATTHEWS
 CONDONORS/DEVELOPERS
 COLLETON BUILDING & DEVELOPMENT CO.
 4400 WASHINGTON AVE.
 WASHINGTON, DC 20004

UNIT NUMBER	SQUARE FEET	PERCENTAGE
1	1,174.80	3.88%
2	1,212.00	4.01%
3	1,212.00	4.01%
4	1,174.80	3.88%
5	1,209.60	4.00%
6	1,212.00	4.01%
7	1,212.00	4.01%
8	1,209.60	4.00%
9	1,229.19	4.06%
10	1,386.03	4.58%
11	1,383.14	4.57%
12	1,218.87	4.03%
13	1,158.52	3.83%
14	1,388.92	4.59%
15	1,385.52	4.58%
16	1,159.10	3.83%
17	1,229.46	4.06%
18	1,388.47	4.58%
19	1,382.45	4.57%
20	1,230.09	4.07%
21	1,159.37	3.83%
22	1,385.67	4.58%
23	1,391.05	4.60%
24	<u>1,162.64</u>	<u>3.84%</u>
TOTALS	30,255.29	100.00%

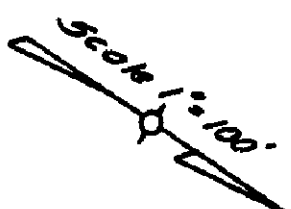
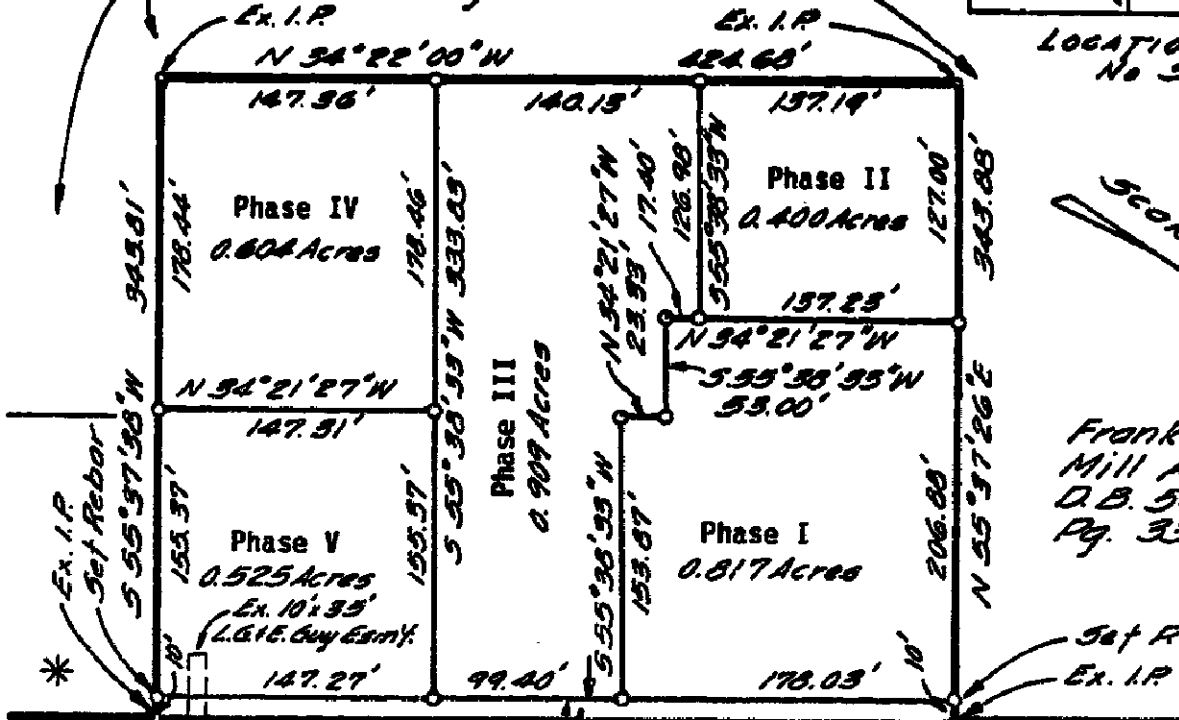
B

* **Hemp, George & Florence**
 109 Parkhill Ave. #3K
 Staten Island, N.Y. 10304
 1965 Jeff. Co. Tax Bill #25-21-110628-2
 Unable to determine D.B. & Pg.



LOCATION MAP
No Scale

Franklin Stone Mill Assoc.
 D.B. 5445 Pg. 331



Franklin Stone Mill Assoc.
 D.B. 5445
 Pg. 331

WASHBURN AVENUE 50' R/W

10' Strip to be added to Washburn Avenue

I.P. = Iron Pipe 0.097 Acres

Source of Title
 Colston, Notice
 D.B. 5346 Pg. 644



GAUGHERTY & TRAUTWEIN, INC.
 CONSULTING ENGINEERS & LANDSCAPE ARCHITECTS
 3717 Taylorville Road
 Louisville, Kentucky 40228

FOR: **Colston Building & Developing Co.**
 41 Highwood Drive
 Louisville, Ky. 40206

SCALE: 1" = 100' DATE: May, 1966

I hereby certify that this plat and survey were made under my supervision, and that the angular and linear measurements are witnessed by monuments shown hereon, are true and correct to the best of my knowledge and belief. This survey and plat meets or exceeds the minimum standards of governing authorities.

John L. Higgins
 STATE OF KENTUCKY
 LAND SURVEYOR

NOTE: This survey subject to all legal roadways, easements, and rights-of-way, if any, whether shown or not.