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4/28/2014 10:20:00 AM \$62.00
Book - 10226 Pg - 3636-3641
Gary W. Ott
Recorder, Salt Lake County, UT
BONNEVILLE SUPERIOR TITLE
BY: eCASH, DEPUTY - EF 6 P.

WHEN RECORDED, RETURN TO:

Oakwood Homes of Utah LLC
4908 Tower Road
Denver, CO 80249
Attn: Robert J. Sanderman
Executive Vice President

Order Number 01459-4607

~~20-11-400-073,076~~
~~20-11-478-030-035 # 037~~

**ASSIGNMENT OF DECLARANT RIGHTS
THE VILLAGES AT WESTRIDGE**

THE UNDERSIGNED, HWL Westridge, LLC, a Utah limited liability company ("*Assignor*"), in connection with the sale and transfer to Oakwood Homes of Utah LLC, a Delaware limited liability company ("*Assignee*"), of all of the right, title and interest of Assignor and Henry Walker Construction of Northern Utah, LLC, a Utah limited liability company, in and to the real property that is fully described in **EXHIBIT A** that is attached hereto and incorporated herein by this reference (the "*Property*"), does hereby assign, transfer, set over and grant to Assignee, all of the right, title, interest, claim and benefits of Assignor as the "Declarant," insofar as such rights, title, interest, claim and benefits relate to the Property, under that certain Declaration of Covenants, Conditions and Restrictions for The Villages at Westridge recorded on July 17, 2013, as Entry No. 11686073 in Book 10160, Pages 2578 through 2613 on the records of the Salt Lake County Recorder (the "*Declaration*"). This assignment shall be deemed effective as it pertains to future sales and transfers to Assignee of other real property subject to the Declaration, if any, as of the date Assignee acquires fee title ownership of such other real property.

Assignor warrants and represents that it has all necessary right, power and authority to execute this assignment and to become bound thereby and that it has not, in any way, transferred, assigned, conveyed or contracted to transfer, assign or convey the rights and benefits subject hereof to any other person or party unless and to the extent any such transfer, assignment or conveyance has been re-assigned or otherwise reversed without any continuing right or interest in such transferee, assignee or grantee. This assignment may be recorded in the real estate records of the Salt Lake County Recorder.

Assignee hereby accepts the assignment and assumes all of the rights and obligations as defined in the Declaration with respect to the Property from the date this Assignment is executed going forward into the future.

This assignment is made under and shall be governed by the laws of the State of Utah. In the event that for any reason, Assignee must take any action to enforce, perfect or otherwise secure the rights, benefits and interests that are assigned hereunder, Assignee shall be entitled to recover from Assignor all reasonable costs and expenses incurred in taking such action, including reasonable attorneys' fees.

20-11-478-022-029

20-11-478-040-044

20-11-478-046-061

20-11-400-074

20-11-478-030-035

20-11-400-074 # 076

1273346 - Westridge (01459-4607)

Signature on the following page

CONSENT AND ASSIGNMENT

The undersigned hereby consents to the foregoing assignment and assigns, transfers, sets over and grants to Assignee any and all of its right, title, interest, claim and benefits in the Declaration.

**HENRY WALKER CONSTRUCTION OF
NORTHERN UTAH, LLC**, a Utah limited liability
company

By: Henry Walker Homes of Northern Utah, LLC, a
Delaware limited liability company
Its: Manager

By: Henry Walker Homes Group, Inc., a Utah
corporation
Its: Manager


By: Colin H. Wright
Its: Chief Executive Officer

STATE OF UTAH)
)
) ss.
COUNTY OF Davis)

The foregoing instrument was acknowledged before me this 16th day of April, 2014, by Colin H. Wright, Chief Executive Officer of Henry Walker Homes Group, Inc., the Manager of Henry Walker Homes of Northern Utah, LLC, the Manager of Henry Walker Construction of Northern Utah, LLC.


NOTARY PUBLIC

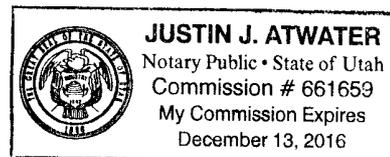


Exhibit A

Legal Description

Property located in Salt Lake County, Utah, more particularly described as follows:

