

14053014 B: 11390 P: 9803 Total Pages: 4  
12/14/2022 04:30 PM By: CSelman Fees: \$46.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: PARAMOUNT TITLE CORPORATION  
1326 SOUTH 900 EASTSALT LAKE CITY, UT 84105

**ASSIGNMENT OF DECLARANT RIGHTS  
(Millcreek Village Townhomes)**

THE UNDERSIGNED, Millcreek Land Company, LLC, a Utah limited liability company (“**Assignor**”), hereby assigns, transfers, sets over and grants to Millcreek Village Townhomes, L.L.C., a Utah limited liability company (“**Assignee**”), of 4014 South Highland Drive, Salt Lake City, Utah 84124, all of its rights, title, interest, claims and benefits of the Assignor, in and to declarant rights or as the “**Declarant**” (collectively, the “**Declarant Rights**”), under that certain Declaration of Protective Covenants, Conditions and Restrictions for Millcreek Village Townhomes a Planned Residential Unit Development recorded with the Salt Lake County Recorder on November 18, 2021 as Entry No. 13827206 in Book 11270 at Page 7905-7934, relating to the development project located in Salt Lake County, Utah, State of Utah, commonly referred to as “**Millcreek Village Townhomes**”, as more particularly described in Exhibit “**A**” attached hereto and incorporated herein (the “**Property**”). Assignee hereby accepts from Assignor the assignment of all of such Declarant Rights relating to the Property, and assumes all obligations relating thereto from and after the date hereof. This assignment may be recorded in the real estate records of the Salt Lake County Recorder.

All notices to Assignee, as Declarant, shall be addressed as follows:

Millcreek Village Townhomes, L.L.C.  
4014 South Highland Drive  
Salt Lake City, UT 84124

This assignment is made under and shall be governed by the laws of the State of Utah.

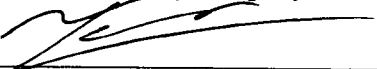
[Signatures and Acknowledgments Follow]

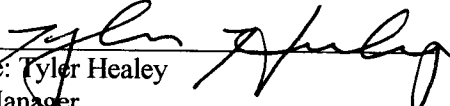


DATED the 14<sup>th</sup> day of December 2022.

**ASSIGNEE:**

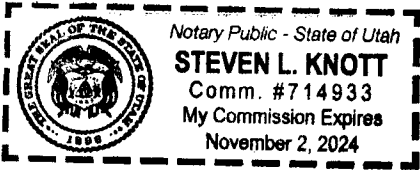
MILLCREEK VILLAGE TOWNHOMES, L.L.C., a Utah limited liability company

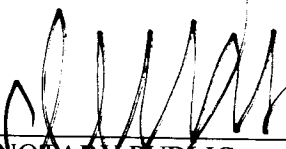
By:   
 Name: Taylor Mulcock  
 Its: Manager

By:   
 Name: Tyler Healey  
 Its: Manager

STATE OF UTAH )  
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 COUNTY OF SALT LAKE )  
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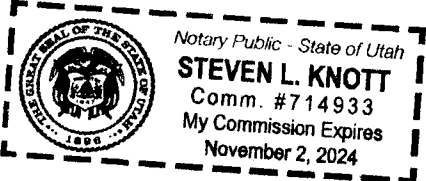
On the 14<sup>th</sup> day of December 2022, personally appeared before me taylor Mulcock whose identity is known or satisfactorily proved to me, and acknowledged that the above and foregoing instrument was executed by [him/her] as the Manager of Millcreek Village Townhomes, L.L.C., a Utah limited liability company.

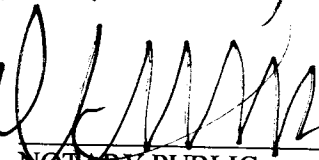


  
 NOTARY PUBLIC

STATE OF UTAH )  
 )  
 COUNTY OF SALT LAKE )  
 )

On the 14<sup>th</sup> day of December 2022, personally appeared before me Tyler Healey whose identity is known or satisfactorily proved to me, and acknowledged that the above and foregoing instrument was executed by [him/her] as the Manager of Millcreek Village Townhomes, L.L.C., a Utah limited liability company.



  
 NOTARY PUBLIC

**EXHIBIT "A"**

**Legal Description of the Property**

The Property is located in the City of Millcreek, Salt Lake County, State of Utah, and is more particularly described as follows:

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 3300 SOUTH STREET, SAID POINT BEING 1490.11 FEET SOUTH 00°04'00" EAST AND 300.47 FEET SOUTH 89°56'00" WEST FROM THE EAST QUARTER CORNER OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING 302.95 FEET NORTH 89°21'59" WEST ALONG THE CENTER LINE OF 3300 SOUTH STREET AND 33.00 FEET NORTH 00°38'01" EAST FROM THE MONUMENT AT THE INTERSECTION OF 3300 SOUTH STREET AND 2000 EAST STREET AND RUNNING THENCE NORTH 89°21'59" WEST 175.81 FEET ALONG SAID RIGHT OF WAY LINE OF 3300 SOUTH STREET, MORE OR LESS, TO THE EASTERLY RIGHT OF WAY LINE OF 1940 EAST STREET; THENCE ALONG SAID RIGHT OF WAY LINE NORTH 00°04'00" EAST 166.25 FEET, MORE OR LESS, TO THE SOUTH LINE OF LOT 7, WASATCH GARDENS SUBDIVISION; THENCE ALONG SAID SOUTH LINE SOUTH 89°56'00" EAST 175.80 FEET; THENCE SOUTH 00°04'00" WEST 167.99 FEET, MORE OR LESS TO THE NORTH RIGHT OF WAY LINE OF SAID 3300 SOUTH STREET AND THE POINT OF BEGINNING.

CONTAINING 29,380 SQUARE FEET OR 0.674 ACRES, MORE OR LESS

Being now described as:

**Units 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12 and 13, MILLCREEK VILLAGE TOWNHOMES, according to the official plat thereof, recorded in the office of the County Recorder, November 10, 2021, as Entry No.13820654 in Plat Book 2021at page 284, Together with any and all undivided ownership interest in the "Common Areas and Facilities", as set forth and described in the Declaration of Covenants, Conditions and Restrictions, and as identified on the Recorded Plat, in the Office of the County Recorder, County of Salt Lake, State of Utah.**

**(Being all of said Millcreek Village Townhomes).**

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[Exhibit A to Assignment of Declarant Rights]