

Office of the Davis County Recorder



Davis
COUNTY

UNOFFICIAL

E 3274024 B 7559 P 2759-2780
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/22/2020 03:47 PM
FEE \$598.00 Post 22
DEPT REC'D FOR LEGACY NEIGHBORHOODS LLC

Recorder
Richard T. Maughan
Chief Deputy
Laile H. Lomax

RETURNED

JUL 22 2020

THE UNDERLYING DOCUMENT ATTACHED HERETO IS AN ORIGINAL DOCUMENT SUBMITTED FOR RECORDING IN THE OFFICE OF THE COUNTY RECORDER OF DAVIS COUNTY, UTAH. THE DOCUMENT HAS INSUFFICIENT MARGIN SPACE FOR THE REQUIRED RECORDING ENDORSMENT STAMP. THIS PAGE BECOMES THE FRONT PAGE OF THE DOCUMENT FOR RECORDING PURPOSES.

THE DOCUMENT HEREIN RECORDED IS A Declaration
(Document Type)

- Tax Serial Number(s)
- 11-829-0532-0534
 - 11-841-0532, 0533, 0534
 - 11-731-0101-0104
 - 11-732-0103-0105, 0126-0129, 0130, 0131
 - 11-734-0106-0115, 0118-0125
 - 11-738-0138-0157, 0158, 0159
 - 11-846-0601-0627, 0628, 0629
 - 11-741-0116-0117, 0130-0137, 0138, 0139
 - 11-753-0158-0173
 - 11-791-0201-0214, 0215, 0216
 - 11-776-0215-0239, 0240-0243
 - 11-797-0240-0258, 0259
 - 11-806-0317, 0318
 - 11-839-0317, 0318, 0348
 - 11-403-0301-0329, 0330, 0331, 0332, 0333
 - 11-807-0401-0428, 0429, 0430, 0431, 0432, 0433
 - 11-825-0501-0534, 0535, 0536, 0537

When recorded mail to:
Destination Homes
VP of Land
67 South Main Street
Layton, Utah 84041

**SIXTH AMENDMENT TO THE
DECLARATION OF COVENANTS, CONDITIONS & RESTRICTIONS**
For Hill Farms Subdivision
In Davis County, Utah

This Sixth Amendment to the Declaration of Covenants, Conditions & Restriction for Hill Farms Subdivision (hereinafter "Sixth Amendment") hereby amends that certain Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision, as amended, recorded in the Davis County Recorder's Office on November 26, 2013, as Entry No. 2778856 ("Enabling Declaration"), and is executed by Legacy Neighborhoods, LLC, a Utah limited liability company (hereinafter "Declarant").

RECITALS:

(A) This Sixth Amendment affects and concerns real property located in Davis County, Utah and more particularly described on **Exhibit "A"** attached hereto ("Property").

(B) The Project remains within the Class B Control Period, as defined in Article IX of the Enabling Declaration. Also, in accordance with Article 23.4 of the Enabling Declaration, Article 11.1 of the Bylaws, the Declarant may amend the Enabling Declaration and Bylaws at any time during the Class B Control Period at the sole discretion of the Declarant.

(C) The Bylaws of Hill Farms Subdivision Homeowner Association, Inc. ("Bylaws") were recorded on August 29, 2016, as Entry No. 2962280 in the office of the Davis County Recorder, Utah.

(D) A Re-Recorded First Amendment to the Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision ("Re-recorded First Amendment") was recorded on August 29, 2016, as Entry No. 2962673 in the office of the Davis County Recorder, Utah.

(E) A Re-Recorded Notice of Reinvestment Fee Covenant was recorded on August 30, 2016, as Entry No. 2962278 in the office of the Davis County Recorder, Utah.

(F) The Second Amendment to the Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision ("Second Amendment") was recorded on November 21, 2016, as Entry No. 2983551 in the office of the Davis County Recorder, Utah.

(G) The Third Amendment to the Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision ("Third Amendment") was recorded on October 10, 2018, as Entry No. 3120222 in the office of the Davis County Recorder, Utah, which made lot boundary line adjustments.

(H) The Fourth Amendment to the Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision ("Fourth Amendment") was recorded on December 27, 2018, as Entry No. 3135609 in the office of the Davis County Recorder, Utah, which made lot boundary line adjustments.

(I) The Fifth Amendment to the Declaration of Covenants, Conditions & Restrictions for Hill Farms Subdivision ("Fifth Amendment") was recorded on January 7, 2019, as Entry No. 3137139 in the office of the Davis County Recorder, Utah, which made lot boundary line adjustments.

NOW, THEREFORE, the Enabling Declaration, as amended, is hereby further amended as follows:

COVENANTS, CONDITIONS AND RESTRICTIONS

1. **Recitals.** The above Recitals are incorporated herein by reference and made a part hereof.
2. **Effective Date.** The Sixth Amendment will take effect on the date recorded at the office of the Davis County Recorder's Office (the "Effective Date").
3. **No Other Changes.** Except as otherwise expressly provided in this Sixth Amendment, the Enabling Declaration, as amended, remains in full force and effect.
4. **Authorization.** The individuals signing for the respective entities make the following representations: (i) he/she has read the Sixth Amendment, (ii) he/she has authority to act for the entity designated below, and (iii) he/she shall execute the Sixth Amendment acting in said capacity.
5. **Conflicts.** In the case of any conflict between the provisions of this Sixth Amendment and the provisions of the Enabling Declaration, as amended, the provisions of this Sixth Amendment shall in all respects govern and control. In the case of any existing provisions that could be interpreted as prohibiting the modifications set forth in this Sixth Amendment, such provision is hereby modified in order to accomplish the purpose and intent of this Sixth Amendment.

AMENDMENT

1. Article XIII, Sections 13.13, 13.17, 13.18 are hereby modified as follows:

Fireworks, consistent with State and City regulations, are allowed within the Subdivision on the following holidays:

- a. July 3-5 for the Fourth of July celebration;
- b. July 23-25 for Pioneer Day celebration; and
- c. December 31 – January 1 for the New Year’s celebration.

The Declarant and/or Board may, by rule, adopt further requirements and procedures with regard to specific locations, rules and other procedures governing fireworks in the Subdivision. The Association may also temporarily suspend the use of fireworks on a given holiday in light of unique circumstances such as weather or other relevant considerations.

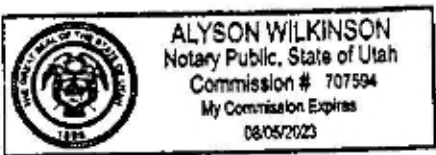
IN WITNESS WHEREOF, the undersigned have executed this instrument on the year and date indicated below.

DECLARANT:
LEGACY NEIGHBORHOODS, LLC

By: [Signature]
Its: MANAGER

STATE OF UTAH)
) : SS
COUNTY OF Davis)

On the 22 day of July, 2020, personally appeared before me, Alyson Wilkinson, who being by me duly sworn did say that he/she is an authorized agent of Legacy Neighborhoods, LLC, and that the within and foregoing instrument was signed in behalf of said limited liability company and duly acknowledged to me that he/she executed the same.



