



ENT 44350:2010 PG 1 of 3
RODNEY D. CAMPBELL
UTAH COUNTY RECORDER
2010 May 28 3:21 pm FEE 26.00 BY EO
RECORDED FOR MATT BAKER

After Recording, Return to:
Freehold Capital Partners
FDR Station P.O. Box 490
New York, NY 10150

NOTICE OF TRANSFER FEE COVENANT

NOTICE IS HEREBY GIVEN, pursuant to Utah Code Ann. § 57-1-46(7), of the existence of a Transfer Fee Covenant (Covenant) affecting the real property identified in the Covenant and being further described in Exhibit "A" attached hereto and incorporated herein by reference. Said Covenant is recorded in the official public records of Utah County, State of Utah on the following parcels:

27:033:0201 dated 3/9/2010 as entry 19105:2010;
04:059:0019 dated 3/8/2010 as entry 19102:2010;
04:059:0029 dated 3/8/2010 as entry 19102:2010;
04:059:0030 dated 3/8/2010 as entry 19102:2010;
04:059:0003 dated 3/9/2010 as entry 19106:2010;
04:059:0017 dated 3/9/2010 as entry 19106:2010;
04:059:0014 dated 3/9/2010 as entry 19106:2010;
59:033:0002 dated 3/8/2010 as entry 19103:2010;
59:055:0011 dated 3/8/2010 as entry 19103:2010;
04:059:0016 dated 3/8/2010 as entry 19104:2010;
19:064:0038 dated 3/8/2010 as entry 19104:2010;
59:055:0020 dated 3/8/2010 as entry 19104:2010;
23:034:0049 dated 3/8/2010 as entry 19104:2010;
04:059:0016 dated 3/9/2010 as entry 19630:2010;
19:064:0038 dated 3/9/2010 as entry 19630:2010;
59:055:0020 dated 3/9/2010 as entry 19630:2010;
23:034:0049 dated 3/9/2010 as entry 19630:2010;
27:033:0201 dated 3/9/2010 as entry 19630:2010;
27:033:0201 dated 3/9/2010 as entry 19630:2010;
27:033:0201 dated 1/28/2010 as entry 7928:2010.

The duration of the Covenant is ninety-nine (99) years, together with any extensions or renewals as contained with the Covenant. The burden of the Covenant is intended to run with the land and to bind successors in interest and assigns.

Payment information: Transfer fees and other sums payable in connection with the Covenant shall be sent to:

Covenant Clearinghouse, LLC, FDR Station PO Box 7298, New York, NY 10150 Attn: Rjon Robins, Esq.
(See www.covenantclearinghouse.com to contact Trustee and for additional information.)


who serves as Trustee and designated agent for the Beneficiaries named below:

Matthew Baker, 1748 S. Glendell, Orem, UT 84058
FCP Realty Interests II, LLC., a Nevada limited liability company, FDR Station PO Box 7298, New York, NY 10150
Fox Run 1, LLC., a Utah limited liability company, 1818 S. 100 W., Orem, UT 84058

BAM Enterprises LLC., a Utah limited liability company, 1748 S. Glendell, Orem UT 84058
Jackie Wilkes Real Estate Service, 1847 W 600 S., Orem, UT 84058
Demar L. Young, 6785 W. 7750 N., American Fork, UT 84003
John Mattson, 1578 N. 600 W., Pleasant Grove, UT 84062
Townsend Holdings, LLC., a California limited liability company, PO Box 4761, San Jose, CA
95150

The Beneficiaries current address for purposes of the Covenant shall be the Trustee's address shown above.

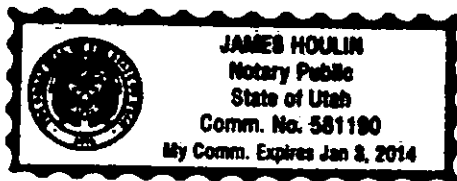
Trustee, as designated agent of, and on behalf of, each Beneficiary

x 

STATE OF UTAH)

COUNTY OF UTAH)

On the 26th day of May 2010, the foregoing NOTICE OF TRANSFER FEE COVENANT was acknowledged before me by MATTHEW BAKER, proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged that he executed the same in the aforementioned capacity for the purposes therein contained.



