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FIFTH AMENDMENT TO MASTER DEED  
AND DECLARATION OF CONDOMINIUM PROPERTY REGIME  
"PARK HILL CONDOMINIUMS"

03365

THIS FIFTH AMENDMENT made and entered into by PARK HILL, INC., a Kentucky Corporation, hereinafter referred to as "Developer".

**WITNESSETH:**

WHEREAS, by a Master Deed and Declaration of Condominium Regime dated July 6, 2000, appearing of record in Deed Book 0506, Page 055, as amended in Deed Book 507 Page 228, as amended in Deed Book 510 Page 629, as amended in Deed Book 514 Page 398 and all Amendments thereto, all in the Office of the Clerk of Bullitt County, Kentucky, the Developer subjected and submitted certain real property to the condominium property law, and as amended; and,

WHEREAS, under the said Master Deed the right was specifically reserved unto the Developer to amend the Master Deed and/or plans recorded therewith; and,

WHEREAS, the Developer is the owner and wishes to amend the Master Deed, and

WHEREAS, the Developer wishes to add to the condominium regime Phase VI, Building Number Two(2) consisting of units fifty (50) through fiftyseven(57).

NOW THEREFORE, the Developer for the purposes hereinabove set forth and pursuant to provisions set forth in the Master Deed for "Park Hill Condominiums" recorded as above and in accordance with and by means of powers therein reserved and conferred on it, does hereby amend the Master Deed by incorporating the following:

1. Further declaring that the additional property described in Exhibit A, attached hereto and incorporated herein is annexed into and shall be governed in all respects by the terms and conditions of the condominium regime referred herein.

2. Amending the legal descriptions of the units which are set forth in the Master Deed according to the descriptions contained in Exhibit B, attached hereto and incorporation herein. The units referred in Exhibit B are also shown on drawings attached hereto which show the units as built.

3. Amending the schedule of percentages of ownership interest in the common elements appurtenant to each unit set forth in the Master Deed and to reallocate said percentages as shown on Exhibit C attached hereto and incorporated herein and this allocation is accomplished as follows:

(A) The Developer, to the extent necessary, hereby exercising all of the rights conferred upon it by the Declaration of Master Deed and all powers of attorney granted to it by all unit owners of the existing units, thereby divesting them of that portion of their units share in the existing common elements which must be allocated to the new units to obtain the percentage interest

in the aggregated common elements in each unit shown in the above referenced schedule.

(B) The Developer to the extent necessary hereby exercises all powers of attorney granted to it and powers of appointment reserved by it and hereby grants and conveys and sets over to each owner of existing units that share in the new common elements which is necessary to obtain for each existing unit its share in the aggregated common elements as shown in the aforesaid schedule.

(C) The meaning of all of the terms referred to herein are as described in the Master Deed.

Except as set forth herein, the Declaration or Master Deed for "Park Hill Condominiums", shall remain in full force and effect.

IN TESTIMONY WHEREOF, witness the signature of the Developer, Park Hill, Inc., this the 9<sup>th</sup> day of January, 2002.

*See Amendment, See Deed  
Book 567 Page 003*

*Nora M<sup>c</sup> Cawley by B Waters DC*

PARK HILL, INC., a Kentucky Corporation  
"DEVELOPER"

*Jeffrey B. Hankins, Pres*

~~Deed of Release~~ *Amendment  
to Deed*

See Deed Book 579 Page 525  
Nora McCawley, Bullitt County Clerk  
B Waters, DC

For ~~Deed of Release~~ *Amendment  
to Deed*

See Deed Book 584 Page 359  
Nora McCawley, Bullitt County Clerk  
B Waters, DC

For Deed of ~~Release~~ *Correction*

See Deed Book 644 Page 632  
Nora McCawley, Bullitt County Clerk  
By B Waters DC

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STATE OF KENTUCKY )  
 )SCT.  
COUNTY OF JEFFERSON )

I, a Notary Public, in and for the state and county aforesaid, do hereby certify that the foregoing was produced to me in said state and county and acknowledged and delivered before me by Jeffrey Greenberg as President of Park Hill, Inc., Developer herein.

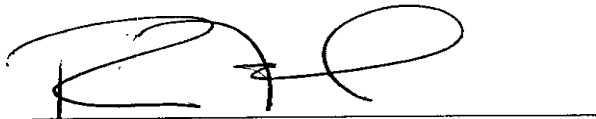
Witness my hand this 9<sup>th</sup> day of JANUARY 2002.



