

FIRST AMENDMENT * **UNITED STATES OF AMERICA**
TO DECLARATION CREATING * **STATE OF LOUISIANA**
AND ESTABLISHING A * **PARISH OF ORLEANS**
CONDOMINIUM REGIME * **CITY OF NEW ORLEANS**
FOR *
THE SAINT CHARLES GARDENS *
CONDOMINIUMS *

* * * * *

BE IT KNOWN, that on the 17th day of December, 2004,

BEFORE ME, the undersigned Notary Public, duly commissioned and qualified in and for the State and Parish hereinabove set forth, and in the presence of the undersigned competent witnesses, personally came and appeared:

FILED-CUSTODIAN OF
 2004-63583-20
 PARISH OF ORLEANS

SAGUARO PROPERTIES, L.L.C., a Louisiana limited liability company, organized pursuant to Articles of Organization executed April 1, 2002, filed with the office of the Louisiana Secretary of State on April 2, 2002, as amended per instrument dated September 8, 2004, filed with the office of the Louisiana Secretary of State on September 9, 2004, represented herein by its Manager, William P. Mains, duly authorized pursuant to the Certificate of Authority executed October 19, 2004, filed as N.A. Instrument #2004-53459, CIN 294043, records of Orleans Parish, Louisiana;

Mailing Address: 760 Magazine Street, #201
 New Orleans, Louisiana 70130

Taxpayer I.D. No.: 68-0498965

(hereinafter referred to as "Declarant")

who declared unto me, Notary, that:

WHEREAS, Declarant filed a Declaration Creating and Establishing a Condominium Regime for The Saint Charles Gardens Condominiums, dated October 19, 2004, recorded on October 22, 2004, Notarial Archives No. 2004-53768, Conveyance Instrument No. 294178 of the conveyance records of Orleans Parish, Louisiana; and

WHEREAS, under Article XIV, Amendment, Declarant is authorized and desires to correct certain typographical errors in Exhibit G and to submit a corrected and new Exhibit G to correct the typographical errors.

CIN 297795

NOW THEREFORE, pursuant to the authority granted Declarant in Article XIV of the Condominium Declaration, Declarant hereby amends the Condominium Declaration by correcting the typographical errors on Exhibit G, Unit Designation, Unit Owners Common Element Percentage of Ownership Interest and Monthly Condominium Association Assessment, and attaches hereto the corrected and new Exhibit G. Declarant further affirms that there are no changes in any of the Unit designations or any Common Element percentages or ownership interests.

In all other respects the Declaration remains unchanged and in full force and effect except as amended, modified and restated herein.

THUS DONE AND PASSED in my office in the City of New Orleans, State of Louisiana, on the date hereinabove set forth, in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES:

SAGUARO PROPERTIES, L.L.C.

Judieth G. Prat
Print Name: Judieth G. Prat

By: William P. Mains
William P. Mains - Manager

Paula P. Hebert
Print Name: Paula P. Hebert

RANDY OPOTOWSKY, Bar No. 10222
NOTARY PUBLIC

EXHIBIT G

THE SAINT CHARLES GARDENS CONDOMINIUMS
Unit Designation, Unit Owners Common Element Percentage of Ownership Interest
and Monthly Condominium Association Assessment

Unit Description	Square Feet	% Ownership	Monthly Assessment *
Unit 201	950	1.076%	\$305.00
Unit 202	950	1.076%	\$305.00
Unit 203	950	1.076%	\$305.00
Unit 204	950	1.076%	\$305.00
Unit 205	950	1.076%	\$305.00
Unit 206	950	1.076%	\$305.00
Unit 207	950	1.076%	\$305.00
Unit 208	783	.887%	\$251.00
Unit 209	950	1.076%	\$305.00
Unit 210	950	1.076%	\$305.00
Unit 211	950	1.076%	\$305.00
Unit 212	950	1.076%	\$305.00
Unit 213	950	1.076%	\$305.00
Unit 214	950	1.076%	\$305.00
Unit 215	950	1.076%	\$305.00
Unit 216	783	.887%	\$251.00
Unit 301	950	1.076%	\$305.00
Unit 302	950	1.076%	\$305.00
Unit 303	950	1.076%	\$305.00
Unit 304	950	1.076%	\$305.00
Unit 305	950	1.076%	\$305.00
Unit 306	950	1.076%	\$305.00
Unit 307	950	1.076%	\$305.00
Unit 308	783	.887%	\$251.00
Unit 309	950	1.076%	\$305.00
Unit 310	950	1.076%	\$305.00
Unit 311	950	1.076%	\$305.00
Unit 312	950	1.076%	\$305.00
Unit 313	950	1.076%	\$305.00

