

STATE OF ALA. JEFFERSON CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON

1984 JUN 18 PM 2:20

FIRST AMENDMENT
TO
DECLARATION OF CONDOMINIUM
FOR
WATERFORD PLACE CONDOMINIUMS,
a condominium

RECORDED & ... REG. TAX
... DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

O. H. Turner
JUDGE OF PROBATE

THIS AMENDMENT to the Declaration of Waterford Place Condominium is made and entered into by Waterford Place Condominiums, Ltd., an Alabama limited partnership (the "Developer") for the purpose of amending the Declaration of Condominium pursuant to the provisions of Section 11.01 and Section 12.06 of the Declaration of Condominium of Waterford Place Condominiums, a condominium, as filed in the Office of the Judge of Probate of Jefferson County, Alabama on May 31, 1984 and recorded in Real Volume 2515 at page 278 (the "Declaration").

W I T N E S S E T H:

WHEREAS, the Developer has filed the Declaration for the purpose of establishing the plan of condominium ownership for certain real property situated in Jefferson County, Alabama, on which Developer is obligated to construct twenty-two (22) residential buildings containing a total of eighty-eight (88) residential units, covered and uncovered parking areas, and certain other improvements in accordance with the amended map of Waterford Place prepared by L. D. Weygand on May 10, 1983 as revised, February 8, 1984 and recorded in Map Book 139 page 62A and 62B in the Office of the Judge of Probate of Jefferson County, Alabama (the "Amended Plan") which Amended Plan is included as part of Exhibit C to the Declaration;

WHEREAS, Section 12.06 of the Declaration permits the Developer to elect to construct the improvements contemplated by the Amended Plan in one or more subphases of construction and the evidence the completion of each subphase of construction by filing a plan or graphic description certified by a licensed or registered engineer in the State of Alabama

reflecting the private elements and common elements comprising the units included in such subphase as built (the "As Built Plan") as part of Exhibit C to the Declaration;

WHEREAS, the Developer has elected to construct the improvements contemplated by the Declaration and the Amended Plan in five (5) subphases of construction and has heretofore filed an As Built Plan for each of Subphase 1 and Subphase 4 as part of Exhibit C to the Declaration which As Built Plans have also been recorded in Map Book 139 pages 62C-62K; and

WHEREAS, the Developer has completed construction of Subphase 2 and Subphase 3 of the condominium project contemplated by the Amended Plan and desires to amend the Declaration to include a copy of the As Built Plan for each of Subphase 2 and Subphase 3 pursuant to the authority conferred upon the Developer under Section 11.01 and Section 12.06 of the Declaration;

NOW, THEREFORE, these premises considered, the Developer does hereby amend the Declaration of Condominium for Waterford Place Condominiums, a condominium, as heretofore recorded in the Office of the Judge of Probate of Jefferson County, Alabama in Real Volume 2515 at page 278 by adding to Exhibit C of the Declaration the As Built Plan of Subphase 2 and the As Built Plan of Subphase 3 as prepared by L. D. Weygand on June 15, 1984 and recorded in Map Book 140 at pages 1 in the Office of the Judge of Probate of Jefferson County, Alabama, a copy of which is attached to this Amendment to the Declaration as Exhibit C-1.

This Amendment has been executed by the Developer and filed with the Office of the Judge of Probate of Jefferson County, Alabama, for the purpose of adding the As Built Plan for Subphase 2 and the As Built Plan for Subphase 3 as part of the Declaration as herein provided. Except for the aforesaid additions to Exhibit C to the Declaration, the terms and conditions of the Declaration shall continue to be in full force and effect without any changes whatsoever.

IN WITNESS WHEREOF, the Developer has executed this
Amendment to the Declaration on this 18 day of June,
1984.

WATERFORD PLACE CONDOMINIUMS, LTD.,
an Alabama limited partnership

By: [Signature]
James D. Davenport, General Partner

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, [Signature], a Notary Public in and
for said County in said State hereby certify that James D.
Davenport, whose name as general partner of Waterford Place
Condominiums, Ltd., an Alabama limited partnership, is signed
to the foregoing Amendment to the Declaration of Condominium,
and who is known to me, acknowledged before me on this day,
that, being informed of the contents of the above and fore-
going Amendment to the Declaration, he, in his capacity as
such general partner, executed the same voluntarily on the
date the same bears date.

18 Given under my hand and official seal of office the
day of June, 1984.

[Signature]
Notary Public

My Commission Expires: 1-7-88

The undersigned, as Mortgagee under the Mortgage encumbering the real property identified in the Declaration of Condominium of Waterford Place Condominiums, a condominium, joins in the execution of the foregoing Amendment to the Declaration, for the sole purpose of establishing the validity of the Amendment to the Declaration of Condominium of Waterford Place Condominiums, a condominium, as required by Section 35-8-7 of the Code of Alabama, 1975. The undersigned is not the Developer, and does not assume any obligations whatsoever under the terms, conditions, covenants of the foregoing Declaration of Condominium, as amended hereby, and the execution hereof does not in any way subordinate or make the said Mortgage inferior or subject to said Declaration of Condominium, as amended.

GUARANTY FEDERAL SAVINGS & LOAN
ASSOCIATION

By: W. Max Adams
Its Vice President

STATE OF ALABAMA)
JEFFERSON COUNTY)