Notary Public, Jefferson County, KY

My commission expires: 8.20.2005

This instrument prepared by:



Richard T. Frank  
Marc Yussman & Associates, PLLC  
10600 Timberwood Circle, Suite 1  
Louisville, KY 40223

EXHIBIT "A"

**LEGAL DESCRIPTION FOR  
PHASE 6 - BUILDING NO. 2  
PARK HILL CONDOMINIUMS  
MT. WASHINGTON, KENTUCKY**

**Prepared For  
Park Hill, Inc.  
10600 Timberwood Circle, Suite 4  
Louisville, Kentucky 40223**

**Prepared By**

***RWM* MOORE CONSULTING ENGINEERS, P.S.C.**  
*Engineering, Environmental and Management Services*

**Linnwood I Office Condominiums  
10213 Linn Station Road, Suite 3  
Louisville, Kentucky 40223-5606  
502-426-9842 / 502-426-7742 (Facsimile)**

**December 19, 2001**

Beginning at an existing PK nail located at the Northeast corner of property conveyed to Park Hill, Inc. by deed of record in Deed Book 448, Page 11 in the office of the County Clerk of Bullitt County, Kentucky; said existing PK nail is also common to the South right-of-way line of Kentucky Highway 44 and the east right-of-way line of Central Boulevard by plat of record in Cabinet 2, Slide 381 in the office of the County Clerk of Bullitt County, Kentucky; thence, continuing from the existing PK nail in a Southwesterly direction along the South right-of-way line of Kentucky Highway 44, South  $78^{\circ}47'20''$  West, a distance of 70.30 feet to a point, said point is also on the West right-of-way line of Central Boulevard; thence, leaving the South right-of-way line of Kentucky Highway 44 and continuing along the West right-of-way line of Central Boulevard, South  $16^{\circ}30'09''$  East, a distance of 159.42 feet to a point; thence, continuing along the West right-of-way line of Central Boulevard, South  $30^{\circ}25'57''$  East, a distance of 45.51 feet to a point; thence, leaving the West right-of-way of Central Boulevard and continuing along a line in a Southwesterly direction, South  $81^{\circ}32'25''$  West, a distance of 110.25 feet to a point, said point being the true point of beginning of Phase 6 - Building No. 2 of the Park Hill Condominiums; thence, continuing from the true point of beginning along a line in a Southeasterly direction, South  $08^{\circ}27'39''$  East,

a distance of 97.44 feet to a point, thence, continuing along a line in a Southwesterly direction, South 81°32'21" West, a distance of 93.98 feet to a point; thence, continuing along a line in a Northwesterly direction, North 08°27'39" West, a distance of 110.34 feet to a point, said point lies on the North property line of Park Hill, Inc.; thence, continuing along the North property line in a Southeasterly direction, South 89°21'32" East, a distance of 81.53 feet to a point; thence, leaving the North property line of Park Hill, Inc. and continuing along a line in a Northeasterly direction, North 81°32'25" East, a distance of 13.48 feet to the true point of beginning. Said Phase 6 contains 0.222 acres.

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EXHIBIT "A" Continued  
2

**EXHIBIT "B"**

**PROJECT: PARKHILL CONDOMINIUMS  
PHASE SIX(6)**

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<b>UNIT#</b>	<b>BUILDING NO. 2 LIVING AREA(SQ. FEET)</b>
#50	900.00
#51	947.76
#52	947.76
#53	900.00
#54	900.00
#55	947.76
#56	947.76
#57	900.00
<hr/>	
<b>TOTALS</b>	<b>7391.04</b>

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**NOTE:**

900 square foot units are generally called the "Somerset" units.  
947.76 square foot units are generally called the "Glasgow" units.

**PROJECT: PARKHILL CONDOMINIUMS  
PHASE ONE, TWO, THREE & SIX  
ESTIMATED % OF COMMON INTEREST SCHEDULE**

UNIT#	BUILDING LIVING AREA(SQ. FEET) PROJECT	NET % OF PROJECT
<b>BUILDING EIGHT (8)</b>		
#1	900.00	3.04%
#2	947.76	3.21%
#3	947.76	3.21%
#4	900.00	3.04%
#5	900.00	3.04%
#6	947.76	3.21%
#7	947.76	3.21%
#8	900.00	3.04%
<b>BUILDING SEVEN (7)</b>		
#9	900.00	3.04%
#10	947.76	3.21%
#11	947.76	3.21%
#12	900.00	3.04%
#14	900.00	3.04%
#15	947.76	3.21%
#16	947.76	3.21%
#17	900.00	3.04%
<b>BUILDING SIX (6)</b>		
#18	900.00	3.04%
#19	947.76	3.21%
#20	947.76	3.21%
#21	900.00	3.04%
#22	900.00	3.04%
#23	947.76	3.21%
#24	947.76	3.21%
#25	900.00	3.04%
<b>BUILDING TWO(2)</b>		
#50	900.00	3.04%
#51	947.76	3.21%
#52	947.76	3.21%
#53	900.00	3.04%
#54	900.00	3.04%
#55	947.76	3.21%
#56	947.76	3.21%
#57	900.00	3.04%

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<b>TOTALS</b>	<b>29564.16</b>	<b>100.00%</b>
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**NOTE:**

900 square foot units are generally called the "Somerset" units.  
947.76 square foot units are generally called the "Glasgow" units.



