

EXERCISE OF DEVELOPMENT RIGHTS.

FOURTH AMENDMENT TO DECLARATION OF CONDOMINIUM BY G. Y. YORKHAVEN, INC.

G. Y. Yorkhaven, Inc., a Connecticut corporation having an office and place of business at Riverside Drive, Clinton, Connecticut, being the Declarant under a certain Declaration of Condominium by G. Y. Yorkhaven, Inc. dated December 28, 1987 and recorded in Volume 177 at Page 263 and successive pages to the Clinton Land Records, which Declaration has been amended by Amendment #1 to Declaration of Condominium by G.Y. Yorkhaven, Inc. dated February 29, 1988 and recorded in Volume 179 at Page 352 of the Clinton Land Records (which Amendment #1 was rerecorded in Volume 180 at Page 946 of the Clinton Land Records), and which Declaration has been further amended by the Second Amendment to Declaration of Condominium by G. Y. Yorkhaven, Inc. dated December 30, 1988 and recorded in Volume 189 at Page 24 of the Clinton Land Records and which Declaration has been further amended by the Third Amendment to Declaration of Condominium by G. Y. Yorkhaven, Inc. dated March 16, 1989 and recorded in Volume 190 at Page 537 of the Clinton Land Records (the Declaration of Condominium by G. Y. Yorkhaven, Inc., and its amendments being hereinafter collectively referred to as "the Declaration"), pursuant to Section 47-229 of the Connecticut General Statutes, as amended, and pursuant to reservation of Development Rights reserved in Article IX of the Declaration, does hereby further amend the Declaration and declare:

1. Schedule A-2 entitled "ALLOCATED INTERESTS Revised May 17, 1989" attached hereto is substituted for the current Schedule A-2 to the Declaration which is hereby declared null and void. By this Amendment and revision of Schedule A-2, the Declarant hereby adds Marine Unit 40-01, Marine Units 45-01, 45-02, 45-19 through 45-39 inclusive and Marine Units 50-01 through 50-10 inclusive together with the allocated interests to the Common Interest Community.

2. The revised Plan entitled "PLAN - SCHEDULE A-4 AMENDED DECLARATION CLINTON YACHT HAVEN DOCKOMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT SCALE: 1" = 50' DATE: NOVEMBER 13, 1987 Last Revised 05-12-89 ADD 'C' AND

'D' DOCK, ADD UNITS ON 'B' DOCK, ADDED SHEET 1A DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO:87-1-20.06 SHEET 1 of 2" attached hereto is substituted for Sheet 1 of 2 of the current Schedule A-4 of the Declaration which sheet is hereby declared null and void. The new plan entitled "PLAN - SCHEDULE A-4 DOCKOMINIUM UNIT BOUNDARY INDEX CLINTON YACHT HAVEN DOCKOMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT DATE: MAY 12, 1989 Last Revised 5-12-89 ADDED SHEET 1A TO SET DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO:87-1-20.08 SHEET 1A of 2" is hereby added to the current Schedule A-4 of the Declaration. The floor plan entitled "PLAN - SCHEDULE A-4 BOAT STORAGE UNITS AMENDED DECLARATION CLINTON YACHT HAVEN DOCKOMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT SCALE: 3/32" = 1'-0" DATE: SEPTEMBER 15, 1988, Last Revised 12-22-88 REVISED UNIT BOUNDARIES DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO:87-1-20.1.01 SHEET 2 of 2" currently on file in the Clinton Town Clerk's Office remains in full force and effect.

3. Schedule A-5 dated May 17, 1989, surveyor's certificate, is hereby appended to the Declaration.

4. Except as herein modified, the Declaration shall remain in full force and effect.

IN WITNESS WHEREOF, the Declarant has caused this Fourth Amendment to the Declaration of Condominium by G.Y. Yorkhaven, Inc. to be executed this 17th day of May, 1989.

