

4. Developer declares and establishes a perpetual, non-exclusive and limited access easement for emergency, facility maintenance and construction purposes over Vistula Court for the benefit of Master Unit 2, as shown on the attached **Exhibit B**.

5. Section 5.2 of the Master Deed is deleted in its entirety and replaced with the following:

5.2 **Percentage of Value.** The total Percentage of Value of the Project is 100, and the Percentage of Value assigned to each of the Master Units in the Project is as follows:

Master Unit Number	Neighborhood Name	Number of Approved Residential Dwellings for Land in the Master Unit	Percentage of Value
1	Highlands	83	13.76
2	Traditions	67 (see below)	11.11
3	Vistas	83	13.76
4	Bluffs	68	11.28
5	Ravines	82	13.60
6	Meadows	29	4.81
7	Vue	31	5.14
8	Crossings	160	26.54
TOTAL		603	100.00%

The Percentage of Value was based primarily on the relative number of residential dwellings approved by the City of Wyoming for the land in each Master Unit, except Master Unit 2 is deemed to be approved for 67 residential units (being one-third of the 200 rooms in Traditions, the Rivertown Ridge congregate care facility approved by the City and constructed on Master Unit 2).

6. Master Unit 4 is revised to remove the designation of Kettle River Court and Cimarron River Court as General Common Elements of the Project, as shown on the attached **Exhibit B**.

7. The area of Master Unit 4 is increased by approximately 0.29 acres, north of Copper River Drive, by expanding its northern boundary into what was converted to General Common Element land by this Amendment, to be consistent with the survey lines of occupation of units 63-68 in The Bluffs at Rivertown Park, and by making a corresponding decrease in the area of the General Common Element land shown as "Clubhouse/Amenity Area", as shown on the attached **Exhibit B**.

8. Developer declares and establishes perpetual, non-exclusive and reciprocal easements, for the benefit of Master Units 5, 7 and 8, for the use of the private roadways and sidewalks, as constructed from time to time, on Master Units 5, 7 and 8, with each Master Unit