



**SEVENTH AMENDMENT TO
AMENDED AND RESTATED GENERAL DECLARATION
FOR BEAVER CREEK
EAGLE COUNTY, COLORADO**

This Seventh Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado (this "Seventh Amendment") is executed this 9th day of December, 2010, by The Vail Corporation, a Colorado corporation, d/b/a Vail Associates, Inc., as Declarant and Mountain Special Member ("Declarant") and Beaver Creek Resort Company of Colorado, a Colorado non-profit corporation (the "Resort Company"), and constitutes an amendment to the Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated December 26, 1979, and recorded December 27, 1979 in Book 296 at Page 446 in the real property records of Eagle County, Colorado, as amended by (i) the First Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated September 14, 1992, and recorded September 15, 1992 in Book 589 at Page 238 in the real property records of Eagle County, Colorado, (ii) the Second Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated December 6, 1994, and recorded January 18, 1995 in Book 659 of page 552 in the real property records of Eagle County, Colorado, (iii) the Third Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated December 5, 1997, and recorded January 22, 1998 at Reception No. 645127 in the real property records of Eagle County, Colorado, (iv) the Fourth Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated July 9, 1998, and recorded August 24, 1998 at Reception No. 666932 in the real property records of Eagle County, Colorado, (v) the Fifth Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated November 13, 2002, and recorded November 14, 2002 at Reception No. 813796 in the real property records of Eagle County, Colorado, and (vi) the Sixth Amendment to Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado, dated December 7, 2009, and recorded December 31, 2009, at Reception No. 200927919 in the real property records of Eagle County, Colorado, (collectively, the "Declaration.")

RECITALS

A. The Declaration was established by Declarant for the purpose of providing for and maintaining a pleasant and desirable environment for all persons residing, visiting, or doing business within "Beaver Creek" (as defined in the Declaration) and bestowed certain obligations upon the Resort Company in furtherance of such purpose.

B. Declarant and the Resort Company have recommended to the members of the Resort Company that Section 7.7 of the Declaration be amended to provide for a permit that may be obtained from the Resort Company's Public Safety Department to allow, on a limited basis, for the temporary parking of certain vehicles and equipment on Resort Company parking lots (the "Amendment.")

C. At a meeting of the members of the Resort Company held on November 27, 2010, resolutions were passed by the "Affirmative Vote of a Majority of the Classes" (as such term is defined in the Articles of Incorporation of the Resort Company) calling for an amendment to the Declaration and authorizing the execution of this Seventh Amendment.

AGREEMENT

In accordance with the provisions for an amendment to the Declaration, the Declaration is hereby amended as follows:

1. That subsection (b) of Section 7.7 of the Amended and Restated General Declaration for Beaver Creek, Eagle County, Colorado is hereby amended to read in its entirety as follows:

“(b) Trailers, mobile homes, recreational vehicles, trucks (including pickups) that have a gross vehicle weight in excess of 10,000 pounds or a manufacturer’s rated load capacity in excess of one ton, boats, tractors, all commercial vehicles (being defined as any vehicle having a gross vehicle weight in excess of 10,000 pounds, or a manufacturer’s rated load capacity in excess of one ton, or that is licensed as a commercial vehicle, or that has displayed thereon any business logo, company sign or other business or advertising information of any type), campers (whether or not on a truck), all terrain vehicles, motorcycles designed to allow for off-road use, snow removal equipment and garden or maintenance equipment shall be kept in an enclosed structure at all times, except when in actual use; provided that all such vehicles and equipment may be parked (i) on parking lots with the prior approval of Declarant or (ii) on other areas specifically designated by the Review Board for such vehicles or equipment or (iii) by an Owner or a Guest on a parking lot owned or managed by the Resort Company if the Owner or Guest has obtained written permission, for a period not to exceed seven (7) days, from the Resort Company’s Public Safety Department, which permission may be withheld in the Public Safety Department Director’s sole discretion;”

2. Except as specifically set forth in this Seventh Amendment, the Declaration remains unchanged and in full force and effect. This Seventh Amendment shall hereafter be interpreted for all purposes as part of the Declaration.

STATE OF COLORADO)
) ss.
COUNTY OF EAGLE)

The foregoing instrument was acknowledged before me this 9 day of December, 2010, by Brian W. Nolan as Vice President and Jean A. Dennison, as Secretary of BEAVER CREEK RESORT COMPANY OF COLORADO, a Colorado non-profit corporation.

Witness my hand and official seal.

My commission expires: 10/25/11



Diane L. Potter
Notary Public