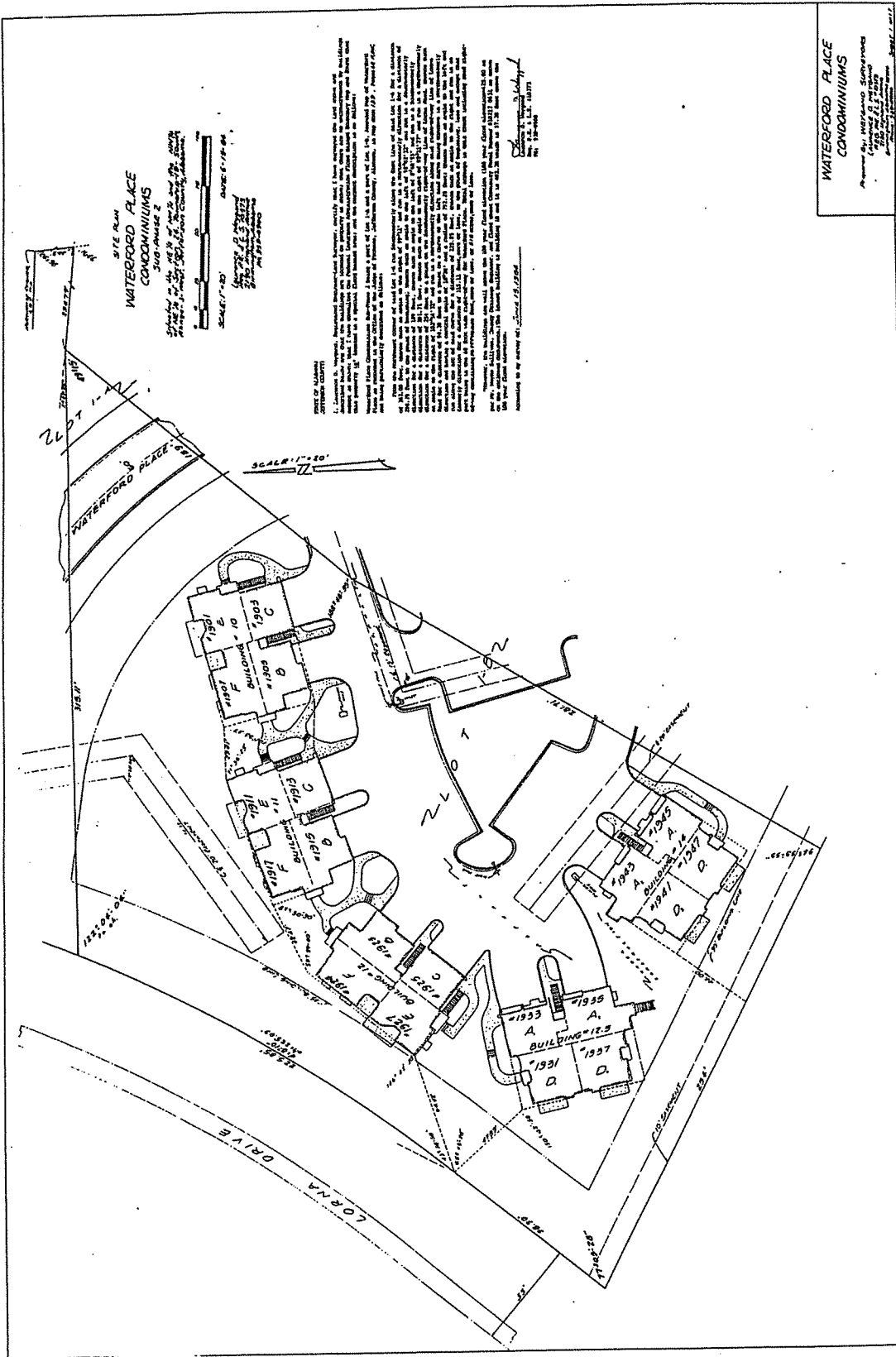
I, Ann B. Smith, a Notary Public in and for said County in said State, hereby certify that W. Max Adams, whose name as Vice President of Guaranty Federal Savings & Loan Association, a corporation, is signed to the foregoing Declaration of Condominium, and who is known to me acknowledged before me on this day that, being informed of the contents of the above and foregoing Declaration of Condominium he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal of office on this 18th day of June, 1984.

Ann B. Smith
Notary Public

My Commission Expires: 9/30/86

This instrument was prepared by: Jack P. Stephenson, Jr.,
1600 Bank for Savings Building, Birmingham, Alabama 35203.



WATERFORD PLACE
 CONDOMINIUMS
 500-UNITS 2
 SCALE: 1" = 20'
 DATE: 6-19-84
 PREPARED BY: [Signature]
 CHECKED BY: [Signature]
 APPROVED BY: [Signature]

**WATERFORD PLACE
 CONDOMINIUMS**
 Prepared by: [Signature]
 Checked by: [Signature]
 Approved by: [Signature]

Exhibit C-1

**WATERFORD PLACE
CONDOMINIUMS**

Approved by: *[Signature]* Subcontractors
 Licensed by the State of Michigan
 License No. 11311-11311-11311
 Date: 11/11/2011