ROME, CASE, KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
683 BLOOMFIELD AVENUE • P. O. BOX 538 • BLOOMFIELD, CT 06007-0538 • 12031242-7745 • JURIS NO 50888

ROME, CASE, KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
683 BLOOMFIELD AVENUE • P. O. BOX 538 • BLOOMFIELD, CT 06007-0538 • 12031242-7745 • JURIS NO 50888

va 192 mc177

Signed and Delivered
in the presence of

G. Y. YORKHAVEN, INC.

Emily G. Mazzotta

By [Signature]
Karen Christopher,
Its Vice President
Duly Authorized

[Signature]

STATE OF CONNECTICUT)
COUNTY OF Middlesex)

ss. Clinton

May 17, 1989

Personally appeared EAREN CHRISTOPHER, Vice President as
aforesaid, Signer of the foregoing Instrument, and she
acknowledged the same to be her free act and deed and the free
act and deed of said corporation, before me.

[Signature]
Notary Public
My Commission Expires [Date]



EMILY AND EAREN G. Y. YORKHAVEN, INC. • ATTORNEYS AT LAW
One • 1000 Old Connecticut Drive • 06210-2715 • 401-251-3800

SCHEDULE A-2

ALLOCATED INTERESTS

Revised May 17, 1989

Marine Unit No.	Percentage Share of Common Elements and Common Element Expenses	Percentage Share of Marine Unit Limited Common Elements and Limited Common Element Expenses	Votes
A-5	.8164	.8948	1
A-6	.8164	.8948	1
A-7	.8164	.8948	1
A-8	.8164	.8948	1
A-9	.8164	.8948	1
A-10	.8164	.8948	1
A-11	.8164	.8948	1
A-12	.8164	.8948	1
A-13	.8164	.8948	1
A-14	.8164	.8948	1
A-15	.8164	.8948	1
A-16	.8164	.8948	1
A-17	.8164	.8948	1
A-18	.8164	.8948	1
A-19	.8164	.8948	1
A-20	.8164	.8948	1
A-21	.8164	.8948	1
A-22	.8164	.8948	1
A-23	.8164	.8948	1
A-24	.8164	.8948	1
A-25	.8164	.8948	1
A-26	.8164	.8948	1

EMILY AND EAREN G. Y. YORKHAVEN, INC. • ATTORNEYS AT LAW
One • 1000 Old Connecticut Drive • 06210-2715 • 401-251-3800

ROME, CASE, REMNELLY AND ELEBRANOFF, P. C. - ATTORNEYS AT LAW
 853 BLOOMFIELD AVENUE - P O BOX 568 - BLOOMFIELD, CT 06002-0568 - (203) 242-7743 - JUNIS NO 50888

Marine Unit No.	Percentage Share of Common Elements and Common Element Expenses, Cont. from Page One	Percentage Share of Marine Unit Limited Common Elements and Limited Common Element Expenses Cont. from Page One	Votes
A-27	.8164	.8948	1
A-28	.8164	.8948	1
A-29	.8164	.8948	1
A-30	.8164	.8948	1
A-31	.8164	.8948	1
A-32	.8164	.8948	1
A-33	.8164	.8948	1
A-34	.8164	.8948	1
36-03	.8164	.8948	1
36-04	.8164	.8948	1
36-05	.8164	.8948	1
36-06	.8164	.8948	1
36-07	.8164	.8948	1
36-08	.8164	.8948	1
36-09	.8164	.8948	1
36-10	.8164	.8948	1
36-11	.8164	.8948	1
36-12	.8164	.8948	1
36-13	.8164	.8948	1
36-14	.8164	.8948	1
36-15	.8164	.8948	1
36-16	.8164	.8948	1
36-17	.8164	.8948	1
36-18	.8164	.8948	1
36-19	.8164	.8948	1