[Signature]
NOTARY PUBLIC

EXHIBIT "A"
(Legal Description)

Kays
34

4

E 2778853 B 5903 P 642
RICHARD J. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
11/26/2013 01:39 PM
FEE \$34.00 Pgs: 1
DEP RTT REC'D FOR KAYSVILLE CITY C
ORP

November 19, 2013
DESTINATION HOMES INC, A UTAH
CORPORATION
GOLDEN LAND MANAGEMENT
INC, A UTAH CORPORATION

HILL FARMS PHASE 1A
LOTS 101 AND 102 AND OPEN SPACE 1 & 2
32 T4N R1W NW

Out of 11-091-0077, 0078, 0079, 0080

New # 11-731 +
File # 5348

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE WEST LINE OF ANGEL STREET, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD,) ALONG SECTION LINE 569.16 FEET, AND NORTH 489.53 FEET FROM THE CENTER OF SAID SECTION 32, (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32); AND RUNNING THENCE SOUTH 50°24'18" WEST 190.85 FEET; THENCE NORTH 39°35'42" WEST 115.00 FEET; THENCE NORTH 50°24'18" EAST 10.00 FEET; THENCE NORTH 39°35'42" WEST 89.27 FEET; THENCE NORTH 50°24'18" EAST 180.85 FEET TO SAID WEST LINE OF ANGEL STREET; THENCE SOUTH 39°35'42" EAST ALONG SAID WEST LINE 204.27 FEET TO THE POINT OF BEGINNING.

CONTAINS 38,093 SQ.FT. - 0.87 ACRES - 2 LOTS

Hand
5900

E 2778854 B 5903 P 643
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
11/26/2013 01:48 PM
FEE \$39.00 Pgs: 1
DEP RTT REC'D FOR KAYSVILLE CITY C
DRP

November 19, 2013
DESTINATION HOMES, INC, A
UTAH CORPORATION
GOLDEN LAND MANAGEMENT,
INC, A UTAH CORPORATION

HILL FARMS PHASE 1B
LOTS 103 THRU 105 AND LOTS 126 THRU 129
AND OPEN SPACE 3 & 4
32 T4N R1W NW

Out of 11-091-0074, 0077, 0079

New # 11-732 -
File # 5349

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE WEST LINE OF ANGEL STREET, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD,) ALONG SECTION LINE 569.16 FEET, AND NORTH 489.53 FEET FROM THE CENTER OF SAID SECTION 32, (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32); AND RUNNING THENCE SOUTHEASTERLY ALONG SAID WEST LINE (2) COURSES AS FOLLOWS: (1) SOUTH 39°35'42" EAST 112.62 FEET, AND (2) SOUTH 33°09'55" EAST 35.05 FEET TO THE NORTHEAST CORNER OF LOT 6, OF ~~340~~ CHARLY'S ACRES SUBDIVISION AS RECORDED WITH THE DAVIS COUNTY RECORDERS OFFICE AND RE-ESTABLISHED IN THE FIELD IN JUNE 2013; THENCE SOUTH 50°26'59" WEST ALONG THE NORTH LINE OF SAID SUBDIVISION 186.93 FEET; THENCE NORTH 39°35'42" WEST 147.30 FEET; THENCE NORTH 50°24'18" EAST 190.85 FEET TO SAID WEST LINE AND THE POINT OF BEGINNING.

ALSO, BEGINNING AT A POINT ON THE WEST LINE OF ANGEL STREET, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD,) ALONG SECTION LINE 699.35 FEET, AND NORTH 647.08 FEET FROM THE CENTER OF SAID SECTION 32, (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32); AND RUNNING THENCE SOUTH 50°24'18" WEST 180.85 FEET; THENCE NORTH 39°35'42" WEST 340.00 FEET; THENCE NORTH 50°24'18" EAST 180.85 FEET TO SAID WEST LINE; THENCE SOUTH 39°35'42" EAST ALONG SAID WEST LINE 340.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 89,549 SQ.FT. - 2.06 ACRES - 7 LOTS

Kaysville
4/8/00

3274024
BK 7559 PG 2766
2785866
BK 5936 PG 402

3

E 2785866 B 5936 P 102
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
01/16/2014 09:38 AM
FEE \$48.00 Pgs: 1
DEPT REC'D FOR KAYSVILLE CITY CO
RP

January 13, 2014
GOLDEN LAND MANAGEMENT,
INC

HILL FARMS PHASE 1BB
LOTS 106 THRU 115 AND 118 THRU 125

32 T4N R1W NW

Out of 11-091-0082

New # 11-734 -
File # 5359

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST ~~AND SOUTHWEST~~ QUARTERS OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE NORTHERLY LINE OF CHARLY'S ACRES SUBDIVISION AMD #2, AS RECORDED AT THE OFFICE OF THE DAVIS COUNTY RECORDER, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD) ALONG SECTION LINE 818.96 FEET, AND NORTH 92.29 FEET FROM THE CENTER OF SAID SECTION 32, (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32); AND RUNNING THENCE NORTH 39°35'42" WEST 262.10 FEET; THENCE NORTH 50°24'18" EAST 90.00 FEET ~~TO THE POINT OF BEGINNING;~~
~~THENCE NORTHEASTERLY 29.55 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 36°00'00" (CHORD BEARS NORTH 05°24'18" EAST 21.21 FEET);~~
THENCE NORTH 39°35'42" WEST 80.54 FEET; THENCE SOUTH 50°24'18" WEST 155.00 FEET; THENCE NORTH 39°35'42" WEST 90.00 FEET; THENCE NORTH 02°43'30" WEST 25.00 FEET; THENCE NORTH 39°35'42" WEST 20.00 FEET; THENCE NORTH 50°24'18" EAST 20.00 FEET; THENCE NORTH 39°35'42" WEST 240.00 FEET; THENCE NORTH 50°24'18" EAST 120.00 FEET; THENCE NORTH 48°52'53" EAST 55.02 FEET; THENCE NORTH 50°24'18" EAST 120.00 FEET; THENCE SOUTH 39°35'42" EAST TO AND ALONG THE WEST LINE OF HILL FARMS PHASE 1B AND PHASE 1A, SUBDIVISION PLATS RECORDED AT THE OFFICE OF THE DAVIS COUNTY RECORDER, 460.00 FEET; THENCE SOUTH 50°24'18" WEST ALONG SAID PHASE 1A 10.00 FEET; THENCE SOUTH 39°35'42" EAST ALONG THE WESTERLY LINES OF SAID PHASES 1A AND 1B 262.30 FEET TO THE NORTHEASTERLY LINE OF SAID CHARLY'S ACRES SUBDIVISION; THENCE SOUTH 50°26'59" WEST ALONG SAID NORTHEASTERLY LINE 255.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 195,869 SQ.FT. - 4.50 ACRES - 18 LOTS

Kaysville
52

3274024
BK 7559 PG 2767
2789772
BK-5954-PG-216

53

E 2789772 B 5954 P 216
RICHARD T. NAUGHAN
DAVIS COUNTY, UTAH RECORDER
02/12/2014 11:57 AM
FEE \$52.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

