



Recorded at the request of:
 Tuscany at Cliff Rose

After Recording mail to:
 Vial Fotheringham SG, LLP
 Attn: Bruce C. Jenkins
 285 W. Tabernacle, Ste. 301
 St. George, UT 84770

Recorded against the
 property described in Exhibit A
 and Exhibit B.

NOTICE OF SUCCESSION

TO ALL CONCERNED this Notice of Succession is made and given by TROPHY HOMES, L.C., a Utah limited liability company, of 758 South 400 East, Orem, Utah 84097 (the "Declarant"), and by TUSCANY AT CLIFFROSE, L.C., a Utah limited liability company, of 758 South 400 East, Orem, Utah 84097 (the "Developer"), pursuant to Section 1.19 of the Declaration of Covenants, Conditions and Restrictions, and Reservation of Easements for Tuscany at Cliff Rose, recorded in the records of the Washington County Recorder on March 26, 2007 as Document # 20070014900, that the rights of the Declarant and Developer as defined and set forth in said Declaration have been transferred and assigned to Tri-Equity Holdings, LLC.

TROPHY HOMES, L.C.,
 a Utah limited company

By: Gary A. Peterson
 Its: Manager

TUSCANY AT CLIFF ROSE L.C.,
 a Utah limited company

By: Gary A. Peterson
 Its: Manager

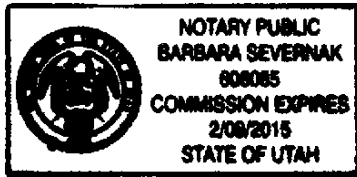
TRI-EQUITY HOLDINGS, LLC.,
 a Utah limited liability company

By: Gary A. Peterson
 Its: Manager

STATE OF UTAH,)
 :ss.
 County of Washington.)

On this 23rd day of January 2015, personally appeared before me Gary Peterson, who satisfactorily proved to me, and who being by me duly sworn did say that he is the manager/member of Tri-Equity Holdings, LLC, a Utah limited liability company, and that he executed the foregoing Notice of Succession on behalf said limited liability company being authorized and empowered to do so by the operating agreement of said Company or resolution of

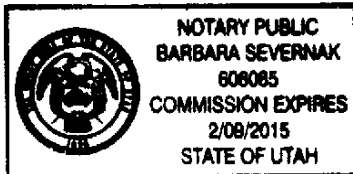
its managers, and he acknowledged before me that such Company executed the same for the uses and purposes stated therein.




Notary Public

STATE OF UTAH,)
 :SS.
County of Washington.)

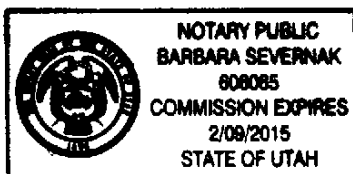
On this 23rd day of January 2015, personally appeared before me Gary Peterson, who satisfactorily proved to me, and who being by me duly sworn did say that he is the manager/member of Trophy Homes, L.C., a Utah limited liability company, and that he executed the foregoing Notice of Succession on behalf said limited liability company being authorized and empowered to do so by the operating agreement of said Company or resolution of its managers, and he acknowledged before me that such Company executed the same for the uses and purposes stated therein.




Notary Public

STATE OF UTAH,)
 :SS.
County of Washington.)

On this 23rd day of January 2015, personally appeared before me Gary Peterson, who satisfactorily proved to me, and who being by me duly sworn did say that he is the manager/member of Tuscany at Cliff Rose L.C., a limited liability company, and that he executed the foregoing Notice of Succession on behalf said limited liability company being authorized and empowered to do so by the operating agreement of said Company or resolution of its managers, and he acknowledged before me that such Company executed the same for the uses and purposes stated therein.



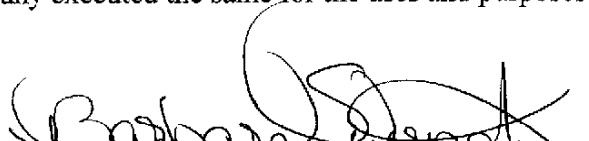

Notary Public

EXHIBIT A
Legal Description

The Land described in the foregoing document is located in Washington County, Utah and is described more particularly as follows:

ALL OF THE LOTS IN PHASE 1 AT TUSCANY AT CLIFFROSE, according to the Official Plat thereof, as amended from time to time, recorded in the records of the Washington County Recorder.

SC-TCR-1-A-1 THROUGH SC-TCR-1-A-6

SC-TCR-1-B-1 THROUGH SC-TCR-1-B-4

ALL OF THE LOTS IN PHASE 3 AT TUSCANY AT CLIFFROSE, according to the Official Plat thereof, as amended from time to time, recorded in the records of the Washington County Recorder.

SC-TCR-3-E-1 THROUGH SC-TCR-3-E-4

SC-TCR-3-F-1 THROUGH SC-TCR-3-F-4

ALL OF THE LOTS IN PHASE 5 AT TUSCANY AT CLIFFROSE, according to the Official Plat thereof, as amended from time to time, recorded in the records of the Washington County Recorder.

