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DOC # 20180009825

Amended Restrictive Covenants  
Russell Shirts Washington County Recorder  
03/09/2018 12:33:45 PM Fee \$ 14.00  
By ENCE HOMES

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When recorded return to:  
Corinne Schmalz, c/o Ence Homes  
619 South Bluff St., Tower 2  
St. George, UT 84770



**SIXTH AMENDMENT TO THE  
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
OF SUGAR PLUM IN THE FIELDS SUBDIVISION**

FACTION, LLC, a Utah limited liability company (hereinafter "Declarant") hereby amends the following portions of the Declaration of Covenants, Conditions and Restrictions for Sugar Plum in the Fields Subdivision (hereinafter "Declaration") as set forth herein, pursuant to its authority under Article 7 of said Declaration, which Declaration was recorded on the 6<sup>th</sup> day of October, 2015, as DOC No. 20150035178 in the records of the Washington County Recorder, and affecting the real property located in Washington County, Utah, more particularly described as recorded phases of Sugar Plum in the Fields Subdivision, as follows:

- Phase 1 Lots: per the Official Plat of Sugar Plum in the Fields Subdivision, Phase 1, said Lots being: W-SUG-1-1 through W-SUG-1-12, inclusive; and W-SUG-1-20 through W-SUG-1-35, inclusive; and W-SUG-1-190 through W-SUG-1-198, inclusive; and W-SUG-1-202; and
- Phase 2 Lots: per the Official Plat of Sugar Plum in the Fields Subdivision, Phase 2, said Lot being: W-SUG-2-13 through W-SUG-2-19, inclusive; W-SUG-2-36 through W-SUG-2-41, inclusive; and W-SUG-2-170 through W-SUG-2-189, inclusive; and W-SUG-2-199 through W-SUG-2-201, inclusive; and W-SUG-2-203 through W-SUG-2-205, inclusive; and
- Phase 3 Lots: per the Official Plat of Sugar Plum in the Fields Subdivision, Phase 3, said Lot being: W-SUG-3-127 through W-SUG-3-130, inclusive; and W-SUG-3-132 through W-SUG-3-142, inclusive; and W-SUG-3-146 through W-SUG-3-159, inclusive; and W-SUG-3-162 through W-SUG-3-169, inclusive; and W-SUG-3-206; and

All future Phases, including the Lots thereof, as annexed or expanded to Sugar Plum in the Fields Subdivision, in accordance with the provisions of the Declaration thereof, as cited.

The Declarant, hereby amends and modifies the Declaration, as follows:

The language of Article 1, Section 1.9 shall be deleted, which Section language currently reads, as follows:

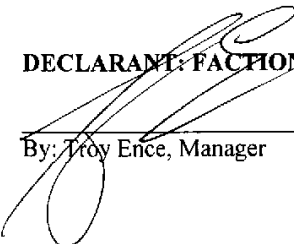
"Development Phase" shall mean that time period in which Declarant owns no less that one (1) Lot within the Property. The Development Phase shall end after Declarant has sold 100% of the Lots in the Property and/or annexed Plat to the Property to third-party buyers.

Said language, as above-quoted, shall be replaced in Section 1.9 with language which shall read, as follows:

"Development Phase" shall mean that time period in which Declarant owns no less that one (1) Lot within the Property. The Development Phase shall end 120 days after Declarant has sold 100% of the Lots in the Property and/or annexed Plat to the Property to third-party buyers.

IN WITNESS WHEREOF, Declarant does hereafter execute this Sixth Amendment as of the 8 day of March, 2018.

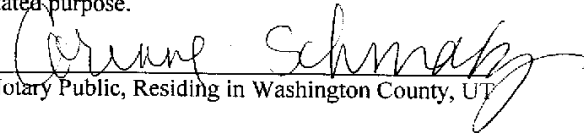
**DECLARANT: FACTION, LLC**

By:   
Troy Ence, Manager

**ACKNOWLEDGMENT**

STATE OF UTAH )  
 )  
COUNTY OF WASHINGTON )

On this 8 day of March, 2018, before me personally appeared Troy Ence, whose identity is personally known to me, and who, being by me duly sworn did say that he is the Manager of FACTION, LLC, a Utah limited liability company, and that the foregoing document was signed by him on behalf of said company by proper authority and he acknowledged before me that the company executed the document and the document was the act of the company for its stated purpose.

  
Notary Public, Residing in Washington County, UT