February 3, 2014
GOLDEN LAND MANAGEMENT INC

HILL FARMS PHASE 1C PRUD
LOTS 138 THRU 157 AND OPEN SPACE 5 & 6

32 T4N R1W W1/2

Out of 11-091-0081

New # 11-738 +
File # 5370

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT ON THE NORTH LINE OF 200 NORTH STREET, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD) ALONG SECTION LINE 908.65 FEET, AND NORTH 18.34 FEET FROM THE CENTER OF SAID SECTION 32, (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32); AND RUNNING THENCE SOUTHWESTERLY ALONG SAID NORTH LINE 383.50 FEET ALONG THE ARC OF A NON-TANGENT 994.93 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 22°05'06" (CHORD BEARS SOUTH 61°29'31" WEST 381.13 FEET) TO A POINT OF TANGENCY; THENCE SOUTH 50°26'59" WEST ALONG SAID LINE 180.39 FEET; THENCE NORTH 39°00'33" WEST ALONG THE EASTERLY LINE OF HAVENWOOD ESTATES SUBDIVISION, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, 345.09 FEET; THENCE NORTH 39°34'41" WEST ALONG SAID EASTERLY LINE 99.37 FEET; THENCE NORTH 50°24'18" EAST 117.15 FEET; THENCE NORTH 54°39'34" EAST 55.15 FEET; THENCE NORTH 50°24'18" EAST 290.00 FEET; THENCE NORTH 39°35'42" WEST 181.77 FEET; THENCE NORTH 50°24'18" EAST 175.00 FEET TO THE WESTERLY LINE OF HILL FARMS PHASE 1B, AS RECORDED AT THE OFFICE OF THE DAVIS COUNTY RECORDER; THENCE ALONG SAID SUBDIVISION THE FOLLOWING NINE (9) CALLS: 1) SOUTH 39°35'42" EAST 215.02 FEET; 2) SOUTH 50°24'18" WEST 20.00 FEET; 3) SOUTH 39°35'42" EAST 20.00 FEET; 4) SOUTH 02°43'30" EAST 25.00 FEET; 5) SOUTH 39°35'42" EAST 90.00 FEET; 6) NORTH 50°24'18" EAST 155.00 FEET; 7) SOUTH 39°35'42" EAST 88.54 FEET TO A POINT OF TANGENCY; 8) SOUTHWESTERLY 23.56 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 90°00'00" (CHORD BEARS SOUTH 95°24'18" WEST 21.21 FEET); 9) SOUTH 50°24'18" WEST 90.00 FEET; 10) SOUTH 39°35'42" EAST 262.10 FEET TO THE NORTHEASTERLY LINE OF CHARLY'S ACRES SUBDIVISION, AS RECORDED AT THE OFFICE OF THE DAVIS COUNTY RECORDER; THENCE SOUTH 50°26'59" WEST ALONG SAID NORTHEASTERLY LINE 116.31 FEET TO SAID NORTH LINE AND THE POINT OF BEGINNING.

CONTAINS 343,401 SQ.FT. - 7.88 ACRES - 20 LOTS

Kaysville
4/2/00

3274024
BK 7559 PG 2768
2790458
BK 5958 PG 26

5

E 2790458 B 5958 P 26
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
02/19/2014 09:08 AM
FEE \$42.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

February 13, 2014
GOLDEN LAND MANAGEMENT,
INC

HILL FARMS PHASE 1D A PRUD.

LOTS 116 & 117, 130 THRU 137 AND OPEN
SPACE 9 & 10

32 T4N R1W NW

Out of 11-091-0081

New # 11-741 -

File # 5375

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32):

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF ANGEL STREET, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD) ALONG SECTION LINE 916.05 FEET AND NORTH 909.32 FEET FROM THE CENTER OF SAID SECTION 32, AND RUNNING SOUTH 50°24'18" WEST 180.85 FEET; THENCE NORTH 39°35'42" WEST 30.73 FEET; THENCE SOUTH 50°24'18" WEST 120.00 FEET; THENCE SOUTH 48°52'53" WEST 55.02 FEET; THENCE SOUTH 50°24'18" WEST 120.00 FEET; THENCE SOUTH 39°35'42" EAST 25.00 FEET; THENCE SOUTH 50°24'18" WEST 175.00 FEET; THENCE NORTH 39°35'42" WEST 140.00 FEET; THENCE NORTH 50°24'18" EAST 20.00 FEET; THENCE NORTH 39°35'42" WEST 190.50 FEET; THENCE NORTH 50°02'03" EAST 630.87 FEET TO THE WESTERLY LINE OF ANGEL STREET, A 66.00 RIGHT OF WAY; THENCE SOUTH 39°35'42" EAST 338.85 FEET PARALLEL WITH AND 33.00 FEET OFFSET SOUTHWESTERLY FROM THE MEASURED CENTERLINE OF SAID STREET TO THE NORTHEASTERLY CORNER OF HILL FARMS PHASE 1B SUBDIVISION (NOT RECORDED) AND THE POINT OF BEGINNING;

CONTAINS 205,763 SQ.FT. - 4.72 ACRES - 10 LOTS

3274024
BK 7559 PG 2769
2822535
BK-6098-PG-219

E 2822535 B 6098 P 219
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/09/2014 11:29 AM
FEE \$46.00 Pgs: 1
DEP RTT REC'D FOR KAYSVILLE CITY C
ORP

September 4, 2014
GOLDEN LAND MANAGEMENT INC

HILL FARMS PHASE 1E A PRUD

LOT 158 THRU 173

32 T4N R1W NW

Out of 11-091-0083

New # 11-753 +

File # 5444

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT THE NORTHWEST CORNER OF HILL FARMS PHASE 1C, A PLAT TO BE RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST (SOUTH 89°54' WEST BY RECORD) ALONG SECTION LINE 1663.18 FEET, AND NORTH 67.17 FEET FROM THE CENTER OF SAID SECTION 32 (THE BASIS OF BEARING BEING NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 32), SAID POINT ALSO BEING ON THE EASTERLY LINE OF HAVENWOOD ESTATES SUBDIVISION, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; AND RUNNING THENCE NORTHWESTERLY ALONG SAID EASTERLY LINE THE FOLLOWING THREE (3) COURSES: 1) NORTH 39°34'41" WEST 112.16 FEET, 2) NORTH 38°36'17" WEST 121.12 FEET, AND 3) NORTH 39°55'11" WEST 271.80 FEET; THENCE NORTH 50°02'03" EAST 481.58 FEET TO THE WESTERLY LINE OF HILL FARMS PHASE 1D, A PLAT TO BE RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; THENCE SOUTHEASTERLY AND SOUTHWESTERLY THE FOLLOWING SIX (6) COURSES ALONG THE BOUNDARY OF SAID SUBDIVISION: 1) SOUTH 39°35'42" EAST 190.50 FEET, 2) SOUTH 50°24'18" WEST 20.00 FEET, 3) SOUTH 39°35'42" EAST 321.77 FEET, 4) SOUTH 50°24'18" WEST 290.00 FEET, 5) SOUTH 54°39'34" WEST 55.15 FEET, 6) SOUTH 50°24'18" WEST 117.15 FEET TO THE POINT OF BEGINNING.

CONTAINS 238,709 SQ.FT. - 5.48 ACRES - 16 LOTS

3274024
BK 7559 PG 2770
~~2845385~~
~~BK 6181 PG 435~~

Kaysville
St 000

E 2845385 B 6181 P 435
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
01/27/2015 01:00 PM
FEE \$56.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