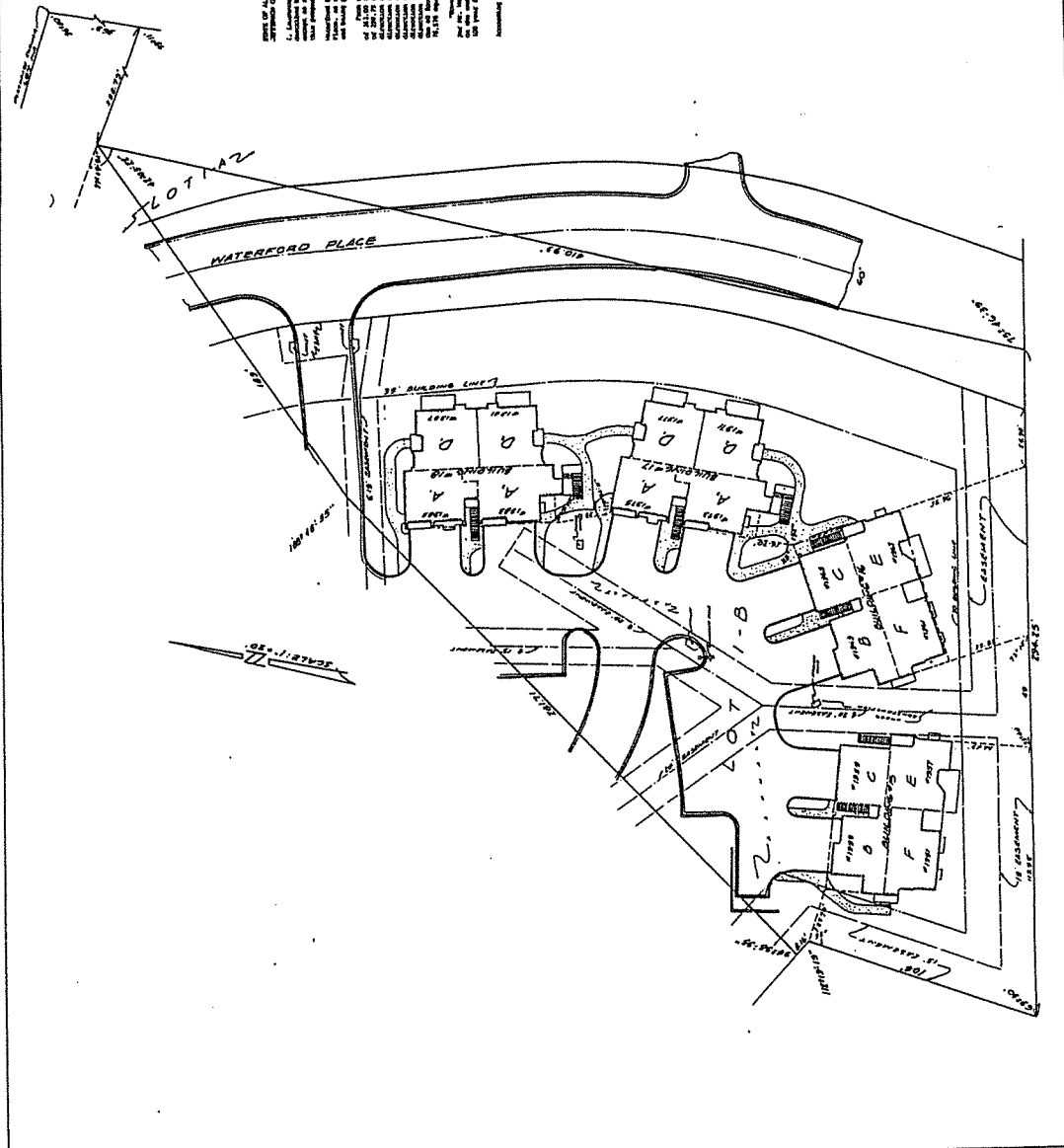
**SITE PLAN
WATERFORD PLACE
CONDOMINIUMS**

Subcontractors
 License No. 11311-11311-11311
 Date: 11/11/2011



DATE: 5-18-84
 DRAWN BY: J. J. J. J. J.
 CHECKED BY: J. J. J. J. J.

NOTES TO CONTRACTOR
 1. The building shall be constructed in accordance with the Michigan Building Code, as amended, and all applicable laws and regulations.
 2. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 3. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 4. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 5. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 6. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
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 9. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 10. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 11. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 12. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 13. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 14. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 15. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 16. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 17. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 18. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 19. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.
 20. The building shall be constructed on the site shown on this plan, and shall not be moved or otherwise located elsewhere.



**WATERFORD PLACE
CONDOMINIUMS**

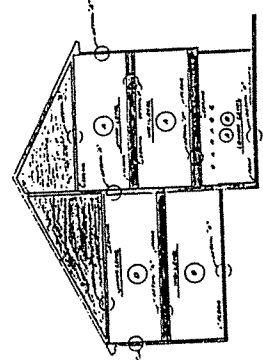
Project No. WAT-90-001
 Unit No. 12, 13, 14, 15
 Building No. 12, 13, 14, 15
 Date: 12/15/90

These drawings were prepared by the Architect in accordance with the provisions of the Condominium Act, R.S. 41:27, and the rules and regulations of the Board of Condominiums. The Architect does not warrant the accuracy of the information provided by the owner or the contractor. The owner and contractor are responsible for the accuracy of the information provided to the Architect.

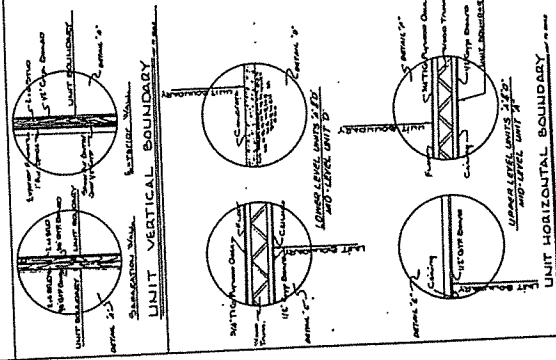
Architect: *[Signature]*
 Date: 12/15/90

UNIT	FLOOR		CEILING		CEILING		CEILING		GROSS SQUARE FOOTAGE
	1	2	1	2	1	2	1	2	
9	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
10	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
11	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
12	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
13	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
14	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF
15	1000	1000	1000	1000	1000	1000	1000	1000	1892 SF

