

**AMENDMENTS TO THE
CONDOMINIUM DECLARATION**

FOR THE

ANNIE MITCHELL HOMESTEAD CONDOMINIUMS

WHEREAS, the Aspen/Pitkin County Housing Authority, a multijurisdictional Housing Authority, hereinafter "Declarant," is the owner of that real property, and the improvements thereon, situated in the County of Pitkin, State of Colorado, more fully described in Exhibit A attached hereto and made a part hereof; and

WHEREAS, Declarant adopted the Condominium Declaration for the Annie Mitchell Homestead Condominiums on November 19, 2004, and such document is recorded at Reception No. 504393 in the records of the Pitkin County Clerk and Recorders Office, Aspen, Colorado; and

WHEREAS, the Declarant wishes to amend the Declaration for the limited purpose of accommodating the needs of potential mortgagees of the Units.


NOW, THEREFORE, Declarant does hereby publish and declare that the amendment to the Declaration which shall be deemed to run with the land, shall be a burden and a benefit to Declarant, its successors or assigns, and any person or entity acquiring or owning an interest in the real property and improvements, and their devisees or assigns.

1. Section 10.1(a), Amendment of Declaration, is hereby amended by adding the following sentence: "Amendments to the Declaration shall also require the written approval of 51% of the mortgagees with interests in the Units."

2. Section 10.7, Protection of Encumbrances, is hereby amended as follows: (a) existing Section 10.7 shall be denominated as Section 10.7(a); and (b) A new subsection 10.7(b) is added to read in its entirety as follows: "(b) Mortgagees shall be notified by the Association of any delinquency by a Unit Owner of sixty (60) days or more in the payment of assessments. Mortgagees shall be notified of any substantial destruction or substantial obsolescence to the Project as defined by Section 9.1 above. Mortgagees shall also be notified of any changes in insurance obtained by the Association and/or of any amendment requiring Mortgagees' consent in accordance with Article VII above."

IN WITNESS WHEREOF, this Amendment to the Condominium Declaration of Annie Mitchell Homestead Condominium is executed this 21st, day of January, 2005.

EXECUTIVE BOARD:



Maureen Dobson



SILVIA DAVIS PITKIN COUNTY CO

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D 0.00

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EXHIBIT A
LEGAL DESCRIPTION

Annie Mitchell Homestead (also known as Burlingame Parcel D) at the Aspen Airport Business Center, Buildings 400, 500, 600 and 700, situated in Tract 1, Final Plat of Lot 3, Burlingame Ranch Affordable Housing Subdivision/PUD, a parcel of land situated in Section 3, Township 10 South, Range 85 West of the 6th P.M., County of Pitkin, State of Colorado, and the Condominium Plat Map recorded on November 19, 2004 at Page 36, Book 71, Reception No. 504392, and Buildings 100, 200 and 300, situated in Tract 1, Final Plat of Lot 3, Burlingame Ranch Affordable Housing Subdivision/PUD, a parcel of land situated in Section 3, Township 10 South, Range 85 West of the 6th P.M., County of Pitkin State of Colorado, and the Condominium Plat Map recorded on December 30, 2004 at Book 71, Page 61, Reception No. 505590, Pitkin County Clerk and Recorders Office, Pitkin County, Colorado.