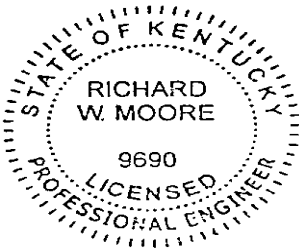
PROFESSIONAL ENGINEER'S CERTIFICATE

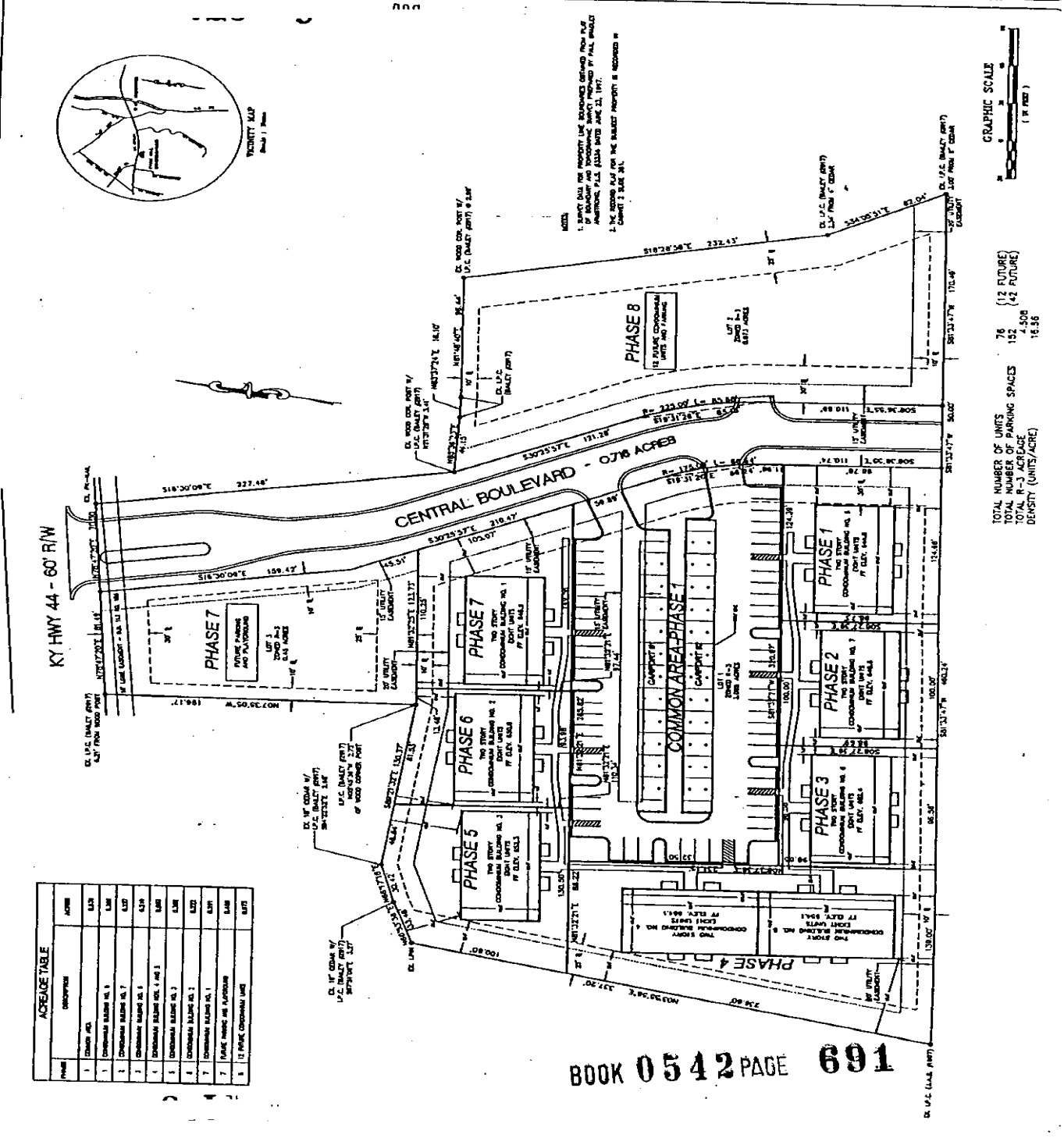
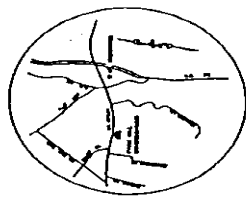
I, Richard W. Moore, P.E., A PROFESSIONAL ENGINEER IN THE STATE OF KENTUCKY, DO HEREBY CERTIFY THAT PARKHILL CONDOMINIUMS (BUILDING NUMBER TWO (2) UNITS 50, 51, 52, 53, 54, 55, 56 AND 57) AND IMPROVEMENTS FULLY AND ACCURATELY DEPICT THE LAYOUT, LOCATION, UNIT NUMBERS, AND DIMENSIONS OF THE UNITS AS BUILT.

