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DOC # 20200006718

Notice Page 1 of 3
Russell Shirts Washington County Recorder
02/07/2020 03:20:21 PM Fee \$ 40.00
By JENKINS BAGLEY

Recorded at the request of:
Ironwood Homeowners Association ("Association")



**Record against the Property
described in Exhibit A**

After Recording mail to:
Jenkins Bagley, PLLC
Attn: Bruce C. Jenkins
285 W. Tabernacle, Ste 301
St. George, UT 84770

**NOTICE OF REINVESTMENT FEE
FOR
IRONWOOD HOMEOWNERS ASSOCIATION**

KNOW ALL PERSONS:

- The current address of the Association is on file with the Utah Homeowner Associations Registry which can be located at <https://secure.utah.gov/hoa/index.html>;
- the Declaration of Covenants, Conditions, and Restrictions governing the Association, as amended from time to time, contains a Reinvestment Fee Covenant (the "Covenant");
- the Property subject to the Covenant is described in Exhibit A;
- the Covenant runs with the land in perpetuity and is binding upon all current owners, their heirs, successors and assigns;
- the existence of the Covenant prohibits the imposition of an additional Reinvestment Fee Covenant, unless otherwise provided by Utah law;
- the purpose for which the fee may be used includes: (i) common planning, facilities, and infrastructure; (ii) obligations arising from an environmental covenant; (iii) community programming; (iv) recreational facilities and amenities; and/or (v) Association expenses as provided for in Utah Code § 57-1-46(1)(a);
- the Association must be contacted for the amount of the fee;
- the fee is to be paid at the closing of property subject to the Covenant; and
- the fee is for, and to be used for, the benefit of the Property.

DATED this 7th day of February, 2020.

IRONWOOD HOMEOWNERS ASSOCIATION,
a Utah nonprofit corporation

By: Stanley C. Berdinka
Its: President

STATE OF UTAH)

County of Washington)

On the 7th day of February, 2020, personally appeared before me Stanley C. Berdinka, who being by me duly sworn, did say that he is the President of Ironwood Homeowners Association, a Utah nonprofit corporation, the authorized individual empowered to sign this Notice of Reinvestment Fee and that the Notice was signed on behalf of said Association and said person acknowledged to me that said Association authorized the execution of same.

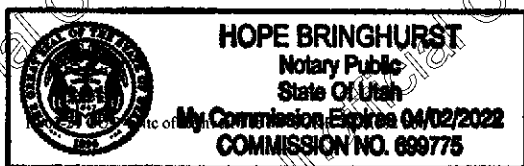

Notary Public

Exhibit A
(Legal Description)

This Notice of Reinvestment Fee for Ironwood Homeowners Association affects the following real property, all located in Washington County, State of Utah:

All of Lots 1 through 9, Lots 92 through 99, and Lots 101 through 103, together with all Common Area, Ironwood 1, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-1-1 through SG-IWS-1-9
PARCEL: SG-IWS-1-92 through SG-IWS-1-99
PARCEL: SG-IWS-1-101 through SG-IWS-1-103

All of Lots 10 through 18, Lots 38 through 39, Lots 54 through 57, Lots 72 through 75, and Lots 90 and 91, together with all Common Area, Ironwood 2, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-2-10 through SG-IWS-2-18
PARCEL: SG-IWS-2-38 through SG-IWS-2-39
PARCEL: SG-IWS-2-54 through SG-IWS-2-57
PARCEL: SG-IWS-2-72 through SG-IWS-2-75
PARCEL: SG-IWS-2-90 through SG-IWS-2-91

All of Lots 76 through 89, Lot 100, Lots 104 through 105, and Lots 136 through 139, together with all Common Area, Ironwood 3, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-3-76 through SG-IWS-3-89
PARCEL: SG-IWS-3-100
PARCEL: SG-IWS-3-104 through SG-IWS-3-105
PARCEL: SG-IWS-3-136 through SG-IWS-3-139

All of Lot 19, Lots 21 through 22, and Lots 36 through 37, together with all Common Area, Ironwood 4, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-4-19
PARCEL: SG-IWS-4-21 through SG-IWS-4-22
PARCEL: SG-IWS-4-36 through SG-IWS-4-37

All of Lots 23 through 35, and Lots 124 through 126, together with all Common Area, Ironwood 5, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-5-23 through SG-IWS-5-35
PARCEL: SG-IWS-5-124 through SG-IWS-5-126

All of Lots 40 through 53, Lots 116 through 120, Lots 121-A through 122-A, Lot 123, Lot 127, and Lots 142 through 144, together with all Common Area, Ironwood 6, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-6-40 through SG-IWS-6-53

PARCEL: SG-IWS-6-116 through SG-IWS-6-120

PARCEL: SG-IWS-6-121-A through SG-IWS-6-122-A

PARCEL: SG-IWS-6-123

PARCEL: SG-IWS-6-127

PARCEL: SG-IWS-6-142 through SG-IWS-6-144

All of Lots 58 through 71, and Lots 128 through 131, together with all Common Area, Ironwood 7, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-7-58 through SG-IWS-7-71

PARCEL: SG-IWS-7-128 through SG-IWS-7-131

All of Lots 106 through 115, Lots 132 through 135, and Lots 140 through 141, together with all Common Area, Ironwood 8, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah:

PARCEL: SG-IWS-8-106 through SG-IWS-8-115

PARCEL: SG-IWS-8-132 through SG-IWS-8-135

PARCEL: SG-IWS-8-140 through SG-IWS-8-141