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12.00

Quail Lake Homeowners Assoc.

DOC # 20070042762

280 Quail Creek Dr  
Hurricane, UT 84737

Amended Restrictive Covenants  
Russell Shirts Washington County Recorder  
08/24/2007 01:44:05 PM Fee \$ 12.00  
By QUAIL LAKE ESTATES HOA

Page 1 of 2



### AMENDMENT TO THE BYLAWS OF QUAIL LAKE ESTATES HOMEOWNERS ASSOCIATION

In accordance with Article XVI, section 1 of the Bylaws of Quail Lake Estates, the Bylaws recorded as Entry No. 706 464, in Book 1390, at pages 2236, the records of the Washington County Recorder's Office are hereby amended by the Board of Trustees as follows:

A new section, section 8, is added to Article XVIII of the Bylaws, which section reads in its entirety as follows:

**Section 8: Utilities.** Each Unit Owner shall pay for all utility services provided to individual units, including water, sewer, garbage, electrical, cable, internet and telephone service as the same may be provided by the Association or the City of Hurricane or any other party furnishing such service. The Board of Trustees shall determine what additional utility services, if any, shall be included in the general utility services for which the Association will be responsible. The Association shall have the right, in respect to any utility service provided by or through the Association, to shut off the utility service to any lot for nonpayment thereof, after 3 months have gone unpaid, and after providing a 15 day notice by personal delivery or certified mail to the lot owner that the service will be terminated if payment is not received within 15 days. However, such termination shall only occur as allowed by state law in respect to gas and electric utilities for qualified HEAT recipients during the months of November through April, in accordance with the requirements of the HEAT program. Lot owners shall indemnify and hold the Association harmless from any claims for termination of utility services by the Association, including claims by their renters.


All other portions of the Bylaws of Quail Lake Estates remain unchanged.

*LEGAL DESCRIPTION - All Lots within Quail Lake Estates Amended*  
This amendment is hereby made a part of said Bylaws by order of the Board of Trustees of Quail Lake Estates Homeowners Association this 16<sup>th</sup> day of August, 2007.


BN

I, the undersigned, do hereby certify:

- (1) I am the duly elected President of Quail Lake Estates Homeowners Association, a non-profit corporation;
- (2) The foregoing Amendment to the Quail Lake Estates Bylaws amends the previous Bylaws of the Association.

  
 \_\_\_\_\_  
 Brant Nelson, President

SWORN AND SUBSCRIBED TO before me this 24 day of August, 2007

  
 Notary Public  
 address: 8 W State St  
Hurricane, UT 84737  
 My Commission Expires 10/3/2010