Richard W. Moore  
PROFESSIONAL ENGINEER

P.E. # 9690

12/19/2001  
DATE

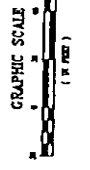




**ACREAGE TABLE**

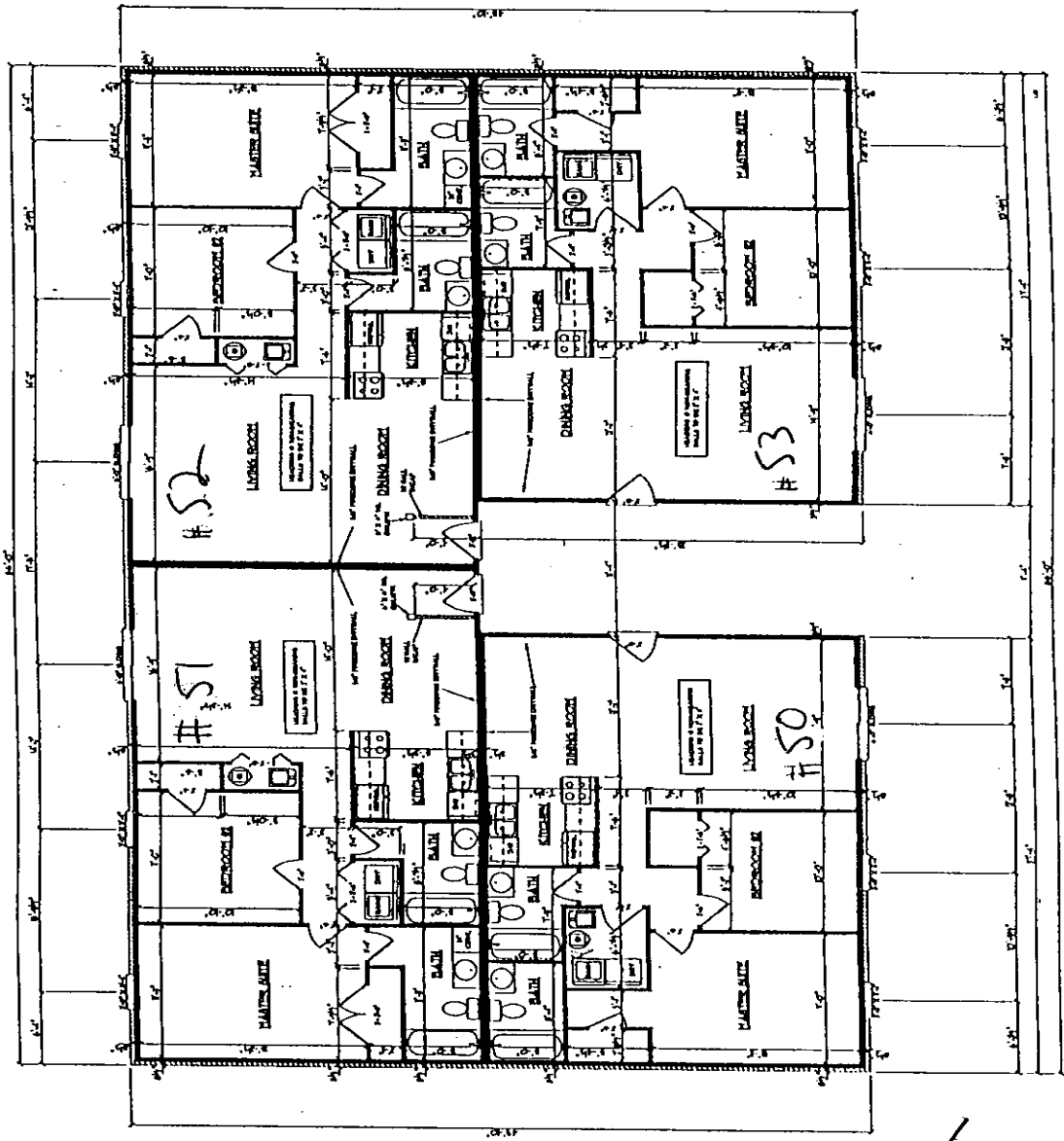
PHASE	DESCRIPTION	ACRES
1	CONDOMINIUM	0.148
2	CONDOMINIUM BUILDING NO. 1	0.148
3	CONDOMINIUM BUILDING NO. 2	0.148
4	CONDOMINIUM BUILDING NO. 3	0.148
5	CONDOMINIUM BUILDING NO. 4	0.148
6	CONDOMINIUM BUILDING NO. 5	0.148
7	CONDOMINIUM BUILDING NO. 6	0.148
8	12 PHASE CONDOMINIUM UNIT	0.0716

