

97 1303031

Recording Requested By:

North American Title  
Order No. \_\_\_\_\_

RECORDED/FILED IN OFFICIAL RECORDS  
RECORDER'S OFFICE  
LOS ANGELES COUNTY  
CALIFORNIA  
4:01 PM AUG 21 1997

And When Recorded Mail to:

Law Offices of Timothy S. Murakami  
5750 Wilshire Blvd., Suite 500  
Los Angeles, California 90036

SPACE ABOVE FOR RECORDER'S USE

**SECOND AMENDMENT TO THE  
DECLARATION OF COVENANTS, CONDITIONS  
AND RESTRICTIONS AND RESERVATION OF EASEMENTS  
FOR  
CITY VIEW TERRACE CONDOMINIUM HOMEOWNERS' ASSOCIATION**

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**THIS SECOND AMENDMENT** to the Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for **City View Terrace Condominium Homeowners' Association** ("Second Amendment") is made and executed this 11th day of August, 1997 by **City View Terraces**, a California limited partnership, ("Declarant"), being the owner of that certain real property subject to this Second Amendment.

**RECITALS**

**WHEREAS**, a Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for **City View Terrace Condominium Homeowners' Association** ("Declaration") was recorded **December 3, 1993**, as Instrument No. **93-2370006**, Official Records of **Los Angeles County** affecting that certain real property in the City of **Los Angeles** of said County, State of California described as:

Modules A and B as shown on the Condominium Plan recorded on December 3, 1993 as Instrument No. 93-2370004 in Official Records of Los Angeles County, California, located on Lot 1 of Tract No. 50779, as shown on a Subdivision Map filed in Book 1202, Pages 3 and 4 of Maps, in the Office of the Los Angeles County Records.

**WHEREAS**, no Condominiums have been conveyed in the property, therefore pursuant to Article XIII, Section 13.2 of the Declaration, the Declarant desires to amend the Declaration,

{50779\Amend.2: 08/05/97}

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

Article XVI, Section 16.1 Additions by Declarant, is revised to read as follows:

"Declarant or its successors or assigns shall have the right from time to time to add the Annexable Territory, or any portion or portions thereof (including any recreations facilities located thereon), to the Property and to bring such added territory within the general plan and scheme of this Declaration without the approval of the Association, its Board of Directors, or members. As each phase is developed, Declarant may, with respect thereto, record a supplemental declaration ("Supplemental Declaration") which may supplement this Declaration with such additional covenants, conditions, restrictions, reservations and easements as Declarant may deem appropriate for that Phase of Development."

Article XVI, Section 16.3 Rights and Obligations-Added Territory, is revised to read as follows:

"Subject to the provisions of Section 16.4, upon the recording of a Notice of Addition of Territory containing the provisions as set forth in this Section, all provisions contained in this Declaration shall apply to the real property described in such Notice of Addition of Territory (the "added territory") in the same manner as if it were originally covered by this Declaration. Thereafter, the rights, powers and responsibilities of the parties to this Declaration with respect to the added territory shall be the same as with respect to the property originally covered hereby, and the rights, powers and responsibilities of the owners, lessees and occupants of Units (if any) within the added territory, as well as within the property originally subject to this Declaration, shall be the same as if the added territory were originally covered by this Declaration. From and after the first day of the month following the first Close of Escrow for the sale of a Condominium (if any) in the added territory, the Owner of Condominiums located in the added territory shall share in the payment of assessments to the Association to meet Common Expenses of the entire Property as provided in Section 5.5 hereof. Voting rights attributable to the Condominiums (if any) in the added territory shall not vest until Annual Assessments have commenced as to such Condominiums."

Article XVI, Section 16.4 Notice of Addition of Territory, fourth sentence, is revised as follows:

"The recordation of said Notice of Addition shall constitute... and become subject to the functions, powers and jurisdiction of the Association; and the Owners of Condominiums (if any) in said added territory shall automatically..."

Exhibit "A" is deleted in its entirety and replaced with the following:

"Module C as shown on the Condominium Plan recorded December 3, 1993 as Instrument No. 93-2370004 in Official Records of Los Angeles County, for Lot 1 of Tract No. 50779, as shown on a Subdivision Map filed in Book 1202, Pages 3 and 4 of Maps, in the Office of the Los Angeles County Recorder"

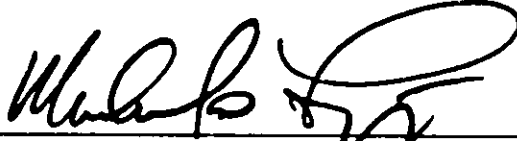
EXCEPT AS SO AMENDED, the Declaration shall be and remain in full force and effect.

IN WITNESS WHEREOF, the undersigned has executed the foregoing Second Amendment to Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for City View Terrace Condominium Homeowners' Association.

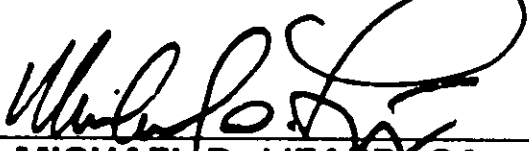
"Declarant"

CITY VIEW TERRACES, a  
California limited partnership

By: TELACU AFFORDABLE HOUSING, INC.,  
a California Corporation (Partner), Owner

X   
By: MICHAEL D. LIZARRAGA  
its: Executive Vice-President

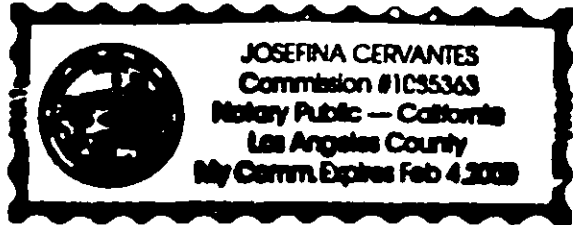
By: THE EAST LOS ANGELES COMMUNITY UNION,  
a California corporation, General Partner

X   
By: MICHAEL D. LIZARRAGA  
its: Executive Vice-President

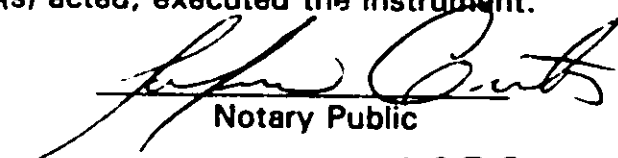
STATE OF CALIFORNIA )  
COUNTY OF Los Angeles ) ss.

On Aug 11, 1997, 1997, before me, the undersigned, a Notary Public in and for said State, personally appeared: Michael D. Lizarraga,  Personally known to me, - OR -  Proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument. WITNESS my hand and official seal.

(SEAL)



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Notary Public  
97-1303031