

CNG 85 8019632

Condominium BK.

**AMENDMENT TO DECLARATION OF
CONDOMINIUM OF
BAYOU ROUGE CONDOMINIUM**

STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

BE IT KNOWN, that on this 20th day of December, 1983;

BEFORE ME, R. Keith Colvin, notary public, duly commissioned and qualified in
and for the Parish and State aforesaid, and in the presence of the undersigned competent
witnesses personally came and appeared:

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BAYOU ROUGE DEVELOPMENT, a joint venture created by Joint Venture Agreement dated July 22, 1982, filed with the Secretary of State on August 12, 1982 a copy of which agreement is on file in the office of the Clerk and Recorder of East Baton Rouge Parish, as original 267, bundle 9515, which Joint Venture Agreement was amended by First Amendment to Joint Venture Agreement of Bayou Rouge Development, dated September 22, 1982. a copy of which amendment is on file in the office of the Clerk and Recorder of East Baton Rouge Parish, as original 46, bundle 9523, herein represented by LARRY WALSH HOMES, INC., appearing through and represented herein by LARRY L. WALSH, President, by virtue of a resolution on file and of record in the office of the Clerk and Recorder of East Baton Rouge Parish, Louisiana, as original 209, bundle 9523, and CAPITAL FINANCIAL CORPORATION, appearing through and represented by O. M. THOMPSON, III., its Vice President, by virtue of a resolution on file and of record in the office of Clerk and Recorder of East Baton Rouge, State of Louisiana, as original 553, bundle 9508; and original 147, bundle 9429.

who declared unto me, Notary that:

Whereas, Declarant wishes to avail itself of the provisions of Article VIII of the Declaration of Condominium of Bayou Rouge Condominium, recorded at Original 846, Bundle 9594, in the office of Clerk and Recorder for the Parish of East Baton Rouge, Louisiana, by amending the Declaration of Condominium and including within the Condominium certain units and buildings as more specifically set forth herein;

NOW THEREFORE,

Declarant warrants and certifies as follows:

- 1) The inclusion of units and buildings in the Condominium as provided herein is in complete conformity to the requirements of the Act and Article VIII of the Declaration;
- 2) The buildings and units included in the Condominium as provided herein are completed and ready for occupancy and were constructed in substantial conformity with the Building Plans and Specifications attached as Exhibit "B" to the Declaration; and
- 3) The adjustments of each unit owners' percentage ownership in common elements, percentage sharing of common surplus and common expenses, and respective voting rights in the association as provided herein are based upon the proportion that the floor space of each unit bears to the total floor space of all units in the Condominium as modified herein;

The Declarant hereby amends Exhibit "A" attached to and made a part of the Declaration by substituting therefore the Exhibit "A" attached to and made a part of this Amendment to Declaration.

Declarant hereby amends the Declaration by including within the Condominium Building No. 8 and Building No. 9 and Units 81, 82, 83, 84, 85, 86, 87, 88, 91, 92, 93, 94, 95, 96, 97 and 98, as shown on the attached Exhibit "A."

Declarant hereby amends Exhibit "F" attached to and made a part of the Declaration by substituting therefore the Exhibit "F" attached to and made a part of this Amendment to Declaration.

The effective date of this Amendment of Declaration shall be the date of recordation of the Amendment of Declaration in the office of Clerk and Recorder for the Parish of East Baton Rouge, Louisiana.

In all other respects the Declaration of Condominium of Bayou Rouge Condominium referred to above shall remain in full force and effect.

THUS DONE AND SIGNED, in my office at Baton Rouge, Louisiana this 20th day of December, 1983, in the presence of the undersigned witnesses.

WITNESSES:

Kathryn W. Brooks

Paula A. Dennis

BAYOU ROUGE DEVELOPMENT

BY: Larry Walsh
LARRY WALSH HOMES, INC.