FIGURE 1000000 AS PER DEVELOPER

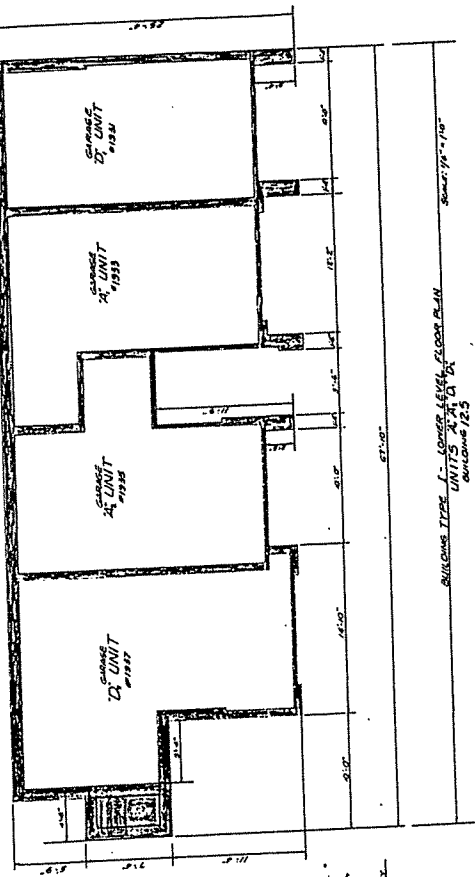


BUILDING CROSS SECTION SECTION 12-13



UNIT VERTICAL BOUNDARY

UNIT HORIZONTAL BOUNDARY

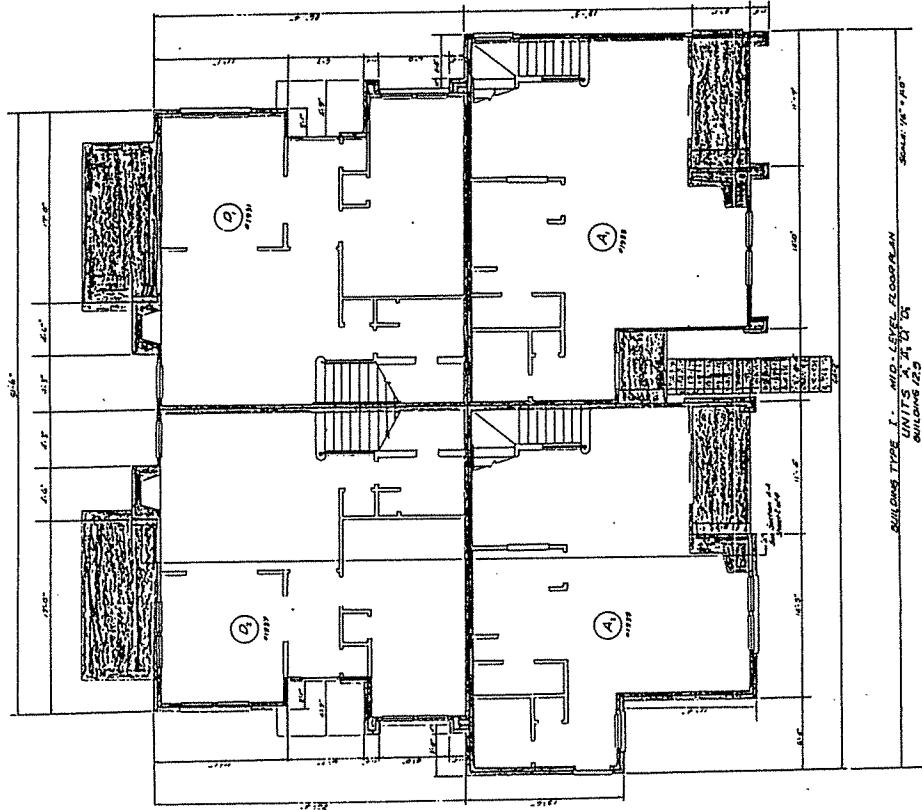


BUILDING TYPE C - LOWER LEVEL FLOOR PLAN UNITS 12, 13, 14, 15 BUILDING 12, 13

NOTE: The drawings show the structural frame and other elements of the building. The drawings do not show the interior finishes, fixtures, and equipment. The drawings are for informational purposes only and do not constitute a contract.

**WATERFORD PLACE
CONDOMINIUMS**

Prepared by: **WATERFORD SURVEYORS**
 License No. 10113
 400-1111-1111
 1111-1111-1111

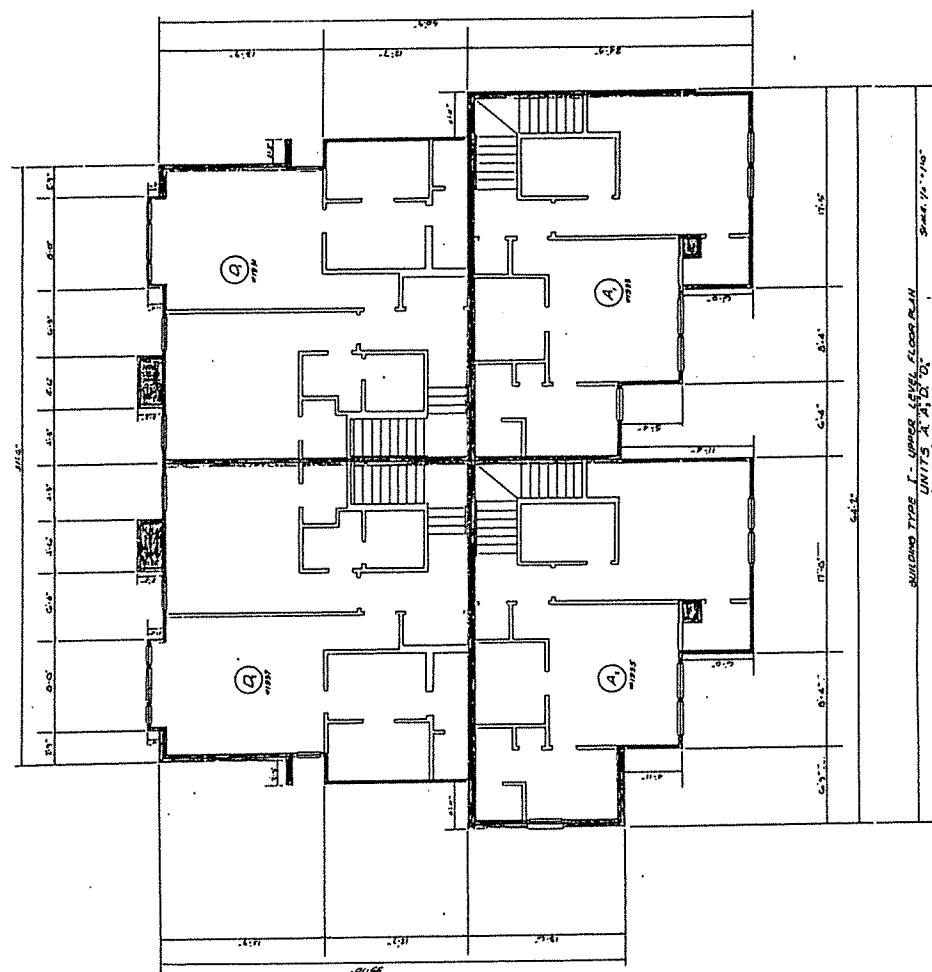


NOTE: The common areas and stairs are shown in hatching. The units are shown in solid lines. The hatching is shown in a light gray color. The units are shown in a light gray color.

BUILDING TYPE I AND II 1ST FLOOR PLAN
 SCALE: 1/8" = 1'-0"
 BUILDING 123

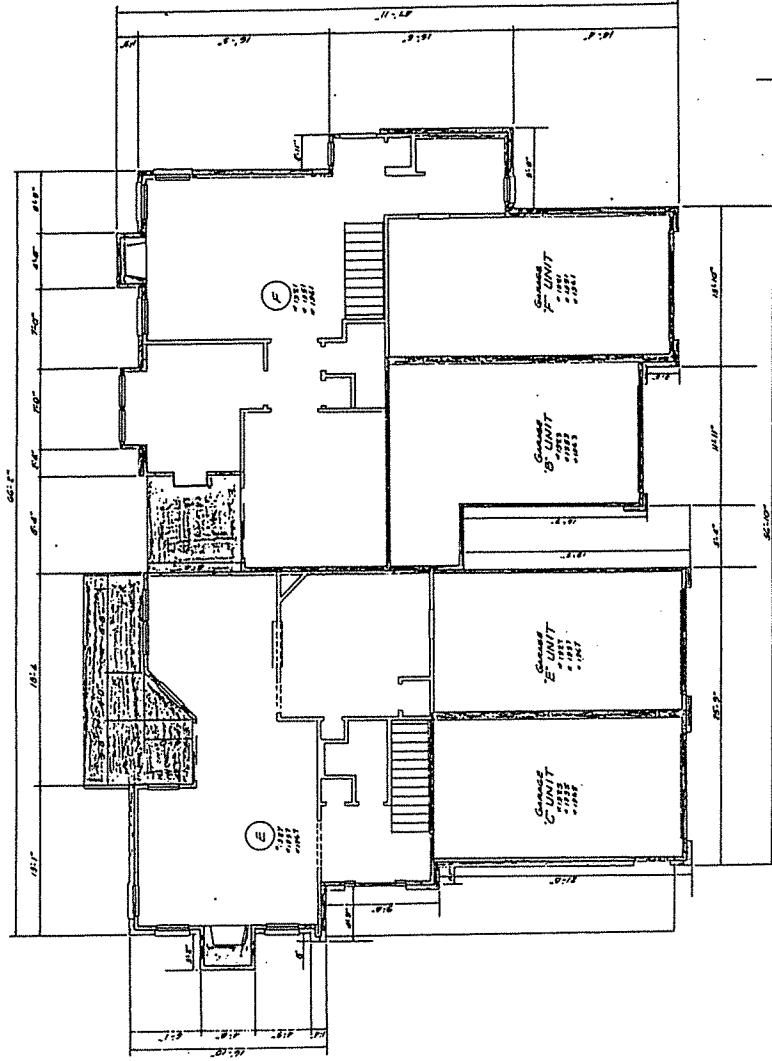
**WATERFORD PLACE
CONDOMINIUMS**

Prepared by: WATKINS SUPERVISORS
 1000 W. 12th Street
 Suite 1000
 Phoenix, Arizona 85002
 Phone: (602) 252-1111
 Fax: (602) 252-1112



BUILDING TYPE I - UPPER LEVEL FLOOR PLAN
 UNITS A & G
 BUILDING 125
 SCALE: 1/8" = 1'-0"

NOTE: Dimensions are given in whole feet and inches. They are not to be construed as a guarantee of accuracy. The contractor shall be responsible for the final verification of all dimensions.