Marine Unit No.	Percentage Share of Common Elements and Common Element Expenses, Cont. from Page Two	Percentage Share of Marine Unit Limited Common Elements and Limited Common Element Expenses, Cont. from Page Two	Votes
36-20	.8164	.8948	1
40-01	.9070	.9942	1
45-01	1.0204	1.1186	1
45-02	1.0204	1.1186	1
45-03	1.0204	1.1186	1
45-04	1.0204	1.1186	1
45-05	1.0204	1.1186	1
45-06	1.0204	1.1186	1
45-07	1.0204	1.1186	1
45-08	1.0204	1.1186	1
45-09	1.0204	1.1186	1
45-10	1.0204	1.1186	1
45-11	1.0204	1.1186	1
45-12	1.0204	1.1186	1
45-13	1.0204	1.1186	1
45-14	1.0204	1.1186	1
45-15	1.0204	1.1186	1
45-16	1.0204	1.1186	1
45-17	1.0204	1.1186	1
45-18	1.0204	1.1186	1
45-19	1.0204	1.1186	1
45-20	1.0204	1.1186	1
45-21	1.0204	1.1186	1

ROME CASE, KENNELLY AND KLEBANOFF, P.C. • ATTORNEYS AT LAW
693 BLOOMFIELD AVENUE • P O BOX 508 • BLOOMFIELD, CT 06003 0508 • (203) 242-7745 • JURS NO 508B

Marine Unit No.	Percentage Share of Common Elements and Common Element Expenses, Cont. from Page Three	Percentage Share of Marine Unit Limited Common Elements and Limited Common Element Expenses, Cont. from Page Three	Votes
45-22	1.0204	1.1186	1
45-23	1.0204	1.1186	1
45-24	1.0204	1.1186	1
45-25	1.0204	1.1186	1
45-26	1.0204	1.1186	1
45-27	1.0204	1.1186	1
45-28	1.0204	1.1186	1
45-29	1.0204	1.1186	1
45-30	1.0204	1.1186	1
45-31	1.0204	1.1186	1
45-32	1.0204	1.1186	1
45-33	1.0204	1.1186	1
45-34	1.0204	1.1186	1
45-35	1.0204	1.1186	1
45-36	1.0204	1.1186	1
45-37	1.0204	1.1186	1
45-38	1.0204	1.1186	1
45-39	1.0204	1.1186	1
50-01	1.13378	1.243	1
50-02	1.13378	1.243	1
50-03	1.13378	1.243	1

ROME CASE, KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
 653 BLOOMFIELD AVENUE • P O BOX 588 • BLOOMFIELD, CT 06007-0588 • (203) 242-7745 • JURIS NO 50888

Marine Unit No.	Percentage Share of Common Elements and Common Element Expenses, Cont. from Page Four	Percentage Share of Marine Unit Limited Common Elements and Limited Common Element Expenses, Cont. from Page Four	Votes
50-04	1.13378	1.243	1
50-05	1.13378	1.243	1
50-06	1.13378	1.243	1
50-07	1.13378	1.243	1
50-08	1.13378	1.243	1
50-09	1.13378	1.243	1
50-10	1.13378	1.243	1

100.00

Boat Storage Unit
No.

Percentage Share of Boat
Storage Unit Limited
Common Elements and
Limited Common Element
Expenses

Votes

S2 A	.5157	5.8788	1
S2 B	.3223	3.6738	1
S2 C	.4152	4.7331	1
S3 A	.5157	5.8788	1
S3 B	.3223	3.6738	1
S3 C	.4152	4.7331	1
S4 A	.5157	5.8788	1

ADAME, CASE, KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
693 BLOOMFIELD AVENUE • P. O. BOX 588 • BLOOMFIELD, CT 06002-0588 • (203) 742-7745 • JUNS MO 5088