By: McGowan III
CAPITAL FINANCIAL CORPORATION

R. Keith Colvin
NOTARY PUBLIC
R. KEITH COLVIN
STEEN, RUBIN, CURRY, COLVIN & JOSEPH
SUITE 1400, ONE AMERICAN PLACE
BATON ROUGE LA 70825
(504) 383-1400

BAYOU ROUGE CONDOMINIUM

CERTIFIED TRUE COPY
31-302210

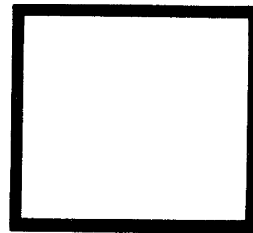
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MAP

Original 85 Bundle 9632

OF THE MAP RECORDS

RECORDED
PLAN MAP



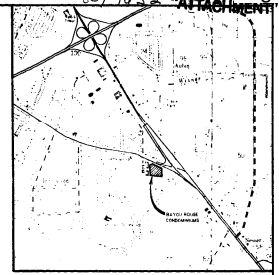
AND

RECORDED
ATTACHED MAP



Date Recorded 1-5-84

**H. M. MIKE CANNON
CLERK OF COURT
EAST BATON ROUGE PARISH
BATON ROUGE, LOUISIANA**



VICINITY MAP
SCALE: 1"=100'

- NOTES
1. PROPERTY LIES WITHIN THE CONSOLIDATED SEWER DISTRICT
 2. SEWER SERVICE WILL BE BY CONNECTION TO CONSOLIDATED SEWER DISTRICT LINE ALONG CLAYCUT BAYOU
 3. PROPERTY LIES OUTSIDE OF "UNIMPAVED" LOTS-CITY OF BATON ROUGE
 4. PROPERTY IS ZONED A-2.5
 5. STREET IMPROVEMENTS TO BE "PRIVATE" DRIVES CONFORMING TO CITY-PARISH STANDARDS FOR A PRIVATE TOWNHOUSE DRIVE
 6. PROPERTY IS WITHIN THE SCHOOL DISTRICT FOR USABLE ELEMENTARY, WESTBAY SCHOOL
 7. WATER BY BATON ROUGE WATER WORKS-SINGLE METER ELECTRIC SERVICE BY 6307 INDIVIDUAL METERS
 8. LOCATIONS OF BUILDING PAVING AND UTILITY BASED ON ACTUAL AS-BUILT SURVEY AND CONSTRUCTION STAKING SURVEY
 9. 100' NUMBER UNITS ARE DISTANCES

SERVITUDE OF ACCESS DEDICATION
THE AREA DEDICATED AS ACCESS SERVITUDE IS HEREBY DEDICATED AS A MEANS OF ACCESS TO THE SITE, INCLUDING ANY DRIVE, DRIVE, OR DRIVE, TO BE CONSTRUCTED OR EXISTING, TO THE PUBLIC OR TO THE CITY-PARISH, FOR THE PURPOSE OF PROVIDING ACCESS TO THE PROPERTY, IN A MANNER SO AS TO INTERFERE WITH THE USE FOR WHICH IT IS GRANTED. THE CITY-PARISH HAS NO RESPONSIBILITY FOR MAINTENANCE OF THIS SERVITUDE OF PASSAGE.

DEDICATION
PUBLIC SERVITUDES SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, IS HEREBY DEDICATED TO THE PUBLIC USE OF THE PUBLIC. ALL PUBLIC SERVITUDES SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, IS HEREBY DEDICATED TO THE PUBLIC USE OF THE PUBLIC. ALL PUBLIC SERVITUDES SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, IS HEREBY DEDICATED TO THE PUBLIC USE OF THE PUBLIC.

SURVEY CERTIFICATION
INFORMATION SHOWN ON THIS PLAN IS BASED ON ACTUAL FIELD SURVEY. NO ENCROACHMENTS OF SERVITUDES EXIST AS BASED ON FIELD SURVEY.