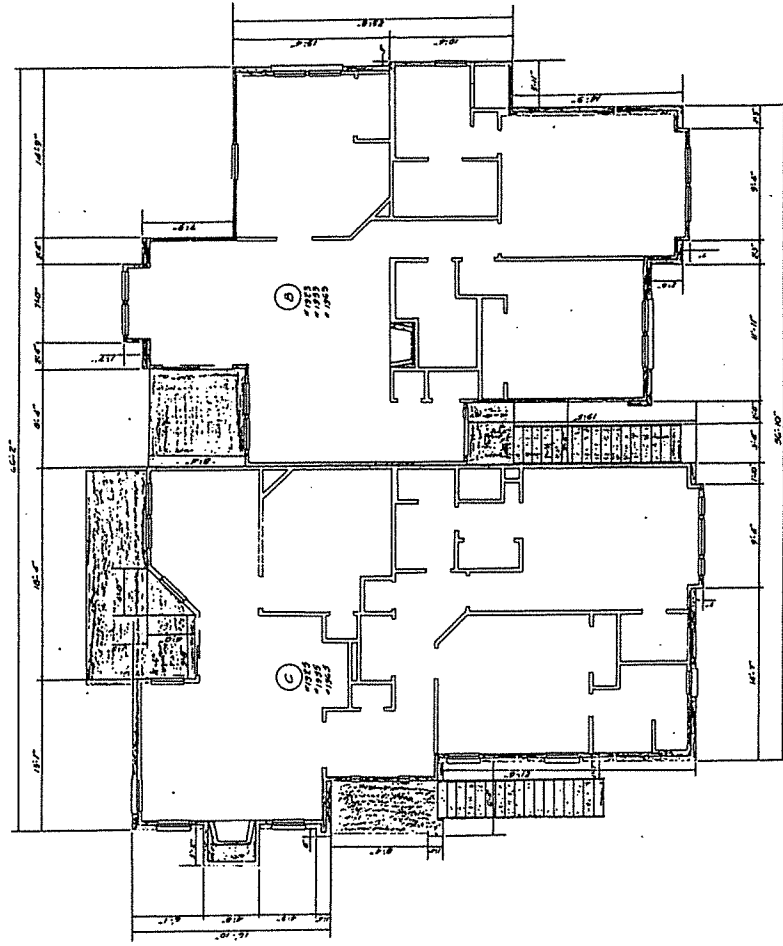


BUILDING TYPE II
 MID LEVEL GARAGE PLAN UNITS C, D, E, F
 GARAGE PLAN UNITS C, D, E, F SCALE 1/8" = 1'-0"
 BUILDING 12, 13 & 14

NOTE: The common areas include the shared stairs and those areas shown on the plan which are common to all units. The developer shall be responsible for providing all other common areas.

**WATERFORD PLACE
 CONDOMINIUMS**

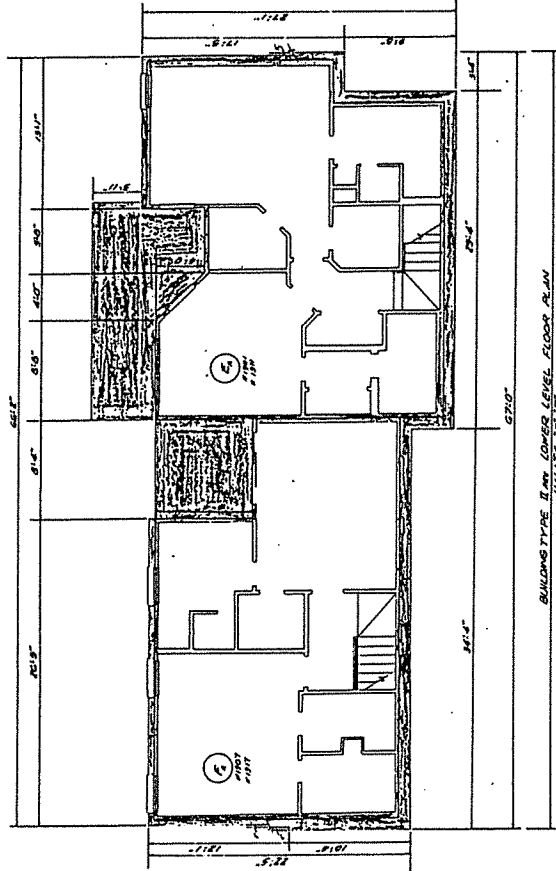
Prepared by: [Faint text]
 Date: [Faint text]



BUILDING TYPE II UPPER LEVEL FLOOR PLAN
 UNITS B & C
 BUILDING 12, 15 & 16
 SCALE: 1/4" = 1'-0"

**WATERFORD PLACE
 CONDOMINIUMS**
 Prepared by: NIPERSON CONSULTING
 1115 WEST 10TH AVENUE
 DENVER, COLORADO 80202
 PHONE: 303.733.8888
 FAX: 303.733.8889

NOTE: The common areas shown on this plan are shown for information only. The actual common areas shown on the building plans may vary from those shown on this plan. The architect is not responsible for the accuracy of the information shown on this plan.



BUILDING TYPE II AND LOWER LEVEL FLOOR PLAN
 UNITS 1081 & 1082
 BUILDING 10 B 11

UNIT	FLOOR AREA		CEILING AREA		TOTAL AREA	PERCENTAGE
	AREA	PERCENTAGE	AREA	PERCENTAGE		
1081	111.1	100.0	111.1	100.0	222.2	100.0
1082	111.1	100.0	111.1	100.0	222.2	100.0
TOTAL	222.2	200.0	222.2	200.0	444.4	200.0

The undersigned, Joseph B. ... and ... have prepared the above drawings and specifications for the construction of the above described building and the same are hereby approved by the Board of Directors of the Waterford Place Condominiums Association, Inc. on this 18th day of June, 1981.