January 16, 2015
GOLDEN LAND MANAGEMENT INC

HILL FARMS PHASE 2A A PLANNED
RESIDENTIAL UNIT DEVELOPMENT
LOTS 201 THRU 214 AND OPEN SPACES 1 & 2

32 T4N R1W NW

Out of 11-091-0070, 0063, 0064

New # 11-761 +

File # 5478

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE NORTHEASTERLY LINE OF ANGEL STREET, SAID POINT BEING LOCATED NORTH 00°07'05" EAST ALONG THE SECTION LINE 492.41 FEET AND WEST 487.45 FEET FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE NORTH 39°35'42" WEST ALONG THE NORTHEAST LINE OF SAID STREET 501.64 FEET; THENCE NORTH 50°24'18" EAST 92.13 FEET; THENCE SOUTH 37°17'37" EAST 36.67 FEET; THENCE SOUTH 33°24'36" EAST 171.00; THENCE NORTH 50°24'18" EAST 121.51 FEET; THENCE 170.93 FEET ALONG THE ARC OF A 1652.50 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 05°55'36" (CHORD BEARS NORTH 33°51'43" WEST 170.85 FEET); THENCE NORTH 50°24'18" EAST 120.13 FEET; THENCE NORTH 69°38'00" EAST 57.33 FEET; THENCE NORTH 50°24'18" EAST 122.67 FEET; THENCE SOUTH 39°35'42" EAST 467.31 FEET; THENCE SOUTH 52°05'46" WEST 195.43 FEET; THENCE SOUTH 45°41'58" WEST 55.85 FEET; THENCE SOUTH 50°24'18" WEST 186.60 FEET; THENCE NORTH 39°35'42" WEST 20.00 FEET; THENCE SOUTH 50°24'18" WEST 70.13 FEET TO THE EAST LINE OF ANGEL STREET AND THE POINT OF BEGINNING.
CONTAINS 224,121 SQ.FT. - 5.15 ACRES - 14 LOTS

3274024
BK 7559 PG 2771
2884451
BK 6313 PG 176

Kaysville
8902
AET #565

E 2881451 B 6313 P 176
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/21/2015 11:12 AM
FEE \$89.00 Pgs: 1
DEP RT/REC'D FOR KAYSVILLE CITY CO
RP

JULY 8, 2015

HILL FARMS PHASE 2B (PRUD)

GOLDEN LAND MANAGEMENT INC.

LOTS 215 - 239 & OS 3 - 6
N ½ SEC.32, T 4N, R 1W, SLB&M
OUT OF 11-091-0091
NEW # 11-776+
FILE # 5551

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE NORTHEASTERLY LINE OF ANGEL STREET, SAID POINT BEING LOCATED NORTH 00°07'05" EAST ALONG THE SECTION LINE 878.96 FEET AND WEST 807.97 FEET FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE NORTH 39°35'42" WEST ALONG THE NORTHEAST LINE OF SAID STREET 251.61 FEET; THENCE 23.02 FEET ALONG THE ARC OF A 15 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 87°55'54" (CHORD BEARS SOUTH 83°33'39" EAST 20.83 FEET); THENCE 92.93 FEET ALONG THE ARC OF A 427.50 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 12°27'19" (CHORD BEARS NORTH 58°42'04" EAST 92.75 FEET); THENCE NORTH 64°55'43" EAST 115.92 FEET; THENCE 146.34 FEET ALONG THE ARC OF A 772.50 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 10°51'15" (CHORD BEARS NORTH 59°30'06" EAST 146.12 FEET); THENCE NORTH 39°35'42" WEST 118.42 FEET; THENCE NORTH 50°24'18" EAST 150.00 FEET; THENCE NORTH 39°35'42" WEST 40.00 FEET; THENCE NORTH 50°24'18" EAST 170.91 FEET; THENCE SOUTH 38°10'36" EAST 36.79 FEET; THENCE SOUTH 39°35'42" EAST 7.83 FEET; THENCE NORTH 50°24'18" EAST 85.00 FEET; THENCE SOUTH 39°35'42" EAST 160.00 FEET; THENCE SOUTH 23°16'56" EAST 100.41 FEET; THENCE SOUTH 59°35'42" EAST 245.00 FEET; THENCE NORTH 30°24'18" EAST 77.76 FEET; THENCE NORTH 50°24'18" EAST 115.68 FEET TO THE WESTERLY LINE OF WILKIE ESTATES NO. 3, A SUBDIVISION RECORDED WITH THE DAVIS COUNTY RECORDER'S OFFICE; THENCE SOUTH 40°16'30" EAST ALONG SAID WESTERLY LINE 262.99 FEET; THENCE SOUTH 37°48'09" WEST 288.04 FEET; THENCE SOUTH 49°56'19" WEST 106.36 FEET; THENCE SOUTH 50°24'18" WEST 120.00 FEET; THENCE NORTH 39°35'42" WEST 446.29 FEET; THENCE SOUTH 50°24'18" WEST 122.67 FEET; THENCE SOUTH 69°38'00" WEST 57.33 FEET; THENCE SOUTH 50°24'18" WEST 120.13 FEET; THENCE 170.93 FEET ALONG THE ARC OF A 1652.50 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 05°55'36" (CHORD BEARS SOUTH 33°51'43" EAST 170.85 FEET) THENCE SOUTH 50°24'18" WEST 121.51 FEET; THENCE NORTH 33°24'36" WEST 171.00 FEET; THENCE NORTH 37°17'37" WEST 36.67 FEET; THENCE SOUTH 50°24'18" WEST 92.13 FEET TO THE POINT OF BEGINNING.

CONTAINS 437,818 SQ.FT. - 10.05 ACRES - 25 LOTS

Kaysville
180 000

3274024
BK 7559 PG 2772
2968747
BK 6607 PG 136

146

2968747 6607 136
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/23/2016 10:22 AM
FEE \$80.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

July 22, 2016
JERRY A. HILL
TEREENA L. HILL
GOLDEN LAND MANAGEMENT INC
D. KENT WHITTAKER & JENNIFER
H. WHITTAKER, TRUSTEES
JEFFREY A. HILL
JOSEPH BRENT HILL
DIXIE H. HILL

HILL FARMS PHASE 2C PRUD
LOTS 240 THRU 258 & OS 1
NW 32 4N - 1W & PT LT 1 HILL ACRES SUBD
Out of 11-403-0002, 0003, 11-091-0020, 0065, 0068,
0069, 0085, 0086, 0090
New # 11-797 +
File # 5691

BOUNDARY DESCRIPTION

PARCEL 1 - BEGINNING AT A POINT LOCATED ON THE WEST LINE OF WILKIE ESTATES NO. 3 AS RE-ESTABLISHED IN THE FIELD, SAID POINT BEING LOCATED SOUTH 00°07'05" WEST ALONG THE SECTION LINE 898.19 FEET AND WEST 215.64 FEET FROM THE NORTH QUARTER CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE SOUTH 50°24'18" WEST TO AND ALONG HILL FARMS PHASE 2B 323.88 FEET; THENCE ALONG SAID SUBDIVISION THE FOLLOWING TEN (10) CALLS: 1) NORTH 39°35'42" WEST 7.83 FEET; 2) NORTH 38°10'36" WEST 36.79 FEET; 3) SOUTH 50°24'18" WEST 170.91 FEET; 4) SOUTH 39°35'42" EAST 40.00 FEET; 5) SOUTH 50°24'18" WEST 150.00 FEET; 6) SOUTH 39°35'42" E 118.42 FEET TO A POINT OF CURVATURE; 7) SOUTHWESTERLY 146.34 FEET ALONG THE ARC OF A 772.50 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°51'15" (CHORD BEARS SOUTH 59°30'06" WEST 146.12 FEET); 8) SOUTH 64°55'43" WEST 115.92 FEET TO A POINT OF CURVATURE; 9) SOUTHWESTERLY 92.93 FEET ALONG THE ARC OF A 427.50 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 12°27'19" (CHORD BEARS SOUTH 58°42'04" WEST 92.75 FEET) TO A POINT OF REVERSE CURVATURE; 10) NORTHWESTERLY 23.02 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 87°55'54" (CHORD BEARS NORTH 83°33'39" WEST 20.83 FEET) TO THE EASTERLY LINE OF ANGEL STREET; THENCE NORTH 39°35'42" WEST ALONG SAID EASTERLY LINE 174.25 FEET TO THE SOUTH LINE OF PHILLIPS STREET; THENCE NORTH 51°49'47" EAST ALONG SAID SOUTH LINE 1005.55 FEET TO THE WEST LINE OF SAID WILKIE ESTATES NO. 3; THENCE SOUTH 40°16'30" EAST ALONG SAID WEST LINE 116.00 FEET TO THE POINT OF BEGINNING.
CONTAINS: 150,125 SQ. FT. / 3.45 AC. - 8 LOTS