Boat Storage Unit No.	Percentage Share of Common Elements and Common Element Expenses, Cont. from Page Five	Percentage Share of Boat Storage Unit Limited Common Elements and Limited Common Element Expenses, Cont. from Page Five	Votes
S4 B	.3223	3.6738	1
S4 C	.4152	4.7331	1
S5 A	.5157	5.8788	1
S5 B	.3223	3.6738	1
S5 C	.4152	4.7331	1
S6 A	.5157	5.8788	1
S6 B	.3223	3.6738	1
S6 C	.4152	4.7331	1
S7 A	.5157	5.8788	1
S7 B	.3223	3.6738	1
S7 C	.4152	4.7331	1
S8 A	.5157	5.8788	1
S8 B	.3223	3.6738	1
S8 C	.4152	4.7332	1
	<u>100.00</u>	<u>100.00</u>	<u>119</u>

ROME CASE, KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
 SUITE • P O BOX 588 • BLOOMFIELD, CT 06002-0588 • 12031 242-2745 • JURIS NO 50888

KENNELLY AND KLEBANOFF, P. C. • ATTORNEYS AT LAW
 SUITE 588 • BLOOMFIELD, CT 06002-0588 • 12031 242-2745 • JURIS NO 50888

SCHEDULE A-4

The Schedule A-4 entitled "PLAN - SCHEDULE A-4 AMENDED DECLARATION CLINTON YACHT HAVEN DOCKMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT SCALE: 1" - 50' DATE: NOVEMBER 13, 1987 Last Revised 05-12-89 ADD 'C' AND 'D' DOCK, ADD UNITS ON 'B' DOCK, ADDED SHEET 1A DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO:87-1-20.06 SHEET 1 of 2" and the Schedule A-4 entitled "PLAN - SCHEDULE A-4 DOCKMINIUM UNIT BOUNDARY INDEX CLINTON YACHT HAVEN DOCKMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT DATE: MAY 12, 1989 Last Revised 5-12-89 ADDED SHEET 1A TO SET DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO:87-1-20.08 SHEET 1A of 2" are being recorded simultaneously herewith in the Land Records of the Town of Clinton, Connecticut.

CLINTON YACHT HAVEN

SCHEDULE A-5

SURVEYOR'S CERTIFICATE

Marine Units 40-01, Marine Units 45-01, 45-02, 45-19 through 45-39 inclusive and Marine Units 50-01 through 50-10 inclusive:

Re: Clinton Yacht Haven, a Dockminium situated in the Town of Clinton, County of Middlesex and State of Connecticut, which premises are more particularly shown on maps or plans entitled "PLAN - SCHEDULE A-4 AMENDED DECLARATION CLINTON YACHT HAVEN DOCKMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT SCALE: 1" = 50' DATE: NOVEMBER 13, 1987, Last Revised 05-12-89 ADD 'C' AND 'D' DOCK, ADD UNITS ON 'B' DOCK, ADDED SHEET 1A DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO: 87-1-20.06 SHEET 1 of 2" and "PLAN - SCHEDULE A-4 DOCKMINIUM UNIT BOUNDARY INDEX CLINTON YACHT HAVEN DOCKMINIUM PROPERTY OF G.Y. YORKHAVEN, INC. RIVERSIDE DRIVE, CLINTON, CONNECTICUT DATE: MAY 12, 1989 Last Revised 5-12-89 ADDED SHEET 1A TO SET DICESARE-BENTLEY ENGINEERS, INC. 100 FORT HILL ROAD GROTON, CONNECTICUT DWG. NO: 87-1-20.08 SHEET 1A of 2" which maps are on file in the Town Clerk's office in said Town of Clinton to which reference may be had.

The undersigned hereby certifies that:

1. The architect, surveyor or engineer is certified by the State of Connecticut under Certification No. 14662.
2. To the best of his knowledge, information and belief, the Units are substantially complete in accordance with the plans on file and shown as Exhibit A-4 to the Declaration.
3. This certificate is made pursuant to the provisions of Section 47-220 of the Connecticut General Statutes.

