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RASHELLE HOBBS
Recorder, Salt Lake County, UT
JENKINS BAGLEY PLLC
BY: eCASH, DEPUTY - EF 4 P.

NOTICE OF REINVESTMENT FEE COVENANT
(Pursuant to Utah Code Ann. § 57-1-46)

Pursuant to Utah Code Annotated § 57-1-46, this Notice of Reinvestment Fee Covenant (the “**Notice**”) provides notice that a reinvestment fee covenant (the “**Reinvestment Fee Covenant**”) affects the real property that is described in **Exhibit A** to this Notice. The Reinvestment Fee Covenant was recorded as part of the Declaration of Covenants, Conditions, and Restrictions for Sterling Heights (the “**Declaration**”) on September 11, 2019, as Entry Number 13071581 in the official records of the County Recorder for Salt Lake County, State of Utah. The Declaration (and any amendments thereto) establishes certain obligations of which all owners, sellers, and buyers should be aware.

BE IT KNOWN TO ALL SELLERS, BUYERS, AND TITLE COMPANIES either owning, purchasing or assisting with the closing of a property conveyance within the Sterling Heights project **THAT**:

1. The Sterling Heights Homeowners Association (the “**Association**”) is the beneficiary of the Reinvestment Fee Covenant. The Association’s current address for the Association principle office is P.O. Box 951045, South Jordan, UT 84095.

The address of the Association’s registered agent, or other authorized representative, may change from time to time. Any party making payment of the Reinvestment Fee Covenant should verify the most current address for the Association on file with the Utah Division of Corporations and/or Utah Department of Commerce Homeowner Associations Registry.

2. The burden and obligation of the Reinvestment Fee Covenant is intended to run with the land and to bind successors in interest and assigns of each and every lot and lot owner within the Association in perpetuity. The Association’s members, by and through a vote as provided for in the amendment provisions of the Declaration, may amend or terminate the Reinvestment Fee Covenant.

3. The Reinvestment Fee Covenant is required to benefit the burdened property. The purpose of the fee paid under the Reinvestment Fee Covenant is to cover the costs to the Association of effectuating any transfer of membership upon the books of the Association, to perpetuate the reserve funds of the Association or to reduce the Common expenses of the Association.

4. The existence of the Reinvestment Fee Covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property.

Exhibit A

LEGAL DESCRIPTION

BEGINNING AT THE SOUTHWEST CORNER OF LOT 571 OF SOUTH MOUNTAIN SUBDIVISION PHASE 2E ACCORDING TO THE OFFICIAL PLAT RECORDED AS ENTRY 6207683 BOOK 95-11P PAGE 308, SAID POINT ALSO BEING ON THE NORTH RIGHT OF WAY LINE OF VESTRY ROAD, A 72 FOOT WIDE ROAD, SAID POINT ALSO BEING SOUTH 01°14'35" EAST ALONG THE SECTION LINE, 1642.42 FEET AND EAST 337.37 FEET FROM THE NORTH QUARTER CORNER OF SECTION 7, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE ALONG THE VESTRY ROAD RIGHT OF WAY THE FOLLOWING FIVE (5) COURSES: (1) SOUTH 47°49'32" WEST 81.90 FEET; (2) 64.33 FEET ALONG THE ARC OF A 214.00 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS SOUTH 56°26'14" WEST 64.09 FEET); (3) SOUTH 65°02'56" WEST 239.13 FEET; (4) 293.87 FEET ALONG THE ARC OF A 194.00 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS NORTH 71°33'21" WEST 266.57 FEET); (5) NORTH 28°09'38" WEST 4.58 FEET; THENCE, 31.42 FEET ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS NORTH 16°50'22" EAST 28.28 FEET) TO A POINT ON THE SOUTHEASTERLY BANGERTER PARKWAY RIGHT OF WAY LINE; THENCE, ALONG SAID BANGERTER PARKWAY RIGHT OF WAY THE FOLLOWING NINE (9) COURSES: (1) NORTH 61°50'22" EAST 44.00 FEET; (2) 59.08 FEET ALONG THE ARC OF A 557.50 FOOT RADIUS TO THE LEFT (LONG CHORD BEARS NORTH 58°48'13" EAST 59.05 FEET); (3) NORTH 52°24'24" EAST 27.01 FEET; (4) NORTH 49°38'24" EAST 26.70 FEET; (5) NORTH 46°53'54" EAST 27.80 FEET; (6) NORTH 44°22'35" EAST 27.18 FEET; (7) NORTH 40°50'53" EAST 27.15 FEET; (8) NORTH 39°14'23" EAST 10.84 FEET; (9) 463.76 FEET ALONG THE ARC OF A 552.50 FOOT RADIUS CURVE TO THE LEFT (LONG CHORD BEARS NORTH 16°35'12" EAST 450.27 FEET); THENCE NORTH 67°31'37" EAST 167.19 FEET TO THE WESTERLY LOT LINE OF LOT 579 OF SAID SOUTH MOUNTAIN SUBDIVISION PHASE 2E; THENCE ALONG THE REAR OF LOTS 579-571 OF SAID SUBDIVISION THE FOLLOWING FOUR (4) COURSES: (1) SOUTH 34°13'01" EAST 58.71 FEET; (2) SOUTH 08°05'59" EAST 119.61 FEET; (3) SOUTH 01°26'25" EAST 307.08 FEET; (4) SOUTH 23°15'29" EAST 106.80 FEET TO THE POINT OF BEGINNING.

