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Restrictive Page 1 of 3
Gary Christensen Washington County Recorder
03/29/2021 04:00:37 PM Fee \$ 40.00
By G T TITLE



After recording please mail to:
Salisbury Developers, Inc.
494 West 1500 North
Springville, Utah 84663

**SUPPLEMENTARY
DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS
FOR
SAGE CANYON – PHASE 12 SUBDIVISION**

SALISBURY DEVELOPERS, INC., a Utah corporation, as Declarant, pursuant to Article 7.4 of the Declaration of Covenants, Conditions, and Restrictions for Sage Canyon Subdivision, dated June 12, 2018, and recorded on the records of the Washington County Recorder on June 13, 2018, as Document Number 20180024542 ("Declaration"), hereby files this Supplementary Declaration of Covenants, Conditions, and Restrictions for Sage Canyon Subdivision.

Declarant hereby adds the following described additional land located in Washington County, State of Utah to the Sage Canyon Subdivision:

**SEE EXHIBIT A
(ATTACHED HERETO)**

Declarant hereby declares the real property as described on Exhibit A is within the Annexable Territory pursuant to the Declaration and the Plat recorded therewith, and that said property is to be held, sold, conveyed, encumbered, leased, occupied and improved as part of the properties subject to the Declaration.

Declarant reserves the right to expand the borders of annexable territory to real property as provided in the Declaration, but with no obligation to do so and no claim as to right, title, or interest to said real property.

All Lots added to the Properties as described in the Declaration shall be for residential purposes, except as otherwise provided in the Declaration. Declarant reserves unto itself and its assigns the right to create Common Area(s) and Improvements thereon, within any portion of the annexed real property. Declarant makes no assurances that such Common Areas or Improvements will be established.

Declarant hereby reserves all rights, powers, and authority granted to it in the Declaration. All property subject to this Supplemental Declaration shall be subject to the terms and conditions of the Declaration.

Dated this 21 day of December, 2020.

DECLARANT:
Salisbury Developers, Inc.

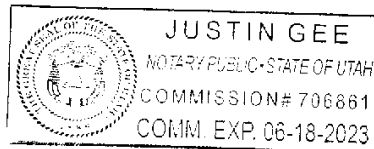
Rick Salisbury

By: Rick Salisbury
Its: President

STATE OF UTAH,)
 :SS.

County of Washington.)

On this the 21 day of December, 2020, before me
Justin Gee, a Notary Public, personally appeared Rick
Salisbury, proved on the basis of satisfactory evidence to be the person whose name is
subscribed to in this document, and acknowledged they executed the same.



Justin Gee
Notary Public

EXHIBIT A
LEGAL DESCRIPTION
SAGE CANYON – PHASE 12 SUBDIVISION

BEGINNING AT A POINT SOUTH 88°42'48" EAST ALONG THE SECTION LINE, A DISTANCE OF 268.205 FEET AND SOUTH 01°17'12" WEST 70.645 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 28, TOWNSHIP 43 SOUTH, RANGE 15 WEST, SALT LAKE BASE AND MERIDIAN, (BASIS OF BEARING BEING SOUTH 88°42'48" EAST BETWEEN THE SOUTH QUARTER CORNER AND THE SOUTHEAST CORNER OF SAID SECTION 28), AND RUNNING THENCE NORTH 15°09'26" WEST 128.000 FEET; THENCE NORTH 74°50'34" EAST 21.269 FEET; THENCE NORTH 15°09'26" WEST 187.000 FEET; THENCE NORTH 74°50'34" EAST 602.131 FEET; THENCE SOUTH 15°09'26" EAST 318.500 FEET; THENCE SOUTH 74°50'34" WEST 150.000 FEET; THENCE NORTH 15°09'26" WEST 3.500 FEET; THENCE SOUTH 74°50'34" WEST 473.400 FEET TO THE POINT OF BEGINNING.

CONTAINS 192,919 SQ. FT., (4.429 ACRES)