Michael J. Scanlon

Licensed Surveyor

Michael J. Scanlon

Dated: May 17, 1989

Received for record May 17, 1989
at 3:04 p.m. and recorded by
Brian J. Brock Town Clerk
0001

691 BLOOMFIELD AVENUE • P.O. BOX 508 • BLOOMFIELD, CT 06002 0508 • 42031 242, 7745 • JURIS NO 50888
ROMAN CASE, KEMMELLY AND KLEBANOFF, P.C. • ATTORNEYS AT LAW

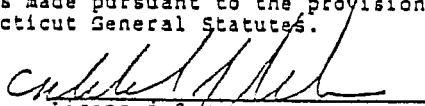
CLINTON YACHT HAVEN
SCHEDULE A-5
SURVEYOR'S CERTIFICATE

Marine Units 40-01, Marine Units 45-01, 45-02, 45-19 through 45-39 inclusive and Marine Units 50-01 through 50-10 inclusive:

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2. To the best of his knowledge, information and belief, the Units are substantially complete in accordance with the plans on file and shown as Exhibit A-4 to the Declaration.
3. This certificate is made pursuant to the provisions of Section 47-220 of the Connecticut General Statutes.


 Licensed Surveyor
 Michael J. Scanlon

Dated: May 17, 1989

Received for record May 17 1989
 at 3:04 p.m. and recorded by
Philip J. [unclear] Town Clerk
[unclear]

JOHN J. BLOOMFIELD, F.C. • ATTORNEY AT LAW
 683 BLOOMFIELD AVENUE • P.O. BOX 508 • BLOOMFIELD, CT 06002-0508 • (203) 747-7745 • JAMS NO 50888

CLINTON YACHT HAVEN

SCHEDULE A-5

SURVEYOR'S CERTIFICATE

Marine Units 40-01, Marine Units 45-01, 45-02, 45-19 through 45-39 inclusive and Marine Units 50-01 through 50-10 inclusive:

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The undersigned hereby certifies that:

1. The architect, surveyor or engineer is certified by the State of Connecticut under Certification No. 14662.
2. To the best of his knowledge, information and belief, the Units are substantially complete in accordance with the plans on file and shown as Exhibit A-4 to the Declaration.
3. This certificate is made pursuant to the provisions of Section 47-220 of the Connecticut General Statutes.

Michael J. Scanlon

Licensed Surveyor

Michael J. Scanlon

Dated: May 17, 1989

Received for record May 17, 1989
at 3:04 p.m. M. S. H. recorded by
Richard J. Brock Town Clerk
Cock.

653 BLOOMFIELD AVENUE • P O BOX 588 • BLOOMFIELD, CT 06007 0588 • 203-752-7745 • JURIS NO 50888
ROMA CASE, REMNELLY AND KLEBANOFF, P.C. • ATTORNEYS AT LAW

CLINTON YACHT HAVEN

SCHEDULE A-5

SURVEYOR'S CERTIFICATE

Marine Units 40-01, Marine Units 45-01, 45-02, 45-19 through 45-19 inclusive and Marine Units 50-01 through 50-10 inclusive:

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The undersigned hereby certifies that:

1. The architect, surveyor or engineer is certified by the State of Connecticut under Certification No. 14662.
2. To the best of his knowledge, information and belief, the Units are substantially complete in accordance with the plans on file and shown as Exhibit A-4 to the Declaration.
3. This certificate is made pursuant to the provisions of Section 47-220 of the Connecticut General Statutes.

Michael J. Scanlon
Licensed Surveyor

Michael J. Scanlon

Dated: May 17, 1989

Received for record May 17, 1989
at 3:04 PM and recorded by
William J. [Signature] Town Clerk
Good

693 BLOOMFIELD AVENUE • P O BOX 588 • BLOOMFIELD, CT 06002 0588 • ATTORNEYS AT LAW • JAMES NO 5088 • (203) 242-7745 • RONA, CALE, KEMMELLY AND KLEBANOFF, P.C.