

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

Pursuant to the requirements of Utah Code Ann. § 57-1-46, this instrument is a Notice of Reinvestment Fee Covenant (“Notice”) that satisfies the requirements of Utah Code Ann. § 57-1-46(6) and serves as a record notice for that certain reinvestment fee covenant (the “Reinvestment Fee Covenant”) that was duly approved and recorded on or about October 11, 2023, as Entry No. 14029446 against the Property within the Declaration of Covenants, Conditions & Restrictions of C Street Townhomes (“Declaration”).

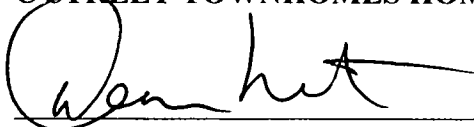
BE IT KNOWN TO ALL SELLERS, BUYERS, AND TITLE COMPANIES that:

1. The name and address of the beneficiary under the above referenced Reinvestment Fee Covenant is C Street Townhomes Homeowner’s Association, PO Box 1722, Draper, Utah 84020. If and when the contact information in this paragraph becomes outdated, contact with the Association may be made through its registered agent. The current registered agent of the Association can be found through the Utah Department of Commerce, Division of Corporations.
2. The burden of the above referenced Reinvestment Fee Covenant is intended to run with the Property, described in **Exhibit “A”**, and to bind successors in interest and assigns. The duration of the above referenced Reinvestment Fee Covenant shall continue and remain in full force and effect until there is recorded an instrument directing the termination or amendment of such Reinvestment Fee Covenant, as provided in the Association’s governing documents.
3. As of the date of this Reinvestment Fee Covenant, a one-time reinvestment fee shall be paid to the Association when a change in ownership or transfer of a Lot occurs in the amount of \$750.00 for the first buyer of each Lot and thereafter in the amount of \$1,000.00, for every subsequent buyer, unless a different amount is determined by the Board from time to time. Such amount shall be in addition to any pro rata share of assessments due and adjusted at settlement. The existence of the Reinvestment Fee Covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property. The purpose of this reinvestment fee is to benefit the burdened property by facilitating the administration, maintenance, and operations of the Association’s Common Areas and facilities, and Association expenses.

14178742 B: 11458 P: 3066 Total Pages: 3
11/27/2023 01:33 PM By: summers Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: DARREN NATE
PO BOX 1722 DRAPER, UT 84020

DATED: November 27, 2023.

C STREET TOWNHOMES HOMEOWNER'S ASSOCIATION, INC.



Darren Nate, Manager, C Street Townhomes, LLC, (Declarant)
C Street Townhomes Homeowner's Association

STATE OF UTAH)

: ss

COUNTY OF SALT LAKE)

Darren Nate, being first duly sworn, says that he is the Manager for C Street Townhomes, LLC, the Declarant for C Street Townhomes Homeowner's Association, Inc. is authorized by the Association to execute the foregoing, and that the same is true and correct of his own knowledge and belief.


Notary Public

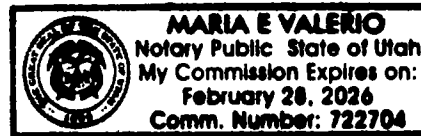


Exhibit A

Unit 1 through Unit 26, inclusive, C Street Townhomes, PUD, according to the official plat recorded on or about October 11, 2023 in the Salt Lake County Recorder's Office, as Entry No. 14029446