SC-TCR-5-I-1 THROUGH SC-TCR-5-I-4

SC-TCR-5-J-1 THROUGH SC-TCR-5-J-4

**LEGAL DESCRIPTION OF ADDITIONAL LAND
EXHIBIT "B"**

The Additional Land described in the foregoing document is located in Washington County, Utah and is described more particularly as follows:

**LEGAL DESCRIPTION TUSCANY CLIFFROSE
ORIGINAL 20 ACRES LESS PHASE 1**

PARCEL 1

Beginning at a point on the Westerly line of Lot 5, Block 30 of the St. George and Santa Clara Bench Irrigation Company Survey as on file at the Washington County Records Office, said point being South 00°47'11" West 802.12 feet along the Center Section line and South 89°12'49" East 24.75 feet from North Quarter Corner of Section 8, Township 42 South, Range 16 West, Salt Lake Base & Meridian, and running;

thence North 00°47'11" East 777.94 feet along said West line to the Northerly line of said Lot 5;
thence North 89°26'54" East 637.46 feet along said North line;
thence South 00°44'49" West 0.25 feet;
thence South 89°26'54" West 75.59 feet parallel to said North line;
thence southeasterly, a distance of 39.84 feet along a non tangent curve to the right of which the radius point lies South 00°33'06" East a radius of 25.00 feet, and having a central angle of 91°17'55"
thence South 00°44'49" West 181.30 feet Parallel to the Easterly line of said Lot 5;
thence southwesterly, a distance of 903.85 feet along a curve to the right having a radius of 606.00 feet and a central angle of 85°27'25";
thence northwesterly, a distance of 33.02 feet along a compound curve to the right having a radius of 20.00 feet and a central angle of 94°34'56"
thence North 89°12'49" West 8.25 feet to the Point of Beginning.

Containing 394,638 square feet or 9.060 acres

PARCEL 2

Beginning at a point being South 00°47'11" West 1323.91 feet along the Center Section line and North 89°48'14" East 299.72 feet along the southerly line of Lot 4, Block 30 of the St. George and Santa Clara Bench Irrigation Company Survey as on file at the Washington County Records Office; and North 00°11'46" West 25.00 feet from the North Quarter Corner of Section 8, Township 42 South, Range 16 West, Salt Lake Base & Meridian, and running;

thence northwesterly 31.75 feet along an arc of a 20.00 foot radius curve to the right (center bears North 00°11'46" West long chord bears North 44°43'28" West 28.52 feet with a central angle of 90°56'36");

thence North 00°44'49" East 47.51 feet;
thence northeasterly 31.09 feet along an arc of a 20.00 foot radius curve to the right
(center bears South 89°15'11" East long chord bears North 45°16'31" East 28.05 feet with
a central angle of 89°03'24");
thence North 89°48'14" East 235.03 feet;
thence southeasterly 31.75 feet along an arc of a 20.00 foot radius curve to the right
(center bears South 00°11'46" East long chord bears South 44°43'28" East 28.52 feet with
a central angle of 90°56'36");
thence South 00°44'49" West 47.51 feet;
thence southwesterly 31.09 feet along an arc of a 20.00 foot radius curve to the right
(center bears North 89°15'11" West long chord bears South 45°16'31" West 28.05 feet
with a central angle of 89°03'24");
thence South 89°48'14" West 235.03 feet to the Point of Beginning.

Containing 23,723 square feet or 0.545 acres

PARCEL 3

Beginning at a point on a line that is parallel to and 33.00 feet East of the Center Section
line, said point being South 00°47'11" West 1,272.91 feet along said Center Section line
and South 89°12'49" East 33.00 feet from the North Quarter Corner of Section 8,
Township 42 South, Range 16 West, Salt Lake Base & Meridian, and running;

thence North 00°47'11" East 330.43 feet along said parallel line;
thence northeasterly, a distance of 30.13 feet along a tangent curve to the right of which
the radius point lies South 89°12'48" East a radius of 20.00 feet, and having a central
angle of 86°18'10";
thence northeasterly, a distance of 796.61 feet along a reverse curve to the left having a
radius of 706.00 feet and a central angle of 64°38'57" to the Easterly line of Lot 4 Block
30 of the St. George and Santa Clara Bench Irrigation Company Survey as on file at the
Washington County Records Office;
thence South 00°44'49" West 809.04 feet along the East lines Lots 4 and 5 said Block
30;
thence South 89°48'14" West 53.68 feet parallel the Southerly line of said Lot 4, Block
30;
thence northwesterly, a distance of 31.75 feet along a curve to the right having a radius of
20.00 feet and a central angle of 90°56'36";
thence North 00°44'49" East 189.62 feet;
thence North 89°15'11" West 35.00 feet;
thence South 89°48'14" West 310.77 feet;
thence South 00°11'46" East 88.00 feet;
thence South 89°48'14" West 15.72 feet;

20070014900 03/26/2007 10:55:39 AM
Page 60 of 71 Washington County

thence South 00°44'49" West 102.84 feet;
thence southwesterly, a distance of 31.09 feet along a curve to the right having a radius of
20.00 feet and a central angle of 89°03'24"
thence South 89°48'14" West 150.85 feet parallel the Southerly line of said Lot 4, Block
30;
thence northwesterly, a distance of 39.70 feet along a curve to the right having a radius of
25.00 feet and a central angle of 90°58'57" to the Point of Beginning.

Containing 238,084 square feet or 5.47 acres

SC-SB-91-F

SC-SB-91-G