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TOTAL NUMBER OF UNITS: 76 (12 FUTURE)  
 TOTAL NUMBER OF PARKING SPACES: 152 (42 FUTURE)  
 TOTAL R-3 ACREAGE: 4.508  
 DENSITY (UNITS/ACRE): 16.86

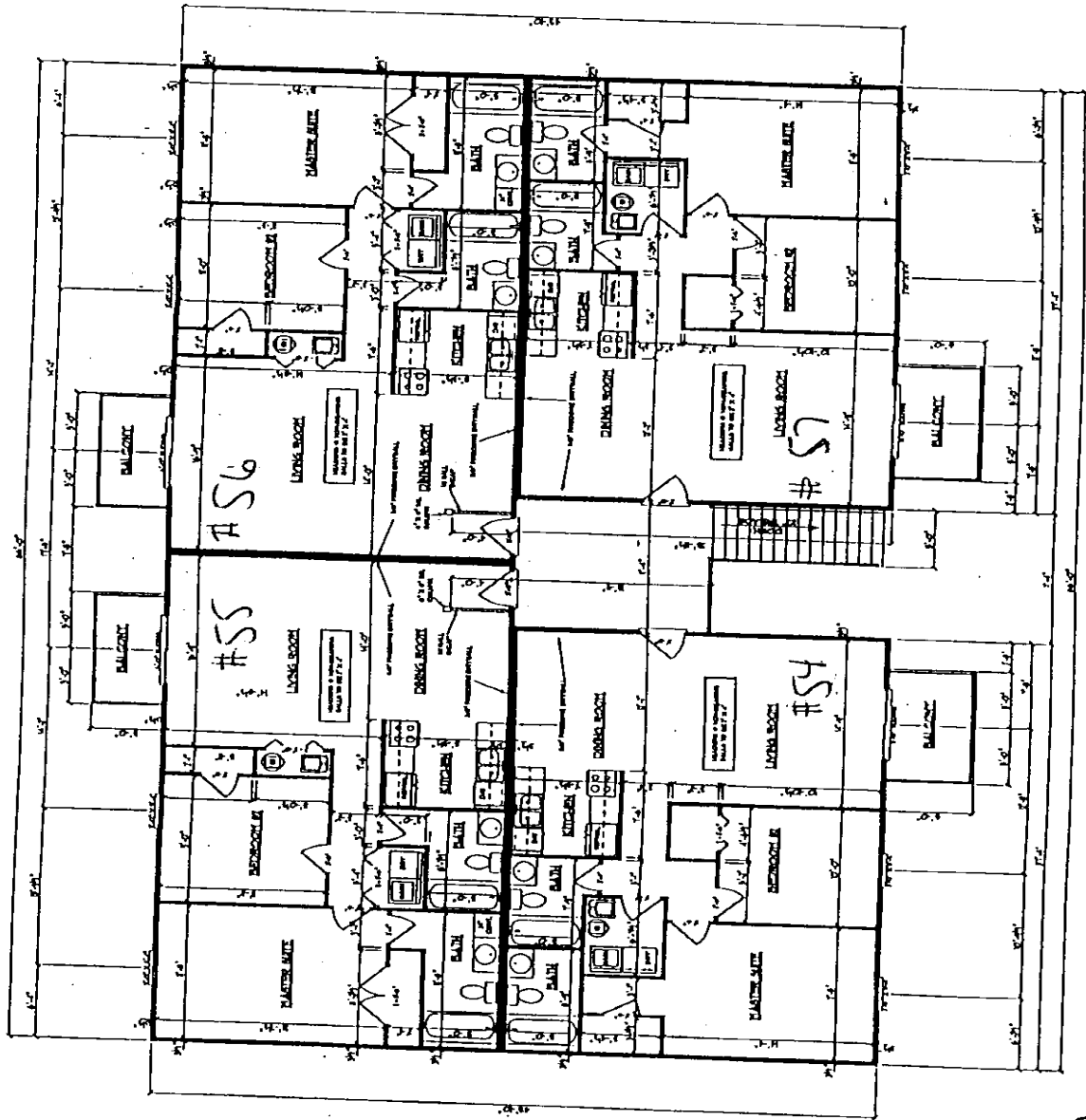
NOTE:  
 ALL WORK MUST VERIFY ALL  
 DIMENSIONS DRAWINGS AND  
 CODE REQUIREMENTS BEFORE  
 STARTING CONSTRUCTION