PARCEL 2 - ALSO, BEGINNING AT A POINT ON THE NORTH LINE OF PHILLIPS STREET AND A BOUNDARY LINE AGREEMENT RECORDED AT ENTRY NO. 1322892, BOOK 2130, PAGE 413, SAID POINT BEING LOCATED SOUTH 00°07'05" WEST ALONG THE SECTION LINE 765.48 FEET AND WEST 323.66 FEET FROM THE NORTH QUARTER CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE SOUTH 51°49'47" WEST ALONG SAID NORTH LINE 1008.44 FEET TO THE EAST LINE OF ANGEL STREET; THENCE NORTH 39°35'42" WEST ALONG THE NORTHEASTERLY LINE OF ANGEL STREET 329.13 FEET; THENCE NORTH 51°49'00" EAST 197.49 FEET; THENCE SOUTH 38°11'00" EAST 39.19 FEET; THENCE NORTH 51°49'00" EAST 30.14 FEET; THENCE SOUTH 43°33'12" EAST 130.44 FEET; THENCE NORTH 51°49'00" EAST 130.49 FEET; THENCE NORTH 62°46'17" EAST 35.13 FEET; THENCE NORTH 51°49'00" EAST 115.50 FEET; THENCE SOUTH 38°11'00" EAST 68.39 FEET; THENCE NORTH 51°49'00" EAST 119.99 FEET; THENCE NORTH 51°53'02" EAST 55.01 FEET; THENCE NORTH 51°49'00" EAST 138.51 FEET; THENCE NORTH 40°00'44" WEST 62.96 FEET; THENCE NORTH 51°49'47" EAST 180.03 FEET TO SAID BOUNDARY LINE AGREEMENT; THENCE SOUTH 39°59'57" EAST ALONG SAID BOUNDARY LINE AGREEMENT 148.04 FEET TO THE POINT OF BEGINNING.
CONTAINS: 172,550 SQ. FT. / 3.96 AC. - 11 LOTS
TOTAL: 322,675 SQ. FT. / 7.41 AC. - 19 LOTS

Kaysville
3200

3274024
BK 7559 PG 2773
3034334
BK-6843-PG-799

149

E 3034334 B 8813 P 799
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/25/2017 12:10 PM
FEE ~~\$42.00~~ Pgs: 1 3200
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

July 21, 2017
DESTINATION HOMES., A UTAH
CORP
JERRY A. HILL

HILL FARMS PHASE 2C, 1ST AMENDMENT

LOTS 317-A & 248-A

NW 32 4N - 1W AMENDNG LT 248 HILL FARMS
PH 2C & LT 317 HILL FARMS PH 3

Out of 11-795-0334, 0335 & 11-797-0248

New # 11-806 -
File # 5793

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE NORTH LINE OF PHILLIPS STREET AND A BOUNDARY LINE AGREEMENT RECORDED AT ENTRY NO. 1322892, BOOK 2130, PAGE 413, SAID POINT BEING LOCATED SOUTH 00°07'05" WEST ALONG THE SECTION LINE 765.51 FEET (765.48 FEET BY RECORD) AND WEST 323.70 FEET (323.66 FEET BY RECORD) FROM THE NORTH QUARTER CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE SOUTH 51°49'47" WEST ALONG SAID NORTH LINE 180.00 FEET TO THE EASTERLY CORNER OF LOT 249, HILL FARMS PHASE 2C, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; THENCE NORTH 40°00'44" WEST 170.08 FEET ALONG THE NORTHEASTERLY LINE OF SAID LOT 249 AND LOT 319 OF HILL FARMS PHASE 3, ALSO A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE TO THE SOUTHEASTERLY CORNER OF LOT 318 OF SAID PHASE 3; THENCE NORTH 08°46'34" WEST ALONG THE EASTERLY LINE OF SAID LOT 318 76.31 FEET TO THE NORTHEASTERLY CORNER THEREOF; THENCE SOUTH 81°13'26" WEST, 139.15 FEET ALONG THE NORTHERLY LINE OF SAID LOT 318 TO THE NORTHWESTERLY CORNER THEREOF AND THE EASTERLY LINE OF HILL FARMS LANE; THENCE NORTH 08°46'34" WEST ALONG SAID STREET 85.00 FEET TO THE SOUTHWESTERLY CORNER OF LOT 316 OF SAID PHASE 3; THENCE NORTH 81°13'26" EAST 251.80 FEET ALONG THE SOUTHERLY LINE OF SAID LOT 316 TO THE SOUTHEASTERLY CORNER THEREOF; AND THENCE SOUTH 39°59'57" EAST ALONG SAID BOUNDARY LINE AGREEMENT 255.38 FEET TO THE POINT OF BEGINNING.

CONTAINING: 59,190 SQ.FT. (1.36 ACRES)

Kaysville
33 00

3274024
BK 7559 PG 2774

3135608
BK 7167 PG 137

161

E 3135608 B 7167 P 137
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
12/27/2018 09:07 AM
FEE \$33.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY

November 1, 2018
JOHN LHOTAK
MICHELLE LHOTAK
JERRY A. HILL
AARON R. HIXSON
JANA W. HIXSON

HILL FARMS PHASE 2C, 2ND AMENDMENT
PRUD

LOTS 317B; 318A; 248B

AM LT 248A HILL FMS 2C; 317A HILL FMS 2C
1ST AM; 318 HILL FMS 3; NW 32 4N - 1W

Out of 11-795-0318, 11-806-0248, 0317

New # 11-839 -
File # 6010

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE NORTH LINE OF PHILLIPS STREET AND A BOUNDARY LINE AGREEMENT RECORDED AT ENTRY NO. 1322892, BOOK 2130, PAGE 413, SAID POINT BEING LOCATED SOUTH 00°07'05" WEST ALONG THE SECTION LINE 765.51 FEET (765.48 FEET BY RECORD) AND WEST 323.70 FEET (323.66 FEET BY RECORD) FROM THE NORTH QUARTER CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE SOUTH 51°49'47" WEST ALONG SAID NORTH LINE 180.00 FEET TO THE EASTERLY CORNER OF LOT 249, HILL FARMS PHASE 2C, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; THENCE NORTH 40°00'44" WEST 170.08 FEET ALONG THE NORTHEASTERLY LINE OF SAID LOT 249 AND LOT 319 OF HILL FARMS PHASE 3, ALSO A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE TO THE NORTHEASTERLY CORNER OF LOT 319 OF SAID PHASE 3; THENCE SOUTH 69°17'46" WEST ALONG THE NORTHERLY LINE OF SAID LOT 319 136.45 FEET TO THE NORTHWEST CORNER AND THE EASTERLY LINE OF HILL FARMS LANE; THENCE NORTHWESTERLY ALONG THE ARC OF A 172.59 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 14°41'49" A DISTANCE OF 44.27 FEET WITH A CHORD BEARING OF NORTH 16°07'52" WEST 44.15 FEET TO A POINT OF TANGENCY; THENCE NORTH 08°46'34" WEST 145.73 FEET ALONG SAID STREET TO THE SOUTHWESTERLY CORNER OF LOT 316 OF SAID PHASE 3; THENCE NORTH 81°13'26" EAST 251.80 FEET ALONG THE SOUTHERLY LINE OF SAID LOT 316 TO THE SOUTHEASTERLY CORNER OF SAID LOT; THENCE SOUTH 39°59'57" EAST ALONG SAID BOUNDARY LINE AGREEMENT 255.38 FEET TO THE POINT OF BEGINNING.