27

Unit Description	Square Feet	% Ownership	Monthly Assessment *
Unit 315	950	1.076%	\$305.00
Unit 316	783	.887%	\$251.00
Unit 401	950	1.076%	\$305.00
Unit 402	950	1.076%	\$305.00
Unit 403	950	1.076%	\$305.00
Unit 404	950	1.076%	\$305.00
Unit 405	950	1.076%	\$305.00
Unit 406	950	1.076%	\$305.00
Unit 407	950	1.076%	\$305.00
Unit 408	783	.887%	\$251.00
Unit 409	950	1.076%	\$305.00
Unit 410	950	1.076%	\$305.00
Unit 411	950	1.076%	\$305.00
Unit 412	950	1.076%	\$305.00
Unit 413	950	1.076%	\$305.00
Unit 414	950	1.076%	\$305.00
Unit 415	950	1.076%	\$305.00
Unit 416	783	.887%	\$251.00
Unit 501	950	1.076%	\$305.00
Unit 502	950	1.076%	\$305.00
Unit 503	950	1.076%	\$305.00
Unit 504	950	1.076%	\$305.00
Unit 505	950	1.076%	\$305.00
Unit 506	950	1.076%	\$305.00
Unit 507	950	1.076%	\$305.00
Unit 508	783	.887%	\$251.00
Unit 509	950	1.076%	\$305.00
Unit 510	950	1.076%	\$305.00
Unit 511	950	1.076%	\$305.00
Unit 512	950	1.076%	\$305.00
Unit 513	950	1.076%	\$305.00
Unit 514	950	1.076%	\$305.00
Unit 515	950	1.076%	\$305.00
Unit 516	783	.887%	\$251.00

37

Unit Description	Square Feet	% Ownership	Monthly Assessment *
Unit 601	950	1.076%	\$305.00
Unit 602	950	1.076%	\$305.00
Unit 603	950	1.076%	\$305.00
Unit 604	950	1.076%	\$305.00
Unit 605	950	1.076%	\$305.00
Unit 606	950	1.076%	\$305.00
Unit 607	950	1.076%	\$305.00
Unit 608	783	.887%	\$251.00
Unit 609	950	1.076%	\$305.00
Unit 610	950	1.076%	\$305.00
Unit 611	950	1.076%	\$305.00
Unit 612	950	1.076%	\$305.00
Unit 613	950	1.076%	\$305.00
Unit 614	950	1.076%	\$305.00
Unit 615	950	1.076%	\$305.00
Unit 616	783	.887%	\$251.00
Unit 701	950	1.076%	\$305.00
Unit 702	950	1.076%	\$305.00
Unit 703	950	1.076%	\$305.00
Unit 704	950	1.076%	\$305.00
Unit 705	950	1.076%	\$305.00
Unit 706	950	1.076%	\$305.00
Unit 707	1,733	1.963%	\$556.00
Unit 709	950	1.076%	\$305.00
Unit 710	950	1.076%	\$305.00
Unit 711	950	1.076%	\$305.00
Unit 712	950	1.076%	\$305.00
Unit 713	950	1.076%	\$305.00
Unit 714	950	1.076%	\$305.00
Unit 715	1,733	1.963%	\$556.00
TOTAL	88,246	100%	\$28,327.00

* Rounded to the nearest dollar