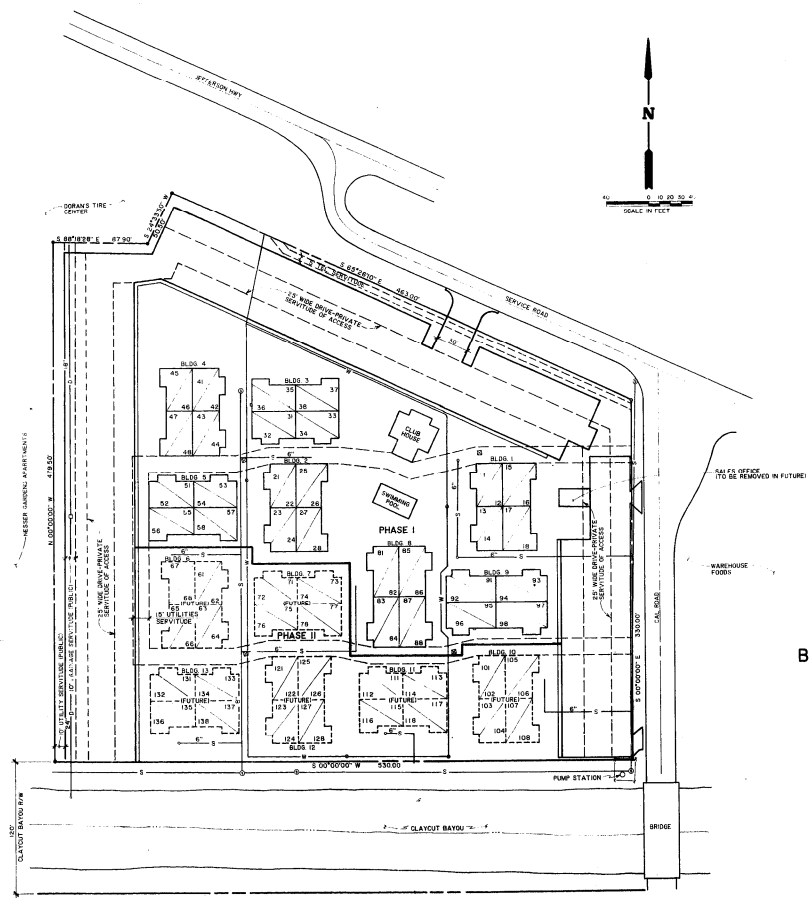
CALVIN COURVILLE
LAND SURVEYOR

CERTIFICATION
THIS IS TO CERTIFY THAT THIS PLAN IS MADE IN ACCORDANCE WITH THE RELEVANT STATUTES, 13:225 ET SEQ. AND CONFORMS TO ALL PARISH REQUIREMENTS GOVERNING THE SUBMISSION OF A PLAN.

CALVIN COURVILLE
LAND SURVEYOR

REFERENCE MAP "MAP SHOWING RESUBDIVISION OF TRACT 'B' INTO TRACTS 'B-1' AND 'B-2' AND LOCATED IN SECTION 10, T7S-R1E, G.L.D. OF LA, EAST BATON ROUGE, LA, FOR THE PROJECT OF PHASE I, BOURDEAUX AND ASSOCIATES, INC. DATED OCT. 23, 1988

- LEGEND
- - PROPERTY CORNER (FND)
 - o - PROPERTY CORNER (NOT FND)
 - - ELECTRICAL TRANSFORMER
 - - SANITARY SEWER MANHOLE
 - ⊙ - WATER VALVE
 - - SEWER CLEANOUT
 - - DROP INLET
 - - SANITARY SEWER
 - - DRAINAGE PIPE
 - - WATER LINE (4")



AS-BUILT PLAT
OF
BAYOU ROUGE CONDOMINIUMS
BEING TRACT 'B-1' OF A RESUBDIVISION OF TRACT 'B'
AND LOCATED IN SECTION 10, T7S-R1E, G.L.D. OF LA,
EAST BATON ROUGE PARISH, LA.
FOR
LARRY WALSH HOMES, INC.

DOMINGUE, SZABO & ASSOCIATES, INC.
CONSULTING ENGINEERS
LAFAYETTE BATON ROUGE

