المستمنز

WHEN RECORDED RETURN TO:
Jordan Heights Homeowners Association, Inc
c/o FCS Community Management
PO Box 5555
Draper, UT 84020
801-256-0465
manager@hoaliving.com

10961987
05/28/2010 03:44 PM \$152.00
Book - 9829 Pg - 5579-5580
GAFRY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
GRANITE COVE CONDO OWNRS ASSOC
C/O FCS COMMUNITY MGMT
PO BOX 5555
DRAPER UT 84020
BY: NEH, DEPUTY - WI 2 P.

Space Above for Recorder's Use Only

Serial #'s: 27-20-101-001 through 27-20-101-037 (Lots 104 through 137, Jordan Heights PUD Phase 1) 27-20-102-001 through 27-20-102-002 (Lots 157 & 158, Jordan Heights PUD Phase 1) 27-20-103-001 through 27-20-103-019 (Lots 138 through 154, Jordan Heights PUD Phase 1) 27-20-105-002 through 27-20-105-007 (Lots 3049 through 3054, Jordan Heights PUD Phase 3) 27-20-106-001 through 27-20-106-022 (Lots 3055 through 3076, Jordan Heights PUD Phase 3) 27-20-107-001 through 27-20-107-018 (Lots 3016 through 3033, Jordan Heights PUD Phase 3) 27-20-126-001 through 27-20-126-015 (Lots 3034 through 3048, Jordan Heights PUD Phase 3) 27-20-151-001 through 27-20-151-023 (Lots 3078 through 3100, Jordan Heights PUD Phase 3) 27-20-152-001 through 27-20-152-017 (Lots 3002 through 3015, Jordan Heights PUD Phase 3)

NOTICE OF ASSESSMENT & NOTICE OF REINVESTMENT FEE COVENANT

Each Lot or Unit in Jordan Heights is subject to recurring assessments. Escrow agents, title companies, or others desiring current information as to the status of assessments should contact FCS Community Management; PO Box 5555; Draper, UT 84020. The phone number is 801-256-0465. The email address is manager@hoaliving.com.

This notice affects the parcels referenced above and any subsequent parcels added to the community via appropriate expansion documentation.

ADDITIONALLY, please note that the Buyer or Seller of a Lot or Unit at Jordan Heights shall be required to pay to the Jordan Heights Homeowners Association, Inc at the time of closing or settlement of the sale of his or her Lot or Unit a Reinvestment Fee in a sum to be determined by the governing board.

This is not a large master planned development. The amount of the Reinvestment Fee may not exceed .5% of the value of the Lot or Unit at the time of closing unless the Lot or Unit is part of a large master planned development and shall comply with the requirements of Utah Code Ann., Section 57-1-46(5) (2010) as amended or supplemented.

The name of the association of owners responsible for the collection and management of the Reinvestment Fee is the Jordan Heights Homeowners Association, Inc (the "Association") and the address is c/o FCS Community Management; PO Box 5555; Draper, UT 84020. The phone number is 801-256-0465. The email address is manager@hoaliving.com.

The Reinvestment Fee Covenant is intended to run with the Land and to bind successors in interest and assigns thereof.

The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Land or any Lot.

The duration of the Reinvestment Fee Covenant is ongoing until amended or supplemented.

The purpose of the Reinvestment Fee is limited to one or more of the following: common planning, facilities, and infrastructure; obligations arising from an environmental covenant; community programming; resort facilities; open space; recreation amenities; charitable purposes; or association expenses (including, but not limited to, administrative set-up fees).

The Reinvestment Fee required to be paid under the Reinvestment Fee Covenant shall benefit the burdened property.

IN WITNESS WHEREOF, the Association has executed this notice the 28th day of May, 20 10.

JORDAN MIGHTS HOMEOWNERS ASSOCIATION, INC

Name: Michael Johnson

Title: Authorized Representative/Managing Agent

ACKNOWLEDGMENT

STATE OF UTAH

COUNTY OF Calflake

On the 28th day of May, 2010, personally appeared before me Michael Johnson, who by me being duly sworn, did say that he is the Authorized Representative/Managing Agent of the Jordan Heights Homeowners Association, Inc., and that the within and foregoing notice was signed in behalf of said Association by authority of its Board of Trustees, and said Michael Johnson duly acknowledged to me that said Association authorized the same.

DEIDRE JANE HABINC NOTARY PUBLIC-STATE OF UTAH COMMISSION# 580918 COMM. EXP. 12-01-2013