

10967693
06/08/2010 02:19 PM \$80.00
Book - 9831 Pg - 7817-7822
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
JAMES R BLAKESLEY
1305 N COMMERCE DR STE 230
SARATOGA SPRINGS UT 84045
BY: ZJM, DEPUTY - WI 6 P.

WHEN RECORDED RETURN TO:
Coventry Manor Homeowners Association
c/o Carpenter & Associates
487 E. Edindrew Circle
Murray, UT 84107
(801) 277-8801

NOTICE OF REINVESTMENT FEE COVENANT

PLEASE NOTE that the Buyer or Seller of a Unit at Coventry Manor Condominium shall be required to pay to the Coventry Manor Homeowners Association at the time of closing or settlement of the sale of his or her Unit a Reinvestment Fee in a sum to be determined by the governing board pursuant to Article III, Sections 20 (a)(9)(10), 2(f), 21, 25, 29(a), and 31 of the Declaration of Condominium of Coventry Manor Condominium recorded in the Office of the County Recorder of Salt Lake County, Utah on December 13, 1979 as Entry No. 3377254 in Book 5005 at Pages 655-691 of the Official Records, as amended and supplemented (the "Declaration").

This notice affects the real property located in Salt Lake County, Utah described with particularity on Exhibit "A" attached hereto and incorporated herein by this reference (collectively "Land" or individually "Unit").

This is not a large master planned development. The amount of the Reinvestment Fee may not exceed 0.5% of the value of the Unit at the time of closing 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 unit owners responsible for the collection and management of the Reinvestment Fee is the Coventry Manor Homeowners Association (the "Association") and its principal place of business is 487 E. Edindrew Circle, Murray, UT 84107.

This written notice has been signed by the President and authorized representative of the Association.

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 Unit.

The duration of the Reinvestment Fee Covenant is perpetual, unless terminated by the affirmative vote of (a) at least two-thirds of all votes which members present in person or represented by proxy are entitled to cast at a meeting duly called for such purpose pursuant to Article III, Section 26 of the Declaration; and (b) the unanimous consent of all first mortgagees pursuant to Article III, Section 29(1) of the Declaration.

The Reinvestment Fee is to be paid to the Association under the auspices of the Reinvestment Fee Covenant.

The Reinvestment Fee required to be paid under the Reinvestment Fee Covenant shall benefit the Land and Units.

The Reinvestment Fee Covenant may not be enforced upon:

- (1) An involuntary transfer;
- (2) A transfer that results from a court order;
- (3) A bona fide transfer to a family member of the seller within three degrees of consanguinity who, before the transfer, provides adequate proof of consanguinity;
- (4) A transfer or change of interest due to death, whether provided in a will, trust, or decree of distribution; or
- (5) The transfer of the Unit by a financial institution except to the extent that the Reinvestment Fee Covenant requires the payment of the Association's costs directly related to the transfer of the Unit, not to exceed \$250.00, as that amount may be amended by statute from time to time.

IN WITNESS WHEREOF, the Association has executed this notice the ___ day of May, 2010.

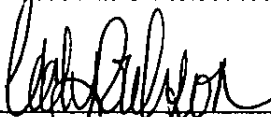
COVENTRY MANOR HOMEOWNERS ASSOCIATION

By: *Diane Funke*
Name: Diane Funke
Title: President

ACKNOWLEDGMENT

STATE OF UTAH)
)ss:
COUNTY OF SALT LAKE)

On the 29 day of May, 2010 personally appeared before me Diane Funke, who by me being duly sworn, did say that s/he is the President of the Coventry Manor Homeowners Association, and that the within and foregoing notice was signed in behalf of said Association by authority of a resolution of its Board of Directors, and the aforesaid President duly acknowledged to me that the Association executed the same.



NOTARY PUBLIC

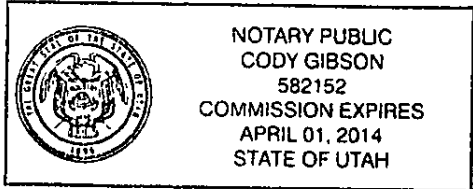


EXHIBIT "A"
Legal Description

The Land referred to in the foregoing notice is located in Salt Lake County, Utah and is described more particularly as follows:


SALT LAKE COUNTY RECORDER
Lot and Parcel Numbers for COVENTRY MANOR CONDO

Block / Building	Type	Lot / Quarter	Parcel Number	Obsolete?
	U	1A	15-33-102-002-0000	N
	U	1B	15-33-102-003-0000	N
	U	1C	15-33-102-004-0000	N
	U	1D	15-33-102-005-0000	N
	U	2A	15-33-102-006-0000	N
	U	2B	15-33-102-007-0000	N
	U	2C	15-33-102-008-0000	N
	U	2D	15-33-102-009-0000	N
	U	3A	15-33-102-010-0000	N
	U	3B	15-33-102-011-0000	N
	U	3C	15-33-102-012-0000	N
	U	3D	15-33-102-013-0000	N
	U	4A	15-33-102-014-0000	N
	U	4B	15-33-102-015-0000	N
	U	4C	15-33-102-016-0000	N
	U	4D	15-33-102-017-0000	N
	U	5A	15-33-102-018-0000	N
	U	5B	15-33-102-019-0000	N
	U	5C	15-33-102-020-0000	N
	U	5D	15-33-102-021-0000	N
	U	6A	15-33-102-022-0000	N
	U	6B	15-33-102-023-0000	N
	U	6C	15-33-102-024-0000	N
	U	6D	15-33-102-025-0000	N
	U	7A	15-33-102-026-0000	N
	U	7B	15-33-102-027-0000	N
	U	7C	15-33-102-028-0000	N
	U	7D	15-33-102-029-0000	N
	U	8A	15-33-102-030-0000	N
	U	8B	15-33-102-031-0000	N
	U	8C	15-33-102-032-0000	N
	U	8D	15-33-102-033-0000	N
	U	9A	15-33-102-034-0000	N
	U	9B	15-33-102-035-0000	N
	U	9C	15-33-102-036-0000	N
	U	9D	15-33-102-037-0000	N
	U	10A	15-33-102-038-0000	N
	U	10B	15-33-102-039-0000	N
	U	10C	15-33-102-040-0000	N
	U	10D	15-33-102-041-0000	N
	U	11A	15-33-102-042-0000	N

BK 9831 PG 7821

	U	11B	15-33-102-043-0000	N
	U	11C	15-33-102-044-0000	N
	U	11D	15-33-102-045-0000	N
	U	12A	15-33-102-046-0000	N
	U	12B	15-33-102-047-0000	N
	U	12C	15-33-102-048-0000	N
	U	12D	15-33-102-049-0000	N
	U	13A	15-33-102-050-0000	N
	U	13B	15-33-102-051-0000	N
	U	13C	15-33-102-052-0000	N
	U	13D	15-33-102-053-0000	N
	U	14A	15-33-102-054-0000	N
	U	14B	15-33-102-055-0000	N
	U	14C	15-33-102-056-0000	N
	U	14D	15-33-102-057-0000	N
	U	15A	15-33-102-058-0000	N
	U	15B	15-33-102-059-0000	N
	U	15C	15-33-102-060-0000	N
	U	15D	15-33-102-061-0000	N
	U	AREA	15-33-102-001-0000	N