CONTAINING: 71,769 SQ. FT. (1.65 ACRES) 3 LOTS;

3274024
BK 7559 PG 2775
~~2855840~~
~~BK 6570 PG 434~~

Kaysville
6300

184

~~E 2955840 B 6570 P 434
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
08/02/2016 12:02 PM
FEE \$63.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP~~

July 27, 2016
GOLDEN LAND MANAGEMENT,
INC A UTAH CORPORATION

HILL FARMS PHASE 3 A PLANNED
RESIDENTIAL UNIT DEVELOPMENT (PRUD)
LOTS 301 THRU 329 AND OPEN SPACE
PARCELS 1A, 1B, 2A, 2B
NW 32 4N - 1W (PART LOT 1 HILL ACRES SUBD)

Out of 11-403-0004

New # 11-795 +
File# 5672

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE WEST LINE OF OLD FARM AT KAYS CREEK PHASE 2 AS RECORDED WITH THE DAVIS COUNTY RECORDER AND RE-ESTABLISHED ON THE GROUND, SAID POINT ALSO BEING ON A BOUNDARY LINE AGREEMENT RECORDED AT ENTRY NO. 1322892, BOOK 2130, PAGE 413; SAID POINT BEING LOCATED NORTH 89°59'57" WEST ALONG SECTION LINE 738.11 FEET AND SOUTH 273.66 FEET FROM THE NORTH QUARTER CORNER SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN (BASIS OF BEARING IS NORTH 00°05'30" EAST BETWEEN THE SOUTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION); AND RUNNING THENCE SOUTH 39°59'57" EAST ALONG SAID WEST LINE AND BOUNDARY LINE AGREEMENT 494.12 FEET; THENCE SOUTH 51°49'47" WEST 180.00 FEET; THENCE SOUTH 40°00'44" EAST 62.96 FEET; THENCE SOUTH 51°49'00" WEST 138.51 FEET; THENCE SOUTH 51°53'02" WEST 55.01 FEET; THENCE SOUTH 51°49'00" WEST 119.99 FEET; THENCE NORTH 38°11'00" WEST 68.39 FEET; THENCE SOUTH 51°49'00" WEST 115.50 FEET; THENCE SOUTH 62°46'17" WEST 35.13 FEET; THENCE SOUTH 51°49'00" WEST 130.49 FEET; THENCE NORTH 43°33'12" WEST 130.44 FEET; THENCE SOUTH 51°49'00" WEST 30.14 FEET; THENCE NORTH 38°11'00" WEST 39.19 FEET; THENCE SOUTH 51°49'00" WEST 197.49 FEET TO THE EAST LINE OF ANGEL STREET (A 66.00 FOOT RIGHT-OF-WAY ESTABLISHED FROM CENTERLINE MONUMENTS); THENCE NORTH 39°35'42" WEST ALONG SAID EAST LINE 312.66 FEET TO THE SOUTH LINE OF SHADYBROOK SUBDIVISION AS RECORDED WITH THE DAVIS COUNTY RECORDER AND ESTABLISHED ON THE GROUND FROM MONUMENTS; THENCE NORTH 51°49'00" EAST ALONG SAID SOUTH LINE 1003.00 FEET TO THE POINT OF BEGINNING.

CONTAINS: 473,121 SQ.FT./10.86 ACRES - 29 LOTS

3274024
BK 7559 PG 2776
3034844
BK 6845 PG 538

*Kaysville
06300*

277

E 3034844 B 6845 P 538
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/27/2017 01:08 PM
FEE \$63.00 Pgs: 1
DEP RTT REC'D FOR KAYSVILLE CITY C
CRP

July 21, 2017
GOLDEN LAND MANAGEMENT,
INC

HILL FARMS PHASE 4
LOTS 401 THRU 428; OPEN SPACE 1 THRU 5

SW 32 4N - 1W

Out of 11-093-0050

New # 11-807 +
File # 5795

BOUNDARY DESCRIPTION

BEGINNING AT THE NORTHEAST CORNER OF SCHICK CLUSTER FARM PHASE 1 AS RECORDED WITH THE OFFICE OF THE DAVIS COUNTY RECORDER AND ROTATED TO THE BASIS OF BEARING, SAID POINT BEING LOCATED NORTH 00°05'30" EAST ALONG SECTION LINE 1943.13 FEET AND EAST 872.52 FEET FROM THE SOUTHWEST CORNER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN; SAID POINT ALSO BEING ON A BOUNDARY LINE AGREEMENT LOCATED AT BOOK 3316 PAGE 689, AND RUNNING THENCE NORTH 50°26'59" EAST ALONG THE SOUTH LINE OF THE PROPOSED 200 NORTH STREET RIGHT OF WAY (AS POSITIONED BY PLACING THE NORTHEAST CORNER OF THE CHARLY'S ACRES #2 SUBDIVISION AMENDED AT THE FIELD LOCATED CENTERLINE MONUMENT LOCATED FOR SCHICK LANE AND PROJECTING SAID SOUTH LINE WESTERLY) 568.51 FEET TO THE WEST LINE OF SAID CHARLY'S ACRES #2 SUBDIVISION AMENDED; THENCE SOUTH 39° 28'06" EAST 807.76 FEET ALONG SAID WEST LINE AND THE WEST LINE OF CHARLY'S ACRES #1 AMENDED AS RE-ESTABLISHED IN THE FIELD RELATIVE TO PHASE 2, TO A POINT ON A LINE RECORDED AS A SPECIAL WARRANTY DEED WITH ENTRY NUMBER 2438516 AT BOOK 4747 AND PAGE 1475-1476; THENCE SOUTHWESTERLY ALONG SAID DEED THE FOLLOWING THREE CALLS: SOUTH 51°29'06" WEST 177.68 FEET; SOUTH 47°31'51" WEST 198.59 FEET; SOUTH 51°30'42" WEST 190.18 FEET TO THE SOUTHEAST CORNER OF SAID SCHICK CLUSTER FARM PHASE 1 AND A POINT ON SAID BOUNDARY LINE AGREEMENT; THENCE NORTH 39°38'15" WEST ALONG THE EAST LINE OF SAID SUBDIVISION AND BOUNDARY LINE AGREEMENT 811.13 FEET TO SAID SOUTH LINE AND THE POINT OF BEGINNING.

*THIRD ①SUBD.

CONTAINS: 459,317 SQ. FT./10.54 ACRES

*Kaysville
098 00*

2574

E 3096524 B 7027 P 30
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
06/01/2018 09:44 AM
FEE \$98.00 Pgs: 1
DEP RT REC'D FOR KAYSVILLE CITY CO
RP

May 29, 2018

JOSEPH F. HILL, TRUSTEE
LYNDON JAY GODFREY, TRUSTEE
GOLDEN LAND MANAGEMENT,
INC.