VILLAGES AT WESTRIDGE PHASE 1

BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF 5600 WEST, SAID POINT BEING LOCATED NORTH 00°02'00" WEST, 313.82 FEET ALONG THE EAST SECTION LINE AND SOUTH 89° 58'00" WEST, 53.00 FEET FROM THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 89°39'43" WEST, 239.58 FEET ALONG THE NORTHERLY BOUNDARY OF THE WEST VALLEY MAVERIK SUBDIVISION; THENCE SOUTH 00°17'57" WEST, 43.50 FEET ALONG THE WESTERLY BOUNDARY OF SAID WEST VALLEY MAVERIK SUBDIVISION; THENCE NORTH 89°55'14" WEST, 460.16 FEET TO THE EAST BOUNDARY OF WESTRIDGE ESTATES NO. 4A SUBDIVISION AMENDED; THENCE NORTH 00°02'00" WEST, 207.99 FEET ALONG SAID EAST BOUNDARY OF WESTRIDGE ESTATES NO. 4A SUBDIVISION AMENDED; THENCE NORTH 89°44'21" EAST, 85.76 FEET; THENCE NORTH 56°36'20" EAST, 116.53 FEET; THENCE 29.34 FEET ALONG A NON-TANGENT 47.50 FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS NORTH 26°31'31" EAST, 28.87 FEET); THENCE 19.27 FEET ALONG A 25.00 RADIUS REVERSE CURVE TO THE LEFT (CHORD BEARS NORTH 22°07'57" EAST, 18.80 FEET); THENCE NORTH 00°02'48" EAST, 0.81 FEET; THENCE 56.17 FEET ALONG A NON-TANGENT 58.00 FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS SOUTH 89°57'16" EAST, 54.00 FEET); THENCE SOUTH 00°02'48" WEST, 1.56 FEET; THENCE 35.47 FEET ALONG A NON-TANGENT 22.50 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS SOUTH 45°06'37" EAST, 31.91 FEET); THENCE NORTH 89°43'59" EAST, 395.38 FEET; THENCE 23.50 FEET ALONG A TANGENT 15.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS NORTH 44°51'00" EAST, 21.17 FEET); THENCE NORTH 89°58'00" EAST, 10.00 FEET; THENCE SOUTH 00°02'00" EAST, 267.86 FEET TO THE POINT OF BEGINNING.

CONTAINS: 184,761 SQFT OR 4.242 ACRES (36 LOTS & 5 PARCELS)

Exhibit B

Additional Land

THE VILLAGES AT WESTRIDGE FUTURE PHASES LEGAL DESCRIPTION

LOCATED IN THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ALONG THE SOUTH SECTION LINE, SAID POINT BEING NORTH 89°39'43" WEST, 294.40 FEET ALONG THE SOUTH SECTION LINE FROM THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE ALONG SAID SOUTH SECTION LINE NORTH 89°39'43" WEST, 458.60 FEET; THENCE TO AND ALONG THE EAST BOUNDARY OF WESTRIDGE ESTATES NO. 4A SUBDIVISION AMENDED NORTH 00°02'00" WEST, 1053.01 FEET TO THE SOUTHWEST CORNER OF WESTRIDGE ESTATES NO. 1 SUBDIVISION; THENCE ALONG THE SOUTH BOUNDARY OF SAID WESTRIDGE ESTATES NO. 1 SUBDIVISION NORTH 89°39'41" WEST, 700.00 FEET; THENCE SOUTH 00°02'00" EAST, 739.52 FEET; THENCE NORTH 89°39'43" WEST, 239.58 FEET; THENCE SOUTH 00°17'57" WEST, 313.47 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF 5600 WEST, SAID POINT BEING LOCATED NORTH 00°02'00" WEST, 313.82 FEET ALONG THE EAST SECTION LINE AND SOUTH 89°58'00" WEST, 53.00 FEET FROM THE SOUTHEAST CORNER OF SECTION 11, TOWNSHIP 2 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE NORTH 89°39'43" WEST, 239.58 FEET ALONG THE NORTHERLY BOUNDARY OF THE WEST VALLEY MAVERIK SUBDIVISION; THENCE SOUTH 00°17'57" WEST, 43.50 FEET ALONG THE WESTERLY BOUNDARY OF SAID WEST VALLEY MAVERIK SUBDIVISION; THENCE NORTH 89°55'14" WEST, 460.16 FEET TO THE EAST BOUNDARY OF WESTRIDGE ESTATES NO. 4A SUBDIVISION AMENDED; THENCE NORTH 00°02'00" WEST, 207.99 FEET ALONG SAID EAST BOUNDARY OF WESTRIDGE ESTATES NO. 4A SUBDIVISION AMENDED; THENCE NORTH 89°44'21" EAST, 85.76 FEET; THENCE NORTH 56°36'20" EAST, 116.53 FEET; THENCE 29.34 FEET ALONG A NON-TANGENT 47.50 FOOT RADIUS CURVE TO THE RIGHT(CHORD BEARS NORTH 26°31'31" EAST, 28.87 FEET); THENCE 19.27 FEET ALONG A 25.00 RADIUS REVERSE CURVE TO THE LEFT (CHORD BEARS NORTH 22°07'57" EAST, 18.80 FEET); THENCE NORTH 00°02'48" EAST, 0.81 FEET; THENCE 56.17 FEET ALONG A NON-TANGENT 58.00 FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS SOUTH 89°57'16" EAST, 54.00 FEET); THENCE SOUTH 00°02'48" WEST, 1.56 FEET; THENCE 35.47 FEET ALONG A NON-TANGENT 22.50 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS SOUTH 45°06'37" EAST, 31.91 FEET); THENCE NORTH 89°43'59" EAST, 395.38 FEET; THENCE 23.50 FEET ALONG A TANGENT 15.00 FOOT RADIUS CURVE OF TO THE LEFT (CHORD BEARS NORTH 44°51'00" EAST, 21.17 FEET); THENCE NORTH 89°58'00" EAST, 10.00 FEET; THENCE SOUTH 00°02'00" EAST, 267.86 FEET TO THE POINT OF BEGINNING.

NET AREA CONTAINS: 10.95 ACRES