CONTAINS AN AREA OF 217,364 SQ.FT. 4.99 ACRES, MORE OR LESS.

| Lot/Parcel | Parcel No. |
|-------------------|-------------------|
| 101 | 34-07-203-090 |
| 102 | 34-07-203-091 |
| 103 | 34-07-203-092 |
| 104 | 34-07-203-093 |
| 105 | 34-07-203-094 |
| 106 | 34-07-203-095 |
| 107 | 34-07-203-096 |
| 108 | 34-07-203-097 |
| 109 | 34-07-203-098 |
| 110 | 34-07-203-099 |
| 111 | 34-07-203-100 |
| 112 | 34-07-203-101 |
| 113 | 34-07-203-089 |
| 114 | 34-07-203-088 |
| 115 | 34-07-203-087 |
| 116 | 34-07-203-086 |
| 117 | 34-07-203-085 |
| 118 | 34-07-203-084 |
| 119 | 34-07-203-083 |
| 120 | 34-07-203-082 |
| 121 | 34-07-203-081 |
| 122 | 34-07-203-080 |
| 123 | 34-07-203-079 |
| 124 | 34-07-203-078 |
| 125 | 34-07-203-077 |
| 126 | 34-07-203-076 |
| 127 | 34-07-203-075 |
| 128 | 34-07-203-074 |
| 129 | 34-07-203-043 |
| 130 | 34-07-203-044 |

| Lot/Parcel | Parcel No. |
|----------------------|-------------------|
| 131 | 34-07-203-045 |
| 132 | 34-07-203-046 |
| 133 | 34-07-203-047 |
| 134 | 34-07-203-048 |
| 135 | 34-07-203-049 |
| 136 | 34-07-203-050 |
| 137 | 34-07-203-051 |
| 138 | 34-07-203-052 |
| 139 | 34-07-203-053 |
| 140 | 34-07-203-054 |
| 141 | 34-07-203-055 |
| 142 | 34-07-203-056 |
| 143 | 34-07-203-057 |
| 144 | 34-07-203-058 |
| 145 | 34-07-203-059 |
| 146 | 34-07-203-060 |
| 147 | 34-07-203-061 |
| 148 | 34-07-203-062 |
| 149 | 34-07-203-063 |
| 150 | 34-07-203-064 |
| 151 | 34-07-203-065 |
| 152 | 34-07-203-066 |
| 153 | 34-07-203-067 |
| 154 | 34-07-203-068 |
| 155 | 34-07-203-069 |
| 156 | 34-07-203-070 |
| 157 | 34-07-203-071 |
| 158 | 34-07-203-072 |
| Common - Parcel A | 34-07-203-042 |
| Common Area | 34-07-203-073 |