

1st Amendment

BK 7394 PG 0345

051406

AMENDMENT
TO
DECLARATION OF CONDOMINIUM
YARMOUTH BLUFFS CONDOMINIUMS
BY

POTTER-LEWIS BUILDERS, INC.
(Dated December 31, 1985) and recorded in the Cumberland County
Registry of Deeds in Book 7031, Page 317)

Pursuant to Section 1602-110 of the Maine Condominium Act and
Section 2 of Declaration of Condominium, Yarmouth Bluffs
Condominium, dated December 31, 1985, and recorded in Cumberland
County Registry of Deeds, Book 7031 and Page 317, said
Declaration is hereby amended as follows:

1. Amend the second paragraph of Section 1 to read:

A properly prepared and certified plat of the land and plans
of the units created by the Declaration were recorded
simultaneously with the Declaration in Plan Book 147, Page
27, and 152-52). A properly prepared and certified plat of
the land and plans of the units created by this Amended
Declaration (dated 9/24/86) are recorded simultaneously with
this Amended Declaration (dated 9/24/86) in Plan Book 152,
Page B, in the Cumberland County Registry of Deeds.

2. Amend the first paragraph of Section 2 to read:

Declarant reserves the right to create 54 units, to be
numbered 1 through 54, of which 13 units numbered 4 through 8
and 39 through 46, each inclusive, having been previously
created by the the recordation of the Declaration, and of
which 11 units numbered 9 through 11 and 47 through 54, each
inclusive, are hereby created making a total number of units
created of 24. The location and boundaries of all 54 units
are shown on the plat and plans referred to in Section 1 of
the Declaration.

3. Amend Appendix II to read:

ALLOCATION OF COMMON ELEMENT INTERESTS
VOTES AND COMMON EXPENSE LIABILITIES

If Phase One and Two Only

UNITS	COMMON ELEMENT INTEREST	COMMON EXPENSE LIABILITY	VOTE
4-11 39-54	1/24 each	1/24 each	1 each

AMEND

If All Phases

UNITS	COMMON ELEMENT INTEREST	COMMON EXPENSE LIABILITY	VOTE
1-54	1/54 each	1/54 each	1 each

NOTE: Allocation of common element interest and common expense liability and voting rights is based upon an equal allocation to all existing units. Variation in the size or relative values of units will not result in a change to these allocations. Addition or withdrawal of units will result in a reallocation based upon the formula of equal allocation to all existing units.

3. The purpose of this amendment is to create an additional eleven (11) units constituting Phase II.

IN WITNESS WHEREOF, POTTER-LEWIS BUILDERS, INC., the Declarant, has caused this Amendment to the Declaration to be signed and sealed by Karen K. Lewis, its President, thereunto duly authorized this 24TH day of September, 1986.

WITNESS:

POTTER-LEWIS BUILDERS, INC.

[Signature]

BY: *[Signature]*
 Its President
 Karen K. Lewis

STATE OF MAINE
 CUMBERLAND, ss.

September 24, 1986

Personally appeared the above named Karen K. Lewis, President, of said POTTER-LEWIS BUILDERS, INC., and acknowledged the foregoing instrument to be her free act and deed in her said capacity and the free act and deed of said POTTER-LEWIS BUILDERS, INC.

Before me,

[Signature]

 Attorney at Law
 Stuart G. Snyder

RECEIVED
 RECORDED REGISTRY OF DEEDS
 1986 SEP 25 PM 1:36
 CUMBERLAND COUNTY
James J. Walsh

B.P.S.
 Potter Lewis Build.
 176 E. Main St.
 Yarm. 04096