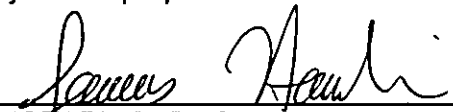

NOTARY PUBLIC
My commission expires: JAN. 03, 2014

Exhibit A

- 27:033:0201- COM AT S 1/4 COR. SEC. 22, T8S, R3E, SLB&M.; S 89 DEG 35' 4" W 1344.79 FT; N 0 DEG 6' 57" W 648.1 FT; N 89 DEG 35' 4" E 1342.91 FT; S 0 DEG 16' 55" E 648.09 FT TO BEG. AREA 19.994 AC.
- 04:059:0019- COM. 25 FT W OF NE COR OF LOT 7, BLK 64, PLAT A, PROVO CITY SURVEY; W 52.93 FT; S 199.58 FT; E 52.93 FT; N 199.58 FT TO BEG.
- 04:059:0029- COM AT SE COR. BLK. 64, PLAT A, PROVO CITY SURVEY; W 148.5 FT; N 140.25 FT; E 148.5 FT; S 140.25 FT TO BEG. AREA 0.478 AC.
- 04:059:0030- COM W 148.5 FT FR SE COR. BLK. 64, PLAT A, PROVO CITY SURVEY; W 91.5 FT; N 150.13 FT; E 42 FT; N 47.87 FT; E 49.5 FT; S 198 FT TO BEG. AREA 0.370 AC.
- 04:059:0003- COM. AT NE COR OF LOT 1, BLK 64, PLAT A, PROVO CITY SURVEY; S 3 1/2 RODS; W 9 RODS; N 3 1/2 RODS; E 9 RODS TO BEG. AREA .19 OF AN ACRE.
- 04:059:0017- COM. 203.5 FT W OF NE COR OF BLK 64, PLAT A, PROVO; S 125 FT; E 4 FT; S 73 FT TO S LINE OF LOT 6, BLK 64; W 55.5 FT; N 73 FT; E 2.25 FT; N 125 FT; E 49.47 FT TO BEG. ALSO COM. AT NE COR OF LOT 3, BLK 64, PLAT A, PROVO; S 49.50 FT; W 42 FT; N 49.50 FT; E 42 FT TO BEG. TOGETHER WITH & SUBJECT TO R/W FOR ALL PURPOSES.
- 04:059:0014- COM NW COR BLK 64, PLAT A, PROVO; E 68.5 FT; S 125 FT; E 7 FT; S 04'11"E 135.65 FT; N 89 DEG 44'22"W 75.67 FT; N 260.31 FT TO BEG. AREA .43 ACRE.
- 59:033:0002- NW 1/4 OF SW 1/4; N 1/2 OF SW 1/4 OF SW 1/4; W 3/4 OF S 1/2 OF SW 1/4 OF SW 1/4 OF SEC 1, T6S, R2W, SLM. AREA 75 ACRES.
- 59:055:0011- COM AT NW COR. SEC. 23, T6S, R2W, SLB&M.; S 89 DEG 59' 32" E 2665.6 FT; S 0 DEG 21' 29" W 326.83 FT; N 89 DEG 59' 32" W 2665.69 FT; N 0 DEG 22' 24" E 326.83 FT TO BEG. AREA 20.000 AC.
- 04:059:0016- COM E 68.5 FT FR NW COR BLK 64, PLAT A, PROVO CITY; E 76.25 FT; S 125 FT; W 2.25 FT; S 73 FT; E 14.40 FT; S 201.26 FT; W 66.60 FT; N 33'53"E 138.54 FT; N 89 DEG 44'22"W 16 FT; N 04'11"W 135.65 FT; W 7 FT; N 125 FT TO BEG. AREA .65 ACRE.
- 19:064:0038- COM N 191.30 FT & E 233.63 FT FR W1/4 COR SEC 36, T6S, R2E, SLM; N 37 DEG 35'25"E 248.55 FT; 23.73 FT ALONG ARC OF 20 FT RAD CUR L (CHD N 3 DEG 35'56"E 22.36 FT); 67.14 FT ALONG ARC OF 1120 FT RAD CUR R (CHD N 28 DEG 40'31"W 67.13 FT); S 63 DEG 02'32"W 59.02 FT; S 24 DEG 56'08"W 198 FT; S 47 DEG 20'08"W 45.89 FT; S 50 DEG 15'26"E 63.75 FT TO BEG. AREA .48 ACRES.
- 59:055:0020- COM S 326.82 FT & W 2.12 FT FR NW COR. SEC. 23, T6S, R2W, SLB&M.; S 89 DEG 59' 32" E 2665.68 FT; S 0 DEG 21' 29" W 326.82 FT; N 89 DEG 59' 32" W 2665.77 FT; N 0 DEG 22' 24" E 326.83 FT TO BEG. AREA 20.000 AC
- 23:034:0049- COM N 101.09 FT & W 507.08 FT FR SE COR. 32 T7S R3E SLB&M.; S 89 DEG 39' 35" W 392.14 FT; N 0 DEG 37' 11" E 339.62 FT; N 86 DEG 59' 4" E 393.61 FT; S 0 DEG 44' 10" W 358 FT TO BEG. AREA 3.143 AC.