

Restrictive Page 1 of 4

Gary Christensen Washington County Recorder
 08/07/2025 09:29:08 AM Fee \$40.00 By
 COTTONWOOD TITLE INSURANCE AGENCY,
 INC.

WHEN RECORDED RETURN TO:

Washington City Recorder
 111 North 100 East
 Washington, Utah 84780

Tax I.D. No: W-SRNW-1-1247**ACCESSORY DWELLING UNIT DEED RESTRICTION**

WHEREAS, in reliance upon the recording of this Deed Restriction, which is effective upon the date and time of its recording, a permit for an accessory dwelling unit was issued by Washington City to D.R. Horton Inc., (the Owner) who is the current owner of the herein described parcel of land (the "Parcel") which is located at 1805 S. Queens Garden Dr. and identified by the Washington County Recorder with the following Parcel ID #: W-SRNW-1-1247 and further described as follows:

See "Exhibit A - Site Plan for the Parcel"

THEREFORE, The Owner declares this Deed Restriction and agrees to strictly adhere to the regulations governing attached, detached, and internal accessory dwelling units within Washington City as set forth in the Washington City Code and Utah Code. The Owner also agrees to the complete and absolute prohibition of use of the accessory dwelling as a nightly rental, short-term rental, or vacation rental.

THE RECORDING OF THIS DEED RESTRICTION is recorded against the property at the discretion of Washington City and the Owner of the property, and shall be deemed to run with the land and with the property and shall be binding on all successors, and assigns.

IN THE WITNESS WHEREOF, the undersigned has set his/her hand this 2 day of

July, 2015.
D.R. Horton Inc. a Delaware corporation
 By: Donald Bean

Name: Donald Bean, Authorized Signor

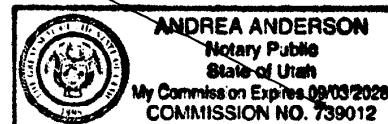
STATE OF UTAH)

COUNTY OF WASHINGTON)

On this 2 day of July, 2015 before me personally appeared, whose identity is personally known to or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn (or affirmed), did say that he/she is the owner of the property described, and did duly acknowledge to me that the forgoing document was entered into and signed by him/her.

Andrea Anderson

NOTARY PUBLIC

Residing at: Washington County

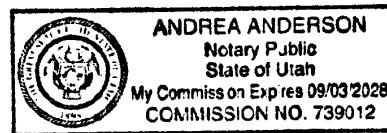
State of Utah

County of Washington

On the 2 day of July, 2025, personally appeared before me Donald Bean, who being by me duly sworn did say that he is the Authorized Signor of D.R. Horton, Inc., a Delaware corporation and that the foregoing instrument was signed on behalf of said corporation by authority of a resolution of its Board of Directors, and said Donald Bean acknowledged to me that said corporation executed the same.

Andrea Anderson

Notary Public



PROPERTY DESCRIPTION

Lot 4247, STANDING ROCK WEST AT LONG VALLEY PHASE 1 (AREA 7.1), according to the official plat thereof as recorded in the office of the Washington County Recorder.

Tax Id No.: W-SRWLV-1-4247