FIRST FLOOR PLAN

Condominium  
 Building No 2

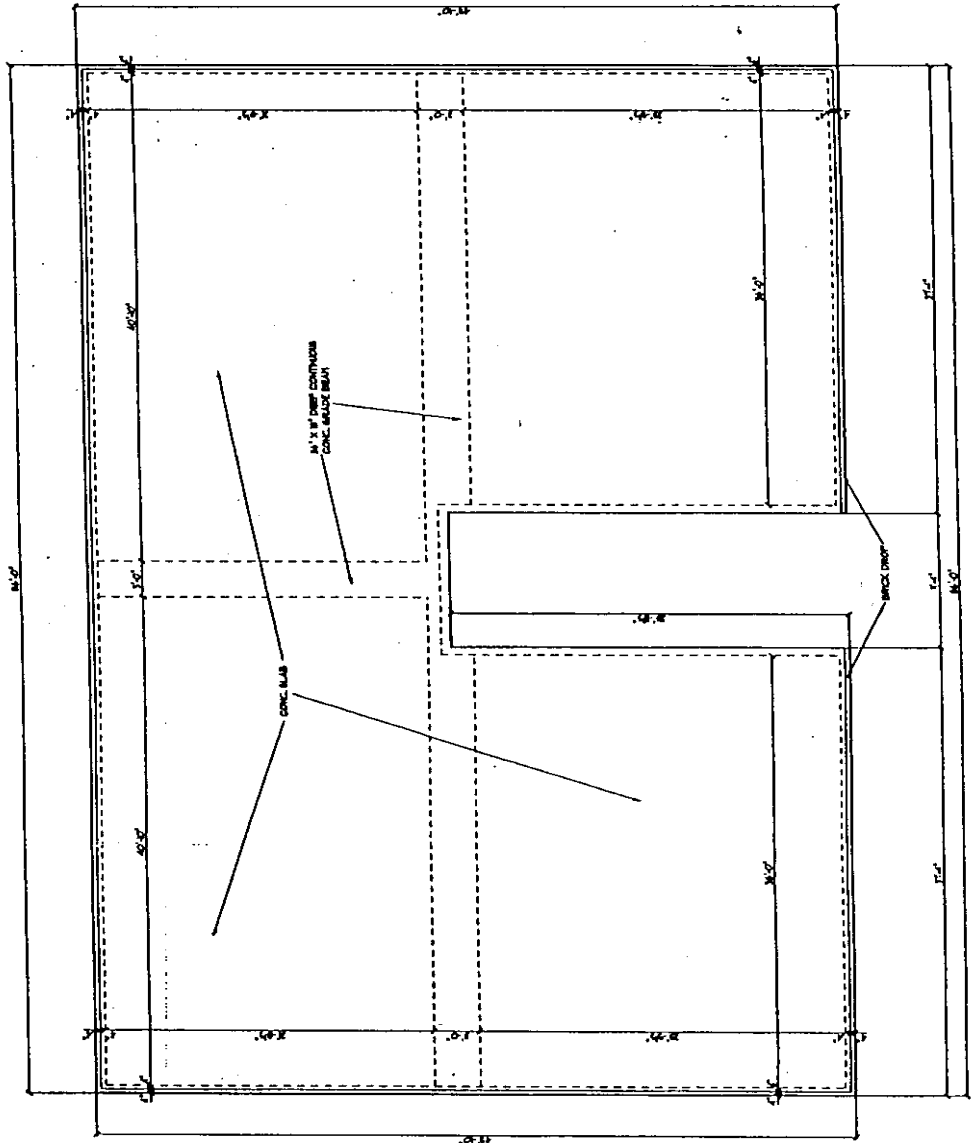
NOTE:  
 BUILDERS MUST VERIFY ALL  
 DIMENSIONS, DRAWINGS AND  
 CODE COMPLIANCES BEFORE  
 STARTING CONSTRUCTION



