
NOTICE OF REINVESTMENT FEE COVENANT

(Rowhaus Condominiums and Rowhaus 2 Condominiums)

Pursuant to Utah Code Ann. §57-1-46(6), the Rowhaus Condominiums Homeowners' Association, Inc. ("the Association") hereby provides this Notice of Reinvestment Fee Covenant which burdens all of the real property described in Exhibit A (the "**Burdened Property**"), attached hereto, which is subject to the Amended and Restated Declaration of Covenants, Conditions, and Restrictions of Rowhaus Condominiums, recorded with the Salt Lake County Recorder on February 25, 2008 as Entry No. 10355738, and any amendments or supplements thereto (the "**Declaration**").

The Declaration contains a Reinvestment Fee Covenant that permits the Association to assess a reinvestment fee. The Reinvestment Fee Covenant requires, among other things, that upon the transfer of any of the Burdened Property subject to the Declaration, the transferee, is required to pay a reinvestment fee as established by the Association's Management Committee in accordance with Section 17.15 of the Declaration, unless the transfer falls within an exclusion listed in Utah Code §57-1-46(8). In no event shall the reinvestment fee exceed the maximum rate permitted by applicable law.

BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a Burdened Property conveyance within **Rowhaus Condominiums and Rowhaus Condominiums 2** that:

1. The name and address of the beneficiary of the Reinvestment Fee Covenant is:

Rowhaus Condominiums Homeowners' Association, Inc.
c/o Property Management Systems, Inc.
262 East 3900 South Suite 200
Salt Lake City, UT 84107

vendors@pmsystems.net
801-262-3900

2. The burden of the Reinvestment Fee Covenant is intended to run with the Burdened Property and to bind successors in interest and assigns.

3. The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Burdened Property.

4. The duration of the Reinvestment Fee Covenant is perpetual. The Association may, by and through a vote as provided for in the amendment provisions of the Declaration, terminate the Reinvestment Fee Covenant.

5. The purpose of the Reinvestment Fee is to assist the Association in covering the costs of: (a) common planning, facilities and infrastructure; (b) obligations arising from an environmental covenant; (c) community programming; (d) resort facilities; (e) open space; (f) recreation amenities; (g) common expenses of the Association; or (h) funding Association reserves.

6. The fee required under the Reinvestment Fee Covenant is required to benefit the Burdened Property.

7. Contact the Association for the exact amount of the Reinvestment Fee.

IN WITNESS WHEREOF, the Association, by and through its Management Committee, has executed this Notice of Reinvestment Fee Covenant on the date set forth below, to be effective upon recording with the Salt Lake County Recorder.

DATED this 5TH day of JULY, ~~2023~~ ²⁰²⁴ HSM

**ROWHAUS CONDOMINIUMS
HOMEOWNERS' ASSOCIATION, INC.**

a Utah nonprofit corporation,

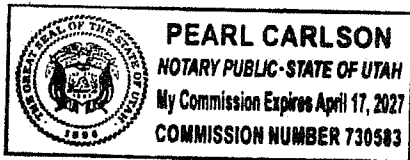
By: [Signature]

Its: PRESIDENT

STATE OF UTAH)
COUNTY OF Salt Lake) ss.

On the 5 day of JULY, ~~2023~~ ²⁰²⁴, personally appeared before me Henry Mastain who by me being duly sworn, did say that she/he is an authorized representative of Rowhaus Condominiums Homeowners' Association, Inc., and that the foregoing instrument is signed on behalf of said company and executed with all necessary authority.

[Signature]
Notary Public



Commission # 730583
exp. April 17, 2027

EXHIBIT A
PARCEL NUMBERS AND LEGAL DESCRIPTIONS
24 Units

All Units within Rowhaus Condo and Rowhaus Condo 2:

<u>Parcel Number</u>	<u>Legal Description</u>
15124330010000	UNIT 101, ROWHAUS CONDO
15124330020000	UNIT 102, ROWHAUS CONDO
15124330030000	UNIT 103, ROWHAUS CONDO
15124330040000	UNIT 104, ROWHAUS CONDO
15124330050000	UNIT 105, ROWHAUS CONDO
15124330060000	UNIT 106, ROWHAUS CONDO
15124330070000	UNIT 107, ROWHAUS CONDO
15124330080000	UNIT 108, ROWHAUS CONDO
15124330090000	UNIT 109, ROWHAUS CONDO
15124330100000	UNIT 110, ROWHAUS CONDO
15124330110000	UNIT 111, ROWHAUS CONDO
15124330120000	UNIT 112, ROWHAUS CONDO
15124330130000	UNIT 113, ROWHAUS CONDO
15124330140000	UNIT 114, ROWHAUS CONDO
15124330150000	UNIT 115, ROWHAUS CONDO
15124330160000	UNIT 116, ROWHAUS CONDO
15124340010000	UNIT 117, ROWHAUS 2 CONDO
15124340020000	UNIT 118, ROWHAUS 2 CONDO
15124340030000	UNIT 119, ROWHAUS 2 CONDO
15124340040000	UNIT 120, ROWHAUS 2 CONDO
15124340050000	UNIT 121, ROWHAUS 2 CONDO
15124340060000	UNIT 122, ROWHAUS 2 CONDO
15124340070000	UNIT 123, ROWHAUS 2 CONDO
15124340080000	UNIT 124, ROWHAUS 2 CONDO