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Russell Shirts Washington County Recorder
05/22/2018 02:20:01 PM Fee \$15.00 By
JENKINS BAGLEY, PLLC

Recorded at the request of:
Town Center at Coral Canyon Owners Association, Inc.

Record against the Property
described in Exhibit A

After Recording mail to:
Jenkins Bagley, PLLC
285 W. Tabernacle, Ste 301
St. George, UT 84770

**NOTICE OF REINVESTMENT FEE
FOR
TOWN CENTER AT CORAL CANYON OWNERS ASSOCIATION, INC.**

KNOW ALL PERSONS: Town Center at Coral Canyon Owners Association, Inc., (“Association”) located in Washington County, Utah, by and through its Board of Directors (“Board”), hereby claims a Reinvestment Fee upon the occurrence of any sale, transfer, or conveyance of any Living Unit (as applicable, a “Transfer”) within the Association (as set forth in Exhibit A attached hereto, including any other Living Units/Parcels that are added to the Association), but excluding the initial sale or Transfer by or to Declarant or an affiliate or successor of Declarant. The party receiving title to the Living Unit (the “Transferee”) shall pay to the Association a Reinvestment Fee in an amount to be established by the Board from time to time, provided that in no event shall the Reinvestment Fee exceed the lesser of (i) 0.5% of the value of the applicable Living Unit, or (ii) the maximum rate permitted by applicable law.

The Reinvestment Fee shall be due and payable by the Transferee to the Association at the time of the Transfer giving rise to the payment of such Reinvestment Fee and shall be treated as an Individual Assessment for collection purposes.

The purpose and requirement of the Reinvestment Fee is to benefit the burdened property, including but not limited for

- (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) charitable purposes; or
- (H) association expenses.

This Reinvestment Fee is intended to run with the land, in perpetuity, and to bind any and all successors in interest and assigns. The Reinvestment Fee precludes the imposition of an additional reinvestment fee covenant on the property.

DATED this 15 day of May, 2018.

**TOWN CENTER AT CORAL CANYON OWNERS
ASSOCIATION, INC.**
A Utah nonprofit corporation

Reed Scan
By: Reed Scan
Its: President

STATE OF UTAH)
 : ss
County of Washington)

On the 15 day of May, 2018, personally appeared before me Reed Scan, who being by me duly sworn, did say that he/she is the President of Town Center at Coral Canyon Owners Association, Inc., the authorized individual empowered to sign this Notice of Reinvestment Fee and that the Notice was signed on behalf of said Association and said person acknowledged to me that said Association authorized the execution of same.

Heather Davis
Notary Public

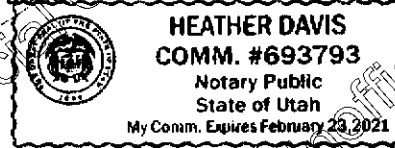


Exhibit A
(Legal Description)

This Notice of Reinvestment Fee for Town Center at Coral Canyon Owners Association Inc. affects the following real property, all located in Washington County, State of Utah:

All of Lots 1 through 45, Town Center at Coral Canyon (W), according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

PARCEL: W-TCCC-1-CC through W-TCCC-45-CC

This Notice of Reinvestment Fee for Town Center at Coral Canyon Owners Association Inc. affects the following real property, all located in Washington County, State of Utah:

All of Lots 1 through 21, Eighth at Coral Canyon (W), according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

PARCEL: W-EIG-1 through W-EIG-21