

Return to:  
Brad Wilkes  
3632 North 2225 East  
Layton, Utah 84040

**First Amendment  
to  
Declaration of Covenants, Conditions,  
and Restrictions and Reservation of Easements for  
Silver Pointe Townhouse, a Planned Unit Development Subdivision (Declaration)  
and  
Silver Pointe Home Owner's Association By-laws**

**Recitals**

A. Pursuant to the terms outlined in the Real Estate Purchase Contract between Brad Wilkes Construction and Anvil Construction signed and dated April 29, 2015 the following instrument of assignment shall be made:

1. "Declarant" shall be assigned from Anvil Construction Corporation to Brad Wilkes Construction. Brad Wilkes will become sole and unconditional Declarant with any and all rights and privileges referred to in the original Declaration pursuant to operation and construction of all remaining townhouse units.
2. Brad Wilkes shall be the controlling member by share ownership of the Silver Pointe Home Owner's Association. Assignment of controlling Trustee to Brad Wilkes is included in this document by the signatures of the original Trustees, Jeffery Packer, Adam Packer, and Randy Deem.
3. Anvil Construction and original Trustees agree to sign any additional transfer or amendment documents of Home Owners Association By-laws, Articles of Incorporation, or Articles of Incorporation as needed by Brad Wilkes or his assignees to complete legal acquisition and control of the remaining Silver Pointe lots and administration of the Silver Pointe Homeowners Association.
4. Anvil Construction and original Trustees further agree to sign any other documents required by Brigham City Corporation, any financial lender, or any as requested by Brad Wilkes to relinquish control of the property to Brad Wilkes and complete the amended terms of the purchase contract.



This amendment was executed on July 14, \_\_\_\_\_ 2015 by:

Anvil Construction Inc., A Utah Corporation

Randy Deem  
by Randy Deem- President

and

Silver Pointe Home Owner's Association

Jeffery A. Packer  
Jeffery Packer- Trustee

Randy Deem  
Randy Deem- Trustee

Kevin Packer  
Kevin Packer- Trustee

Witnessed on this day July 14, \_\_\_\_\_ 2015

By: Rea Olsen  
Notary Public

Residing at: Brigham City

