
NOTICE OF REINVESTMENT FEE COVENANT

(Westgate Towns HOA)

Pursuant to Utah Code § 57-1-46(6), the Westgate Towns Homeowner's Association, Inc. ("**Association**") hereby provides this Notice of Reinvestment Fee Covenant which burdens all of the real property described in Exhibit A (the "**Burdened Property**"), attached hereto, which is subject to the Amended and Restated Neighborhood Declaration of Covenants, Conditions and Restrictions for Westgate Towns, recorded with the Salt Lake County Recorder on August 11, 2017, as Entry No. 12594603, and any amendments or supplements thereto (the "**Declaration**").

The Reinvestment Fee Covenant requires, among other things, that upon the transfer of any of the Burdened Property subject to the Declaration, the transferee is required to pay a reinvestment fee, unless the transfer falls within an exclusion listed in Utah Code § 57-1-46(8). In no event shall the reinvestment fee exceed the maximum rate permitted by applicable law.

BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a Burdened Property conveyance within **Westgate Towns HOA** that:

1. The name and address of the beneficiary of the Reinvestment Fee Covenant is:

Westgate Towns Homeowner's Association, Inc.
c/o Treo Community Management
8180 South 700 East, Suite 120
Sandy, UT 84070

2. The burden of the Reinvestment Fee Covenant is intended to run with the Burdened Property and to bind successors in interest and assigns.

3. The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Burdened Property.

4. The duration of the Reinvestment Fee Covenant is perpetual unless otherwise amended.

5. The purpose of the Reinvestment Fee is to assist the Association in covering the costs of: (a) common planning, facilities and infrastructure; (b) obligations

arising from an environmental covenant; (c) community programming; (d) resort facilities; (e) open space; (f) recreation amenities; (g) charitable purposes; or (h) common expenses of the Association, including funding Association reserves.

6. The fee required under the Reinvestment Fee Covenant is required to benefit the Burdened Property.

7. For the amount of the Reinvestment Fee owed, please contact the Association.

IN WITNESS WHEREOF, the Westgate Towns Homeowner's Association, Inc. has executed this Notice of Reinvestment Fee Covenant on the date set forth below, to be effective upon recording with the Davis County Recorder.

DATED this 4 day of May, 2020.

Westgate Towns Homeowner's Association, Inc.

a Utah Non-Profit Corporation

By: *Paul Christensen*

Its: president

STATE OF UTAH)
COUNTY OF Salt Lake) ss.

On the 4 day of May, 2020, personally appeared before me *Kati Riding* who by me being duly sworn, did say that she/he is an authorized representative of Westgate Towns Homeowner's Association, Inc. and that the foregoing instrument is signed on behalf of said entity and executed with all necessary authority.

Carli Christensen
Notary Public

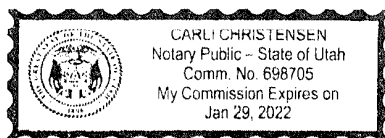


Exhibit A

Legal Description

ALL OF LOTS T/234 THROUGH T/336 AND PARCELS P AND I WESTGATE ACLAIMS AT INDEPENDENCE SUBDIVISION AS SHOWN ON THE OFFICIAL MAP THEREOF ON RECORD WITH THE SALT LAKE COUNTY RECORDER'S OFFICE.

Parcel ID Nos.:

L	T/234	33-11-379-118-0000	N
L	T/235	33-11-379-117-0000	N
L	T/236	33-11-379-116-0000	N
L	T/237	33-11-379-115-0000	N
L	T/238	33-11-379-114-0000	N
L	T/239	33-11-379-113-0000	N
L	T/240	33-11-379-112-0000	N
L	T/241	33-11-379-111-0000	N
L	T/242	33-11-379-110-0000	N
L	T/243	33-11-379-101-0000	N
L	T/244	33-11-379-102-0000	N
L	T/245	33-11-379-103-0000	N
L	T/246	33-11-379-104-0000	N
L	T/247	33-11-379-105-0000	N
L	T/248	33-11-379-106-0000	N
L	T/249	33-11-379-107-0000	N
L	T/250	33-11-379-108-0000	N
L	T/251	33-11-379-109-0000	N
L	T/252	33-11-379-099-0000	N
L	T/253	33-11-379-098-0000	N
L	T/254	33-11-379-097-0000	N
L	T/255	33-11-379-096-0000	N
L	T/256	33-11-379-095-0000	N
L	T/257	33-11-379-094-0000	N
L	T/258	33-11-379-085-0000	N
L	T/259	33-11-379-086-0000	N
L	T/260	33-11-379-087-0000	N
L	T/261	33-11-379-088-0000	N
L	T/262	33-11-379-089-0000	N
L	T/263	33-11-379-090-0000	N
L	T/264	33-11-379-091-0000	N
L	T/265	33-11-379-092-0000	N
L	T/266	33-11-379-093-0000	N
L	T/267	33-11-379-083-0000	N
L	T/268	33-11-379-082-0000	N
L	T/269	33-11-379-081-0000	N
L	T/270	33-11-379-080-0000	N
L	T/271	33-11-379-079-0000	N
L	T/272	33-11-379-078-0000	N

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	L	T/280	33-11-379-060-0000	N
	L	T/281	33-11-379-061-0000	N
	L	T/282	33-11-379-062-0000	N
	L	T/283	33-11-379-063-0000	N
	L	T/284	33-11-379-064-0000	N
	L	T/285	33-11-379-065-0000	N
	L	T/286	33-11-379-066-0000	N
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	L	T/330	33-11-377-030-0000	N
	L	T/331	33-11-377-031-0000	N
	L	T/332	33-11-377-032-0000	N
	L	T/333	33-11-377-033-0000	N
	L	T/334	33-11-377-034-0000	N
	L	T/335	33-11-377-035-0000	N
	L	T/336	33-11-377-036-0000	N
	P	I	33-11-377-057-0000	N
	P	P	33-11-381-001-0000	N