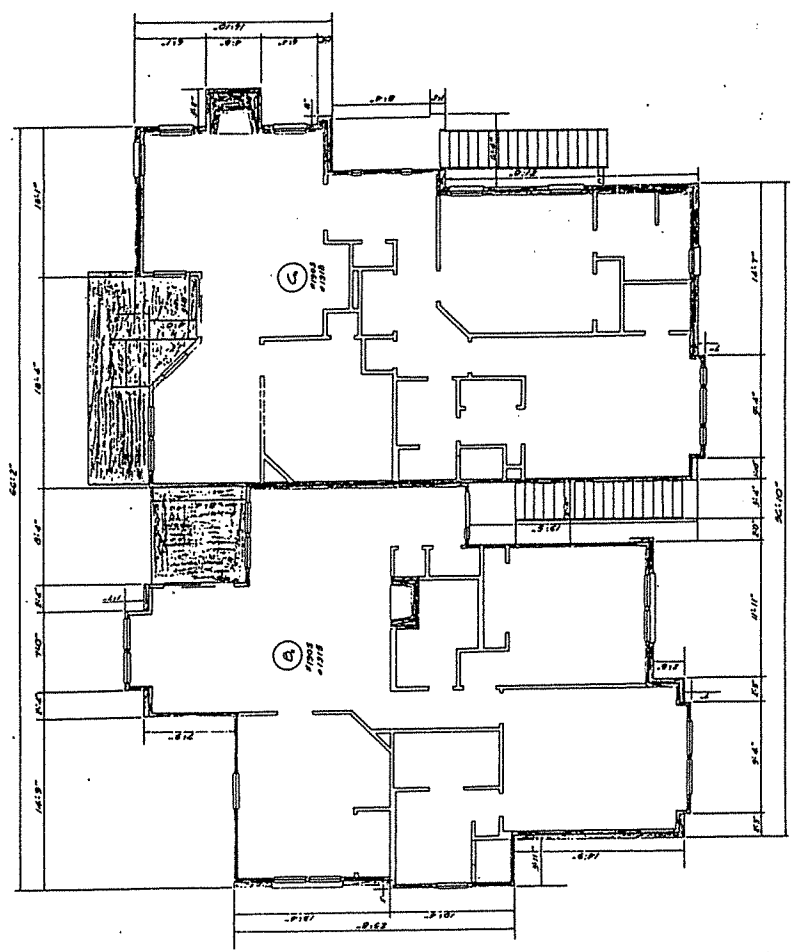
JOSEPH B. ...
 President
 WATERFORD PLACE CONDOMINIUMS ASSOCIATION, INC.
 18th day of June, 1981

NOTE: The common areas within the above plan and these drawings are the property of the Waterford Place Condominiums Association, Inc. and shall remain the property of the Association. No part of these drawings shall be reproduced or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written permission of the Association.

WATERFORD PLACE
 CONDOMINIUMS
 Approved by Waterford Place
 Condominiums Association, Inc.
 18th day of June, 1981

**WATERFORD PLACE
CONDOMINIUMS**

Prepared by: **WATERFORD ARCHITECTS**
 Licensed Professional Architect
 No. 10000
 10000
 10000



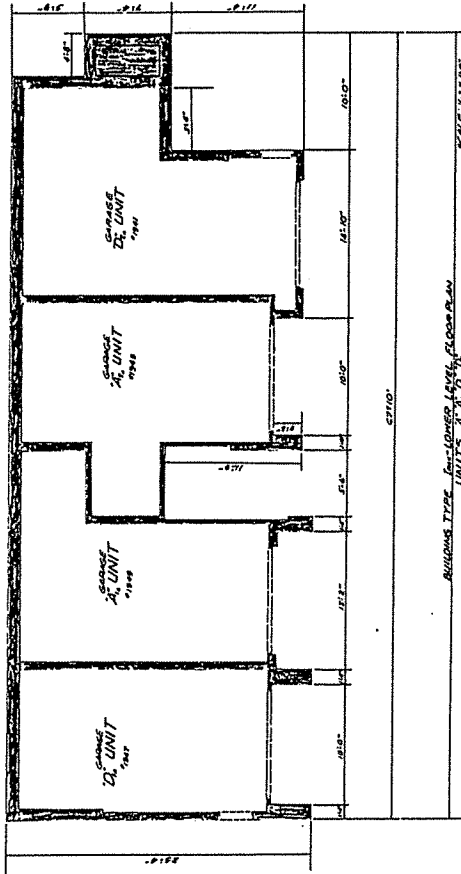
BUILDING TYPE II - SECOND LEVEL FLOOR PLAN
 UNIT 1201-1202
 BUILDING 10 & 11

NOTE: The common areas include the shared areas and the areas shown in this plan. The rest of the building is the responsibility of individual units or other owners.

Scale: 1/8" = 1'-0"

UNIT	ELEVATION		FINISH		CONCRETE		GARAGE SHARE PORTAGE
	FLOOR	CEILING	FLOOR	CEILING	FLOOR	CEILING	
D ₁ 1941 BUDS M	501.87	506.85	501.81	514.78	516.57	522.57	1648 SF
A ₁ 1943 BUDS M	501.87	506.85	511.58	521.50	522.70	528.70	1484 SF
A ₂ 1945 BUDS M	501.87	506.85	511.58	521.50	522.70	528.70	1484 SF
A ₃ 1947 BUDS M	501.87	506.85	501.87	504.78	516.57	522.57	1524 SF