SECOND FLOOR PLAN

*Condemner*  
 Building No. 2

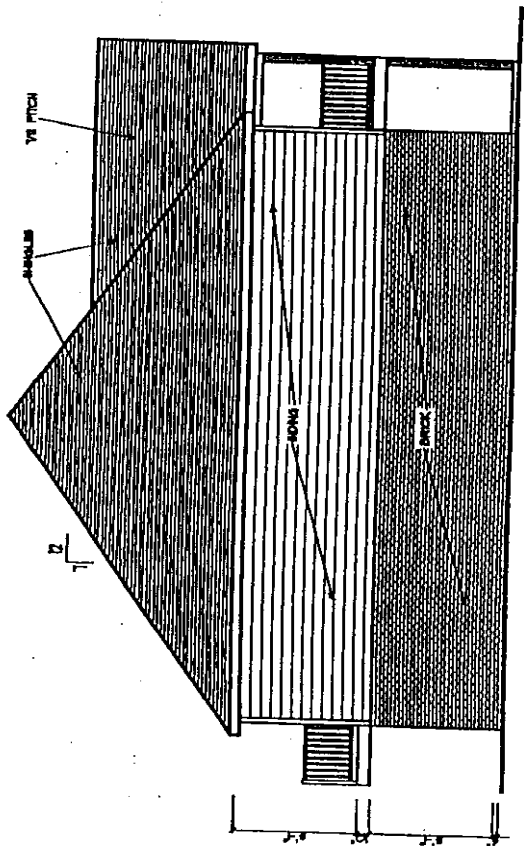
NOTE:  
BUILDER MUST VERIFY ALL  
DIMENSIONS, DIMENSIONS AND  
CODE COMPLIANCES BEFORE  
STARTING CONSTRUCTION



