

After recording, please return to:

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Dodge, Anderson, Mableson, Steiner, Jones & Horowitz, Ltd.
3003 North Central Avenue, Suite 1800
Phoenix, Arizona 85012-2909

FIRST AMENDMENT TO CONDOMINIUM DECLARATION FOR QUAIL RUN CONDOMINIUMS

This First Amendment to Condominium Declaration for Quail Run Condominiums (the "**Amendment**") is made as of the 15th day of June, 2006 (the "**Effective Date**"), by COVACIU, L.L.C., an Arizona limited liability company ("**Declarant**").

RECITALS:

A. Quail Run Condominium ("**Quail Run**") is a condominium consisting of eighty-eight (88) units located in Maricopa County, Arizona.

B. The Condominium Declaration for Quail Run Condominiums was recorded on April 21, 2006, at Recording No. 2006-0532589, records of Maricopa County, Arizona (the "**Declaration**").

C. Declarant is the current owner of all of the units in Quail Run.

D. Declarant now wishes to modify the Declaration to clarify the responsibility for maintenance of water lines within Quail Run.

Now, therefore, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Declarant hereby amends the Declaration as follows:

AGREEMENTS:

1. Each capitalized but undefined term contained in this Amendment shall have the same meaning as is set forth in the Declaration.

2. The following Section 5.7 is hereby added to Article 5:

"5.7 **Water Lines.** As used in this Section, the term "**Water Lines**" means all water lines and appurtenant facilities within the boundaries of the Condominium. Each Owner shall be responsible for the maintenance, repair and replacement of all Water Lines located within the boundaries of such Owner's Unit. The Association shall be responsible for the maintenance, repair and replacement of all other Water Lines located within the Condominium."

3. Except as provided herein, all other items and conditions set forth in the Declaration shall remain in full force and effect.

Executed as of the date and year first described above.

COVACIU, L.L.C., an Arizona limited liability company,

Unofficial Document

By Avram Covaciu
Avram Covaciu
Its Managing Member

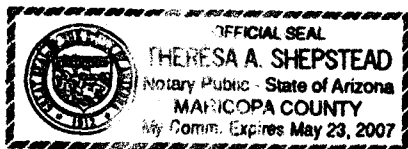
[Declarant]

STATE OF ARIZONA

County of Maricopa

The foregoing instrument was acknowledged before me this 15th day of June, 2006, by Avram Covaciu, the Managing Member of COVACIU, L.L.C., an Arizona limited liability company, on behalf of the company.

(Seal and Expiration Date)



[Signature]
Notary Public