± SOURCE PORTAGE IS PER DEVELOPER



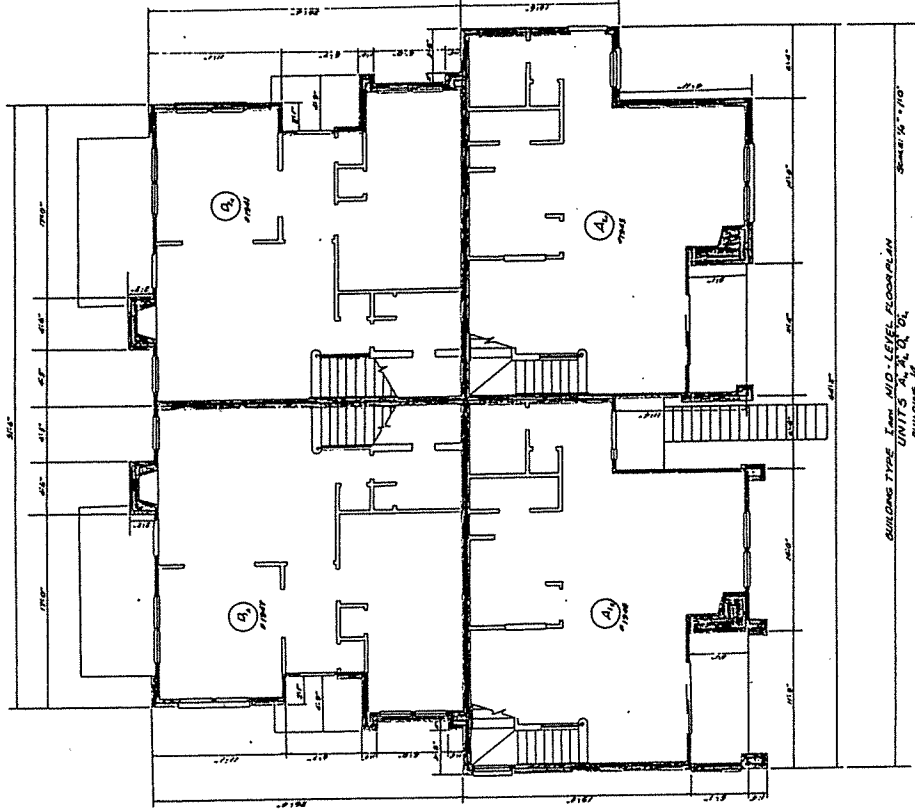
NOTE: The common areas within the above units and those areas common to the entire building are shown in light gray. The common areas are shown in light gray. The common areas are shown in light gray. The common areas are shown in light gray.

Prepared by: **RESURGENT SURVEYORS**
 Licensed Professional Surveyors
 1000 W. 10th Street
 Oklahoma City, Oklahoma 73106
 Phone: (405) 233-2200
 Fax: (405) 233-2201

NOTE: The common areas within the above units and those areas common to the entire building are shown in light gray. The common areas are shown in light gray. The common areas are shown in light gray. The common areas are shown in light gray.

**WATERFORD PLACE
CONDOMINIUMS**

Approved by: **INDIVIDUAL SUBSCRIBERS**
 Licensed Professional Engineer
 State of California
 License No. 10000
 Date: 11/15/2000

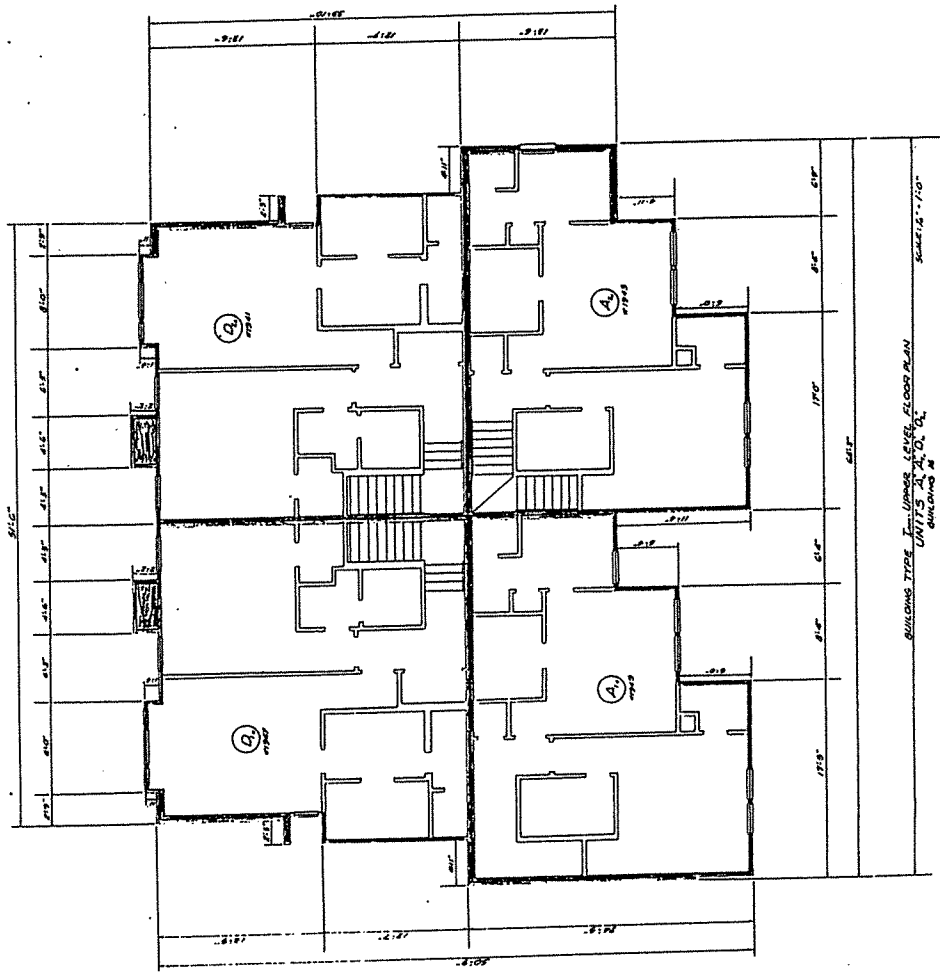


BUILDING TYPE I, TWO MID-LEVEL FLOOR PLAN
 UNITS A₁, A₂, B₁, B₂
 BUILDING #4
 Scale: 1/8" = 1'-0"

NOTE: The common areas include the shared areas and those areas shown on the floor plan for the building as a whole. The common areas are the areas shown on the floor plan of the building as a whole.