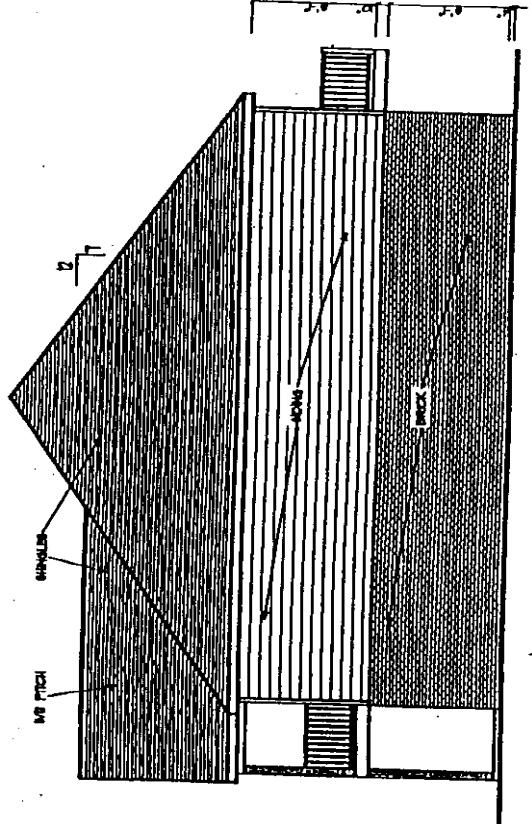
FOUNDATION PLAN

Condominium  
Building No. 2

NOTE:  
BUILDER MUST VERIFY ALL  
DIMENSIONS ON THESE AND  
CHECK COMPLIANCE BEFORE  
STARTING CONSTRUCTION



LEFT SIDE ELEVATION



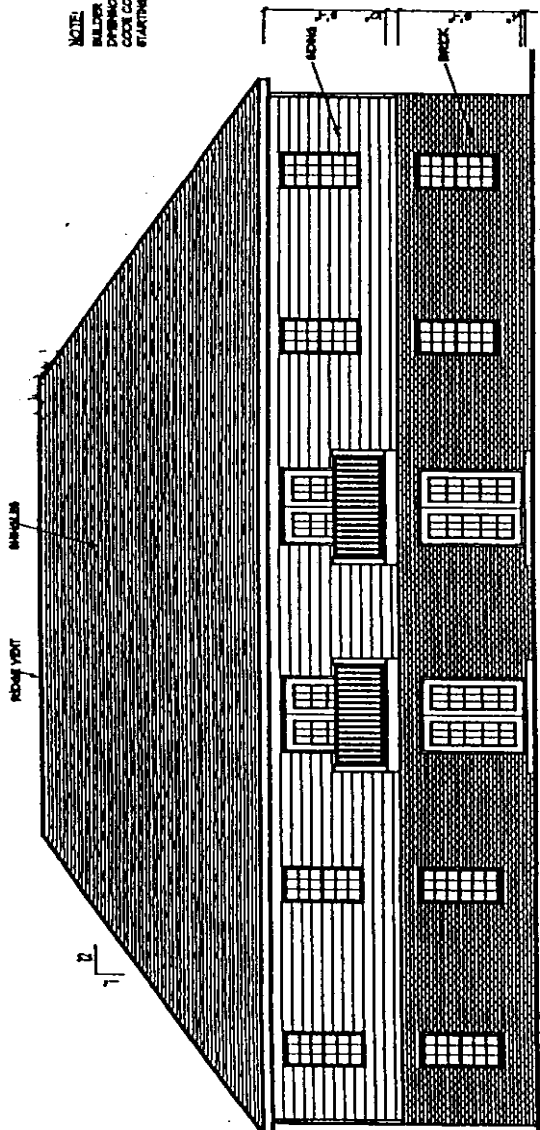
RIGHT SIDE ELEVATION

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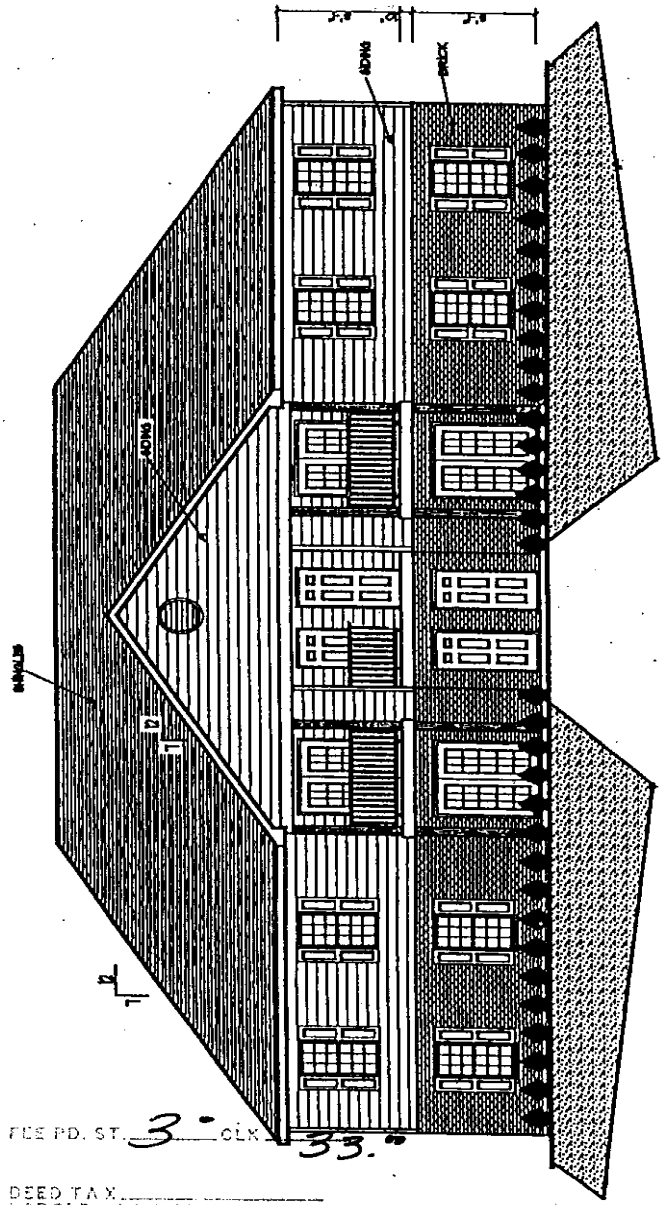
*Condominium  
Building No 2*

NOTE:  
BUILDER MUST VERIFY ALL  
DIMENSIONS, DRAWINGS AND  
CODE COMPLIANCE BEFORE  
STARTING CONSTRUCTION

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REAR ELEVATION



C/R PROPERTIES GROUP  
GENERAL CONTRACTOR

FRONT ELEVATION

FEES: 3' CLK 33

DEED TAX REGISTERED THIS  
LOGSHEET

01 JUN 27 PM 3:29

ROSEMARY WALLEY  
BULLITT COUNTY CLERK

*B. Hasty* D.C.

FEE PD. ST. 3' CLK 33

DEED TAX  
LOGGED AND REGISTERED THIS

02 JAN 15 AM 11:28

ROSEMARY WALLEY  
BULLITT COUNTY CLERK

BY *B. Hasty* D.C.

*order in 1/1/15*  
*Building No. 2*