

WHEN RECORDED RETURN TO:

Carpenter, Hazlewood, Delgado & Bolen, PLC  
1400 East Southern Avenue, Suite 400  
Tempe, Arizona 85282

VENU0120AM-3-1-1--  
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**TWENTIETH AMENDMENT TO  
CONDOMINIUM DECLARATION FOR VENU AT GRAYHAWK CONDOMINIUM**

This Twentieth Amendment to the Condominium Declaration for Venu at Grayhawk Condominium (this "Twentieth Amendment") is made as of this 31st day of October, 2022, by the Venu at Grayhawk Condominium Association, Inc., an Arizona nonprofit corporation (the "Association").

**RECITALS**

A. The Condominium Declaration of Venu at Grayhawk Condominium (the Initial "Declaration") was recorded on March 01, 2004 at No. 2004-0207062 in the records of the County Recorder of Maricopa County, Arizona, submitting certain real property described in the Declaration to a condominium pursuant to the Arizona Condominium. The Initial Declaration, as amended by the First Amendment, Second Amendment, Third Amendment, Fourth Amendment, Fifth Amendment, Sixth Amendment, Seventh Amendment, Eighth Amendment, Ninth Amendment, Ninth Amendment, Tenth Amendment, Eleventh Amendment, Twelfth Amendment, Thirteenth Amendment, Fourteenth Amendment, Fifteenth Amendment, Sixteenth Amendment, Seventeenth Amendment, Eighteenth Amendment and Nineteenth Amendment shall be referred to in this Twentieth Amendment as the "Declaration."

B. Unless otherwise defined in this Amendment, each capitalized term used in this Amendment shall have a meaning given to such term in the Declaration.

C. The Seventeenth and Eighteenth Amendment restated the allocated Common Element Garages and Parking Spaces as Limited Common Element to each individual Unit.

E. Currently, Parking Space 403 is allocated to Unit 3230 under the Declaration. The Owners of Unit 3230 and Unit 1248 would like to reallocate Parking Space 403 from Unit 3230 to Unit 1248;

F. Subsection 2.8.3 of the Declaration provides that Unit Owners may reallocate a Limited Common Element allocated to the Unit Owner's Unit to another Unit by an amendment to this Declaration. The amendment shall be executed by the Unit Owners between or among whose Units the allocation is made, shall state the manner in which the Limited Common Element are to be reallocated and, before recording the amendment, shall be submitted to the Board of Directors for approval; and

G. The Unit Owner of Unit 3230, James A Sell, Jr. and Yvonne M. Selle, and Unit Owner of Unit 1248, Carole Chaput, as Trustee of The Chaput Family Trust dated February 10, 2015, and the VENU AT GRAYHAWK CONDOMINIUM ASSOCIATION desire to amend the Declaration to reallocate the following:

**AMENDMENT**

**NOW, THEREFORE**, the Declaration is amended as follows:

1. **Parking Space #403 on the Plat will be reallocated from Unit 3230 to Unit 1248.**
2. **Except as expressly amended by this Twentieth Amendment, the Declaration shall remain in full force and effect. In the event of any conflict or inconsistency between this Twentieth Amendment and the Declaration, this Twentieth Amendment shall prevail.**

IN WITNESS WHEREOF, the Venu at Grayhawk Condominium Association Inc., an Arizona nonprofit corporation, has executed this Fourteenth Amendment to Declaration as of the day and year first above written.

**VENU AT GRAYHAWK CONDOMINIUM ASSOCIATION, INC.,**  
an Arizona nonprofit corporation

By: *N. M. Weitzman*

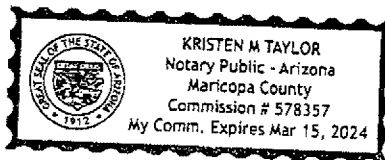
Its: *Venu HOA Board member*

State of Arizona                     )  
  ) ss.  
County of Maricopa                )

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me this 07 day of Oct, 2022, by Norman M. Weitzman, the Venu HOA Board Member of the Venu at Grayhawk Condominium Association, Inc., an Arizona nonprofit corporation, for and on behalf of the corporation.

03/15/2024  
My Commission Expires:

*Kristen M Taylor*  
Notary Public



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**CAROLE CHAPUT**

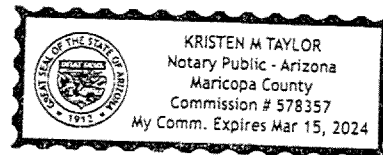
Trustee of The Chaput Family Trust dated February 10, 2015 - Owner of Unit 1248

Signed: Carole Chaput

State of Arizona )

) ss.

County of Maricopa )

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me this 07 day of Oct., 2022, by Carole Chaput.03/15/2024  
My Commission Expires:

  
Notary Public
**JAMES A. SELLE JR.** - Owner of Unit 3230Signed: [Signature]

State of Arizona )

) ss.

County of Maricopa )

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me this 31 day of October, 2022, by James A. Selle, Jr.November 01 2024  
My Commission Expires:

Notary Public

**YVONNE M. SELLE** - Owner of Unit 3230

By: \_\_\_\_\_

Signed: Yvonne M Selle

State of Arizona )

) ss.

County of Maricopa )

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me this 31 day of October, 2022, by Yvonne M. Selle.November 04, 2024  
My Commission Expires:

Notary Public