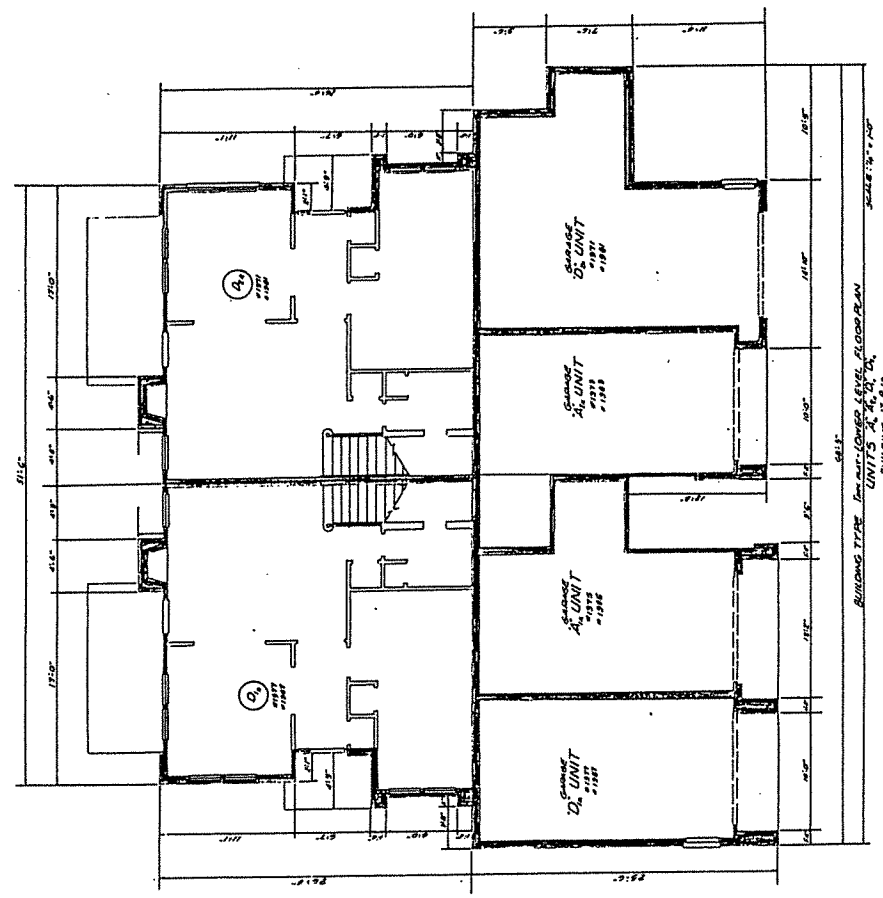
**WATERFORD PLACE
CONDOMINIUMS**

Prepared by: MERRICK SURVEYING
1000 WEST 21ST STREET
SUNSHINE, BRITISH COLUMBIA
V6P 4E1



BUILDING TYPE: UPPER LEVEL FLOOR PLAN
UNITS 21 TO 100
BUILDING M
SCALE: 1/4" = 1'-0"

NOTE: The dimensions shown on this plan are based on the center of the building. The dimensions shown on the site plan are based on the center of the building. The dimensions shown on the site plan are based on the center of the building.



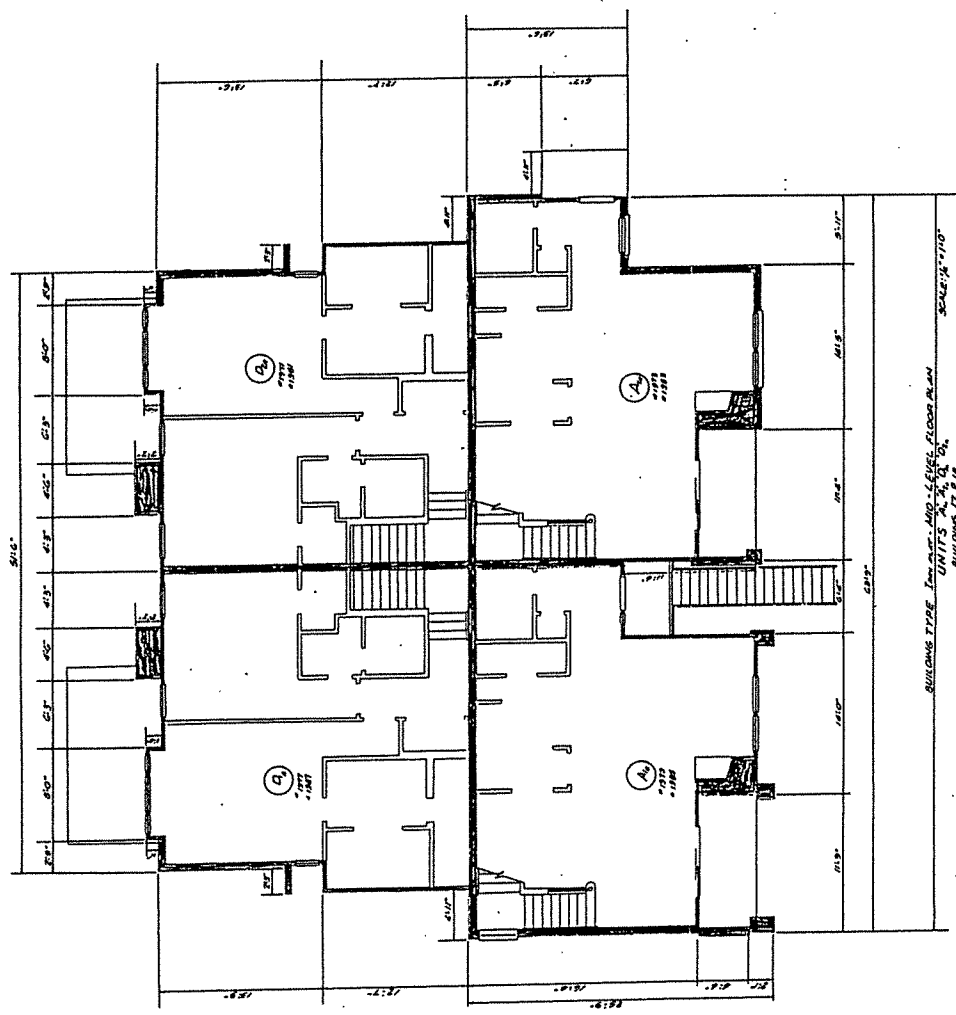
BUILDING TYPE: LOW-RISE APARTMENT BUILDING
UNITS 1101, 1102, 1103, 1104
BUILDING 1100
 SCALE: 1/8" = 1'-0"

NOTE: The drawings were prepared by the architect and are not to be used for construction without the architect's approval. The architect is not responsible for any errors or omissions in the drawings or for any consequences arising therefrom. The architect is not responsible for any construction defects or for any damage to the building or its contents.

Drawn by: **J.H.C.** / **J.H.C.**
 Checked by: **J.H.C.** / **J.H.C.**
 Date: **11/15/68** / **11/15/68**
 By: **J.H.C.** / **J.H.C.**
 Title: **Architect** / **Architect**
 Firm: **REYNOLDS BROTHERS** / **REYNOLDS BROTHERS**
 Address: **100 West 41st Street, New York 18, N.Y.** / **100 West 41st Street, New York 18, N.Y.**

NOTE: The drawings were prepared by the architect and are not to be used for construction without the architect's approval. The architect is not responsible for any errors or omissions in the drawings or for any consequences arising therefrom. The architect is not responsible for any construction defects or for any damage to the building or its contents.

WATERFORD PLACE
CONDOMINIUMS
 PROJECT BY: NEHRAND SURVEYORS
 1000 WEST 10TH AVENUE
 DENVER, COLORADO 80202
 PHONE: 333-3333
 FAX: 333-3333



BUILDING 77816 - 1ST FLOOR AND LEVEL FLOOR PLAN
 UNITS 2, 3, 4, 5, 6
 BUILDING 77816