HILL FARMS PHASE 5, A PRUD

LOTS 501 THRU 534; OS 1, 2, 3 & PRIVATE
STREET

N 1/2 32 4N - 1W

Out of 11-092-0133, 11-091-0066, 0067, 0084, 0087,
0088, 0089, 0092

New # 11-825 +

File # 5913

BOUNDARY DESCRIPTION

* PRUD

BEGINNING AT A POINT ON THE EASTERLY LINE OF ANGEL STREET, SAID POINT ALSO BEING THE
SOUTHWESTERLY CORNER OF HILL FARMS SUBDIVISION PHASE 2A, A PLAT RECORDED AT THE DAVIS
COUNTY RECORDERS OFFICE, SAID POINT BEING LOCATED SOUTH 89°56'03" WEST ALONG QUARTER SECTION
LINE 486.43 FEET AND NORTH 492.97 FEET FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1
WEST, SALT LAKE BASE AND MERIDIAN (THE BASIS OF BEARING FOR THIS DESCRIPTION IS NORTH 00°05'30"
EAST 2642.30 FEET MEASURED BETWEEN THE SOUTHWEST AND WEST QUARTER CORNERS OF SAID SECTION
32), AND RUNNING THENCE NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID PHASE 2A THE
FOLLOWING SIX COURSES: (1) NORTH 50°24'18" EAST 70.13 FEET; (2) SOUTH 39°35'42" EAST 20.00 FEET; (3)
NORTH 50°24'18" EAST 186.60 FEET; (4) NORTH 45°41'58" EAST 55.85 FEET; (5) NORTH 52°05'46" EAST 195.43 FEET;
AND (6) NORTH 39°35'42" WEST 21.01 FEET TO THE SOUTHWESTERLY CORNER OF HILL FARMS SUBDIVISION
PHASE 2B, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; AND RUNNING THENCE
NORTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF SAID PHASE 2B THE FOLLOWING THREE COURSES:
(1) NORTH 50°24'18" EAST 120.00 FEET; (2) NORTH 49°56'19" EAST 106.36 FEET; AND (3) NORTH 37°48'09" EAST
288.04 FEET TO THE WESTERLY LINE OF WILKIE ESTATES NO. 3, A PLAT RECORDED AT THE DAVIS COUNTY
RECORDERS OFFICE; THENCE SOUTH 40°16'30" EAST 466.70 FEET ALONG THE WESTERLY LINE OF WILKIE ESTATES
NO. 3; THENCE NORTH 51°47'08" EAST 0.63 FEET ALONG SAID SUBDIVISION TO THE NORTHWESTERLY
CORNER OF MOUNTAIN SHADOW ESTATES NO. 3, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS
OFFICE; THENCE SOUTH 39°48'45" EAST ALONG THE WESTERLY LINE OF SAID SUBDIVISION 81.20 FEET;
THENCE SOUTH 50°24'18" WEST 198.94 FEET; THENCE SOUTH 50°24'18" WEST 55.00 FEET; THENCE NORTH
39°35'42" WEST 53.13 FEET; THENCE SOUTH 50°24'18" WEST 101.96 FEET; THENCE SOUTH 26°26'07" WEST 96.52
FEET; THENCE SOUTH 03°51'01" EAST 111.78 FEET; THENCE SOUTH 08°29'06" EAST 55.08 FEET; THENCE 257.87
FEET ALONG A CURVE TO THE RIGHT WITH A RADIUS OF 467.79 FEET (CHORD BEARS NORTH 79°49'41" WEST
254.62 FEET); THENCE SOUTH 34°26'07" WEST 288.00 FEET; THENCE NORTH 61°46'26" WEST 21.80 FEET; THENCE
NORTH 89°21'54" WEST 41.55 FEET; THENCE SOUTH 56°50'05" WEST 37.54 FEET TO THE NORTHEASTERLY LINE
OF SAID ANGEL STREET; THENCE NORTHWESTERLY ALONG SAID STREET THE FOLLOWING (4) COURSES: (1)
NORTH 33°09'46" WEST 6.70 FEET, (2) NORTH 36°58'36" WEST 112.96 FEET, (3) NORTH 33°09'55" WEST ALONG SAID
STREET 257.73 FEET, AND (4) NORTH 39°35'42" WEST ALONG SAID STREET 66.33 FEET TO THE POINT OF
BEGINNING. CONTAINING 496,349 SQ. FT. (11.39 ACRE).

* PRUD

ALSO, BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF WILKIE ESTATES NO. 3, A PLAT RECORDED
AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF HILL
FARMS SUBDIVISION PHASE 2C, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT
BEING LOCATED NORTH 00°07'05" EAST ALONG QUARTER SECTION LINE 1740.04 FEET AND WEST 215.64 FEET
FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN,
(THE BASIS OF BEARING FOR THIS DESCRIPTION IS NORTH 00°05'30" EAST 2642.30 FEET MEASURED BETWEEN
THE SOUTHWEST AND WEST QUARTER CORNERS OF SAID SECTION 32). RUNNING THENCE SOUTH 40°16'30"
EAST ALONG THE SOUTHWESTERLY LINE OF SAID WILKIE ESTATES 460.03 FEET TO A POINT ON THE
NORTHEASTERLY LINE OF HILL FARMS SUBDIVISION PHASE 2B; THENCE SOUTHWESTERLY AND
NORTHWESTERLY ALONG THE BOUNDARY OF SAID PHASE 2B THE FOLLOWING FIVE COURSES: (1) SOUTH
50°24'18" WEST 115.68 FEET; (2) SOUTH 30°24'18" WEST 77.76 FEET; (3) NORTH 59°35'42" WEST 245 FEET; (4) NORTH
23°16'56" WEST 100.41 FEET; AND (5) NORTH 39°35'42" WEST 160.00 FEET TO THE SOUTHERLY LINE OF SAID
PHASE 2C; AND THENCE NORTH 50°24'18" EAST 238.88 FEET ALONG THE SOUTHERLY LINE OF SAID PHASE 2C
TO THE POINT OF BEGINNING.

257
E 3117676 B 7101 P 1190
RICHARD T. MAUBHAN
DAVIS COUNTY, UTAH RECORDER
09/18/2018 04:05 PM
FEE \$35.00 Pgs: 1
DEP RTT REC'D FOR KAYSVILLE CITY C
ORP

September 10, 2018
JOSEPH BRENT HILL, TRUSTEE,
THE JOSEPH F. HILL & ROZANNA S.
HILL FAMILY LIMITED
PARTNERSHIP

HILL FARMS PHASE 5 1ST AMENDMENT PRUD

LOTS 532A, 533A, 534A

AMD LTS 532, 533, 534 HILL FARMS PH 5 PRUD;
N 1/2 32 4N - 1W

Out of 11-825-0532, 0533, 0534

New # 11-829 +

File # 5970

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF WILKIE ESTATES NO.3, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF HILL FARMS SUBDIVISION PHASE 2C, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT BEING LOCATED NORTH 00°07'05" EAST ALONG QUARTER SECTION LINE 1740.04 FEET AND WEST 215.64 FEET FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, (THE BASIS OF BEARING FOR THIS DESCRIPTION IS NORTH 00°05'30" EAST 2642.30 FEET MEASURED BETWEEN THE SOUTHWEST AND WEST QUARTER CORNERS OF SAID SECTION 32), AND RUNNING THENCE SOUTH 40°16'30" EAST ALONG THE SOUTHWESTERLY LINE OF SAID WILKIE ESTATES 460.03 FEET TO A POINT ON THE NORTHEASTERLY LINE OF HILL FARMS SUBDIVISION PHASE 2B; THENCE SOUTHWESTERLY AND NORTHWESTERLY ALONG THE BOUNDARY OF SAID PHASE 2B THE FOLLOWING THREE COURSES: (1) SOUTH 50°24'18" WEST 115.68 FEET; (2) SOUTH 30°24'18" WEST 77.76 FEET; AND (3) NORTH 59°35'42" WEST 205.00 FEET TO THE EASTERLY LINE OF PEARL PARK, A PRIVATE STREET; THENCE ALONG THE EASTERLY LINE OF SAID STREET THE FOLLOWING THREE COURSES: (1) NORTH 30°24'18" EAST 128.52 FEET, (2) NORTH 39°35'42" WEST 130.00 FEET, AND (3) SOUTH 50°24'18" WEST 21.25 FEET TO THE SOUTHEASTERLY CORNER OF LOT 531, HILL FARMS SUBDIVISION PHASE 5, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; THENCE NORTH 39°35'42" WEST ALONG THE EASTERLY LINE OF SAID LOT 120.00 FEET TO THE SOUTHERLY LINE OF SAID HILL FARMS PHASE 2C; AND THENCE NORTH 50°24'18" EAST ALONG SAID SOUTHERLY LINE 153.88 FEET TO THE POINT OF BEGINNING.

CONTAINING 83,605 SQ.FT. (1.92 ACRE). 3 LOTS

3274024
BK 7559 PG 2779

3137138
~~BK 7473 PG 483~~

E 3137138 B 7173 P 183
RICHARD T. HAUGHAN
DAVIS COUNTY, UTAH RECORDER
01/07/2019 11:42 AM
FEE \$33.00 Pgs 1
DEP RTT REC'D FOR KAYSVILLE CITY

December 19, 2018
THE JOSEPH F. HILL & ROZANNA S.
HILL FAMILY LIMITED
PARTNERSHIP, J BRENT HILL,
TRUSTEE

HILL FARMS PHASE 5 2ND AMENDMENT

LOTS 532B, 533B, 534B

AMD 532A, 533A, 534A HILL FARMS PH5 1ST
AMD; N1/2 32 4N - 1W

Out of 11-829-0532, 0533, 0534

New # 11-841 +

File # 6015

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF WILKIE ESTATES NO.3, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT ALSO BEING THE SOUTHEASTERLY CORNER OF HILL FARMS SUBDIVISION PHASE 2C, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE, SAID POINT BEING LOCATED NORTH 00°07'05" EAST ALONG QUARTER SECTION LINE 1740.04 FEET AND WEST 215.64 FEET FROM THE CENTER OF SECTION 32, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, (THE BASIS OF BEARING FOR THIS DESCRIPTION IS NORTH 00°05'30" EAST 2642.30 FEET MEASURED BETWEEN THE SOUTHWEST AND WEST QUARTER CORNERS OF SAID SECTION 32), AND RUNNING THENCE SOUTH 40°16'30" EAST ALONG THE SOUTHWESTERLY LINE OF SAID WILKIE ESTATES 460.03 FEET TO A POINT ON THE NORTHEASTERLY LINE OF HILL FARMS SUBDIVISION PHASE 2B; THENCE SOUTHWESTERLY AND NORTHWESTERLY ALONG THE BOUNDARY OF SAID PHASE 2B THE FOLLOWING THREE COURSES: (1) SOUTH 50°24'18" WEST 115.68 FEET; (2) SOUTH 30°24'18" WEST 77.76 FEET; AND (3) NORTH 59°35'42" WEST 205.00 FEET TO THE EASTERLY LINE OF PEARL PARK, A PRIVATE STREET; THENCE ALONG THE EASTERLY LINE OF SAID STREET THE FOLLOWING THREE COURSES: (1) NORTH 30°24'18" EAST 128.52 FEET, (2) NORTH 39°35'42" WEST 130.00 FEET, AND (3) SOUTH 50°24'18" WEST 21.25 FEET TO THE SOUTHEASTERLY CORNER OF LOT 531, HILL FARMS SUBDIVISION PHASE 5, A PLAT RECORDED AT THE DAVIS COUNTY RECORDERS OFFICE; THENCE NORTH 39°35'42" WEST ALONG THE EASTERLY LINE OF SAID LOT 120.00 FEET TO THE SOUTHERLY LINE OF SAID HILL FARMS PHASE 2C; AND THENCE NORTH 50°24'18" EAST ALONG SAID SOUTHERLY LINE 153.88 FEET TO THE POINT OF BEGINNING.

CONTAINING 83,605 SQ.FT. (1.92 ACRE). 3 LOTS

E 3150840 B 7230 P 276
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
03/29/2019 09:43 AM
FEE \$59.00 Pgs: 1
DEPT REC'D FOR KAYSVILLE CITY CO
RP

February 26, 2019

GOLDEN LAND MANAGEMENT INC

HILL FARMS PHASE 6 PRUD
LOTS 601-627, PARCELS A & B

N 1/2 32 4N-1W

Out of 11-092-0134

NEW # 11-846

FILE # 6058

BOUNDARY DESCRIPTION

Beginning at the intersection of the north line of 200 North Street and the quarter section line, said point being North 0°07'05" East 71.56 feet along the quarter section line from the Center of Section 32, Township 4 North, Range 1 West, Salt Lake Base and Meridian, and running:

- Thence North 89°48'14" West 148.47 feet along the north line of 200 North Street to the east line of Angel Street;
- Thence North 81°05'05" West 88.91 feet along the east line of Angel Street;
- Thence North 53°09'48" West 18.58 feet along the east line of Angel Street to the southerly most corner of Hill Farms Phase 5, A PRUD;
- Thence North 56°50'05" East 37.54 feet along the south line of Hill Farms Phase 5, A PRUD;
- Thence South 88°21'54" East 41.55 feet along the south line of Hill Farms Phase 5, A PRUD;
- Thence South 81°48'26" East 21.85 feet along the south line of Hill Farms Phase 5, A PRUD;
- Thence North 34°26'07" East 288.00 feet along the south line of Hill Farms Phase 5, A PRUD;
- Thence southeasterly 257.87 feet along the arc of a 467.79 foot radius curve to the left, (center bears North 34°26'07" East and long chord bears South 79°48'41" East 254.62 feet, with a central angle of 31°36'06") along the south line to a Southeast Corner of Hill Farms Phase 5, A PRUD;
- Thence North 8°29'06" West 58.08 feet along the east line of Hill Farms Phase 5, A PRUD;
- Thence North 3°51'01" West 111.78 feet along the east line of Hill Farms Phase 5, A PRUD;
- Thence North 28°26'07" East 188.52 feet along the east line of Hill Farms Phase 5, A PRUD;
- Thence North 80°24'18" East 101.86 feet along the east line to an interior corner of Hill Farms Phase 5, A PRUD;
- Thence South 39°35'42" East 83.13 feet along the west line to a Southwest Corner of Hill Farms Phase 5, A PRUD;
- Thence North 50°24'18" East 253.84 feet along the south line to a Southeast Corner of Hill Farms Phase 5, also being the west line of Mountain Shadows Estates No. 3, A PRUD;
- Thence South 33°48'45" East 507.41 feet along the west line of Mountain Shadows Estates No. 3 to and along the west line to an angle point in the west line of Mountain Shadows Estates No. 1;
- Thence South 0°11'17" West 322.47 feet along the west line of Mountain Shadows Estates No. 1 to the north line of 200 North Street;
- Thence North 88°48'43" West 852.40 feet along the north line of 200 North Street;
- Thence North 85°57'24" West 153.16 feet along the north line of 200 North Street;
- Thence North 89°48'14" West 128.04 feet along the north line of 200 North Street to the point of beginning.

Contains 473,182 square feet, 10.863 acres, 27 Lots and 2 Parcels.