

all Coventry at Foxboro  
01-315-0001 thru 0009

2057465  
BK 3742 PG 730

16

E 2057465 B 3742 P 730-739  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
03/09/2005 03:20 PM  
FEE \$36.00 Pgs: 10  
DEP RT REC'D FOR US TITLE COMPANY  
OF UTAH

When Recorded, Return to:  
Foxboro Coventry, L.L.C.  
Attn: Nathan W. Pugsley  
39 East Eagleridge Drive, Suite 100  
North Salt Lake, UT 84054

730

## DECLARATION OF EXPANSION # 7

### FOXBORO COVENTRY TOWNS

REFERENCE IS MADE to that certain Declaration of Condominium for Foxboro Coventry Towns, recorded on November 6, 2003, as Instrument No. 1930423 in Book 3412, Page 760, recorded in the Official Records, Davis County Recorder, Davis County, Utah (the "Declaration").

Pursuant to Article III, Paragraph 44, Declarant reserved the right to further expand the Project to include additional Units to be subject to the Declaration, and to further such complementary additions and modifications of the covenants, conditions, and restrictions contained in the Declaration as may be necessary to hereby further expansions to the real property currently covered by the Declaration, that real property described on Exhibit A-1 to this Declaration of Expansion and depicted on Exhibit A-2 to this Declaration of Expansion (the "Expansion Property").

Upon the recordation of this Declaration of Expansion and pursuant to the terms of the Declaration, all the terms and conditions of the Declaration shall automatically apply to the Expansion Property in the same manner as if the Expansion Property originally had been covered in the Declaration and constituted a portion of the original Project. Upon said recordation, the rights, privileges, duties and liabilities of the parties to the Declaration with regard to the Expansion Property shall be the same as with regard to the original Project, and the rights,

obligations, privileges, duties and liabilities of the Owners and occupants of Units within the Expansion Property shall be the same as those of the Owners and occupants of Units within the Original Property.

Pursuant to the Declaration, Declarant reserved the power to appoint to Unit Owners, from time to time, the percentages in the Common Areas. A revised schedule of undivided interests in the Common Areas created by this Declaration of Expansion, is shown on Exhibit B to this Declaration of Expansion (“Revised Schedule of Undivided Interest”).

The Identifying Number of each Unit in the Expansion Property is the unit number as shown on the Plat.

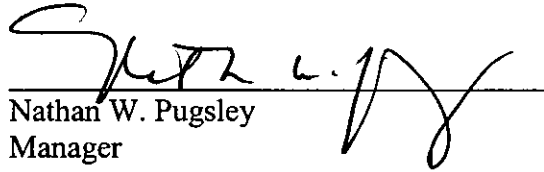
Capitalized terms herein not otherwise defined shall have the meanings set forth in the Declaration.

*[Remainder of page intentionally left blank. Signatures to follow.]*

IN WITNESS WHEREOF, Declarant has executed this Declaration of Expansion, as of  
this 8 day of March, 2005.

DECLARANT:

**FOXBORO COVENTRY, L.L.C.**  
a Utah limited liability company

  
\_\_\_\_\_  
Nathan W. Pugsley  
Manager

STATE OF UTAH

County of Davis

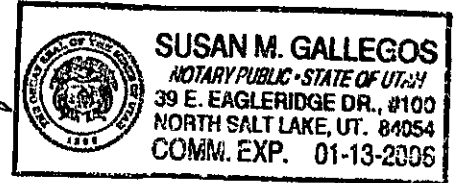
On the 8 day of March, 2005, personally appeared before me Nathan W. Pugsley who being by me duly sworn did say that he is the Manager of FOXBORO COVENTRY, L.L.C., a Utah limited liability company, and that the within and foregoing instrument was signed in behalf of said Company by authority of a resolution of its Members or its Articles of Organization, and said Nathan W. Pugsley, duly acknowledged to me that the said Company executed the same.

*Susan M. Gallegos*

NOTARY PUBLIC

Residing at: \_\_\_\_\_

My commission expires: \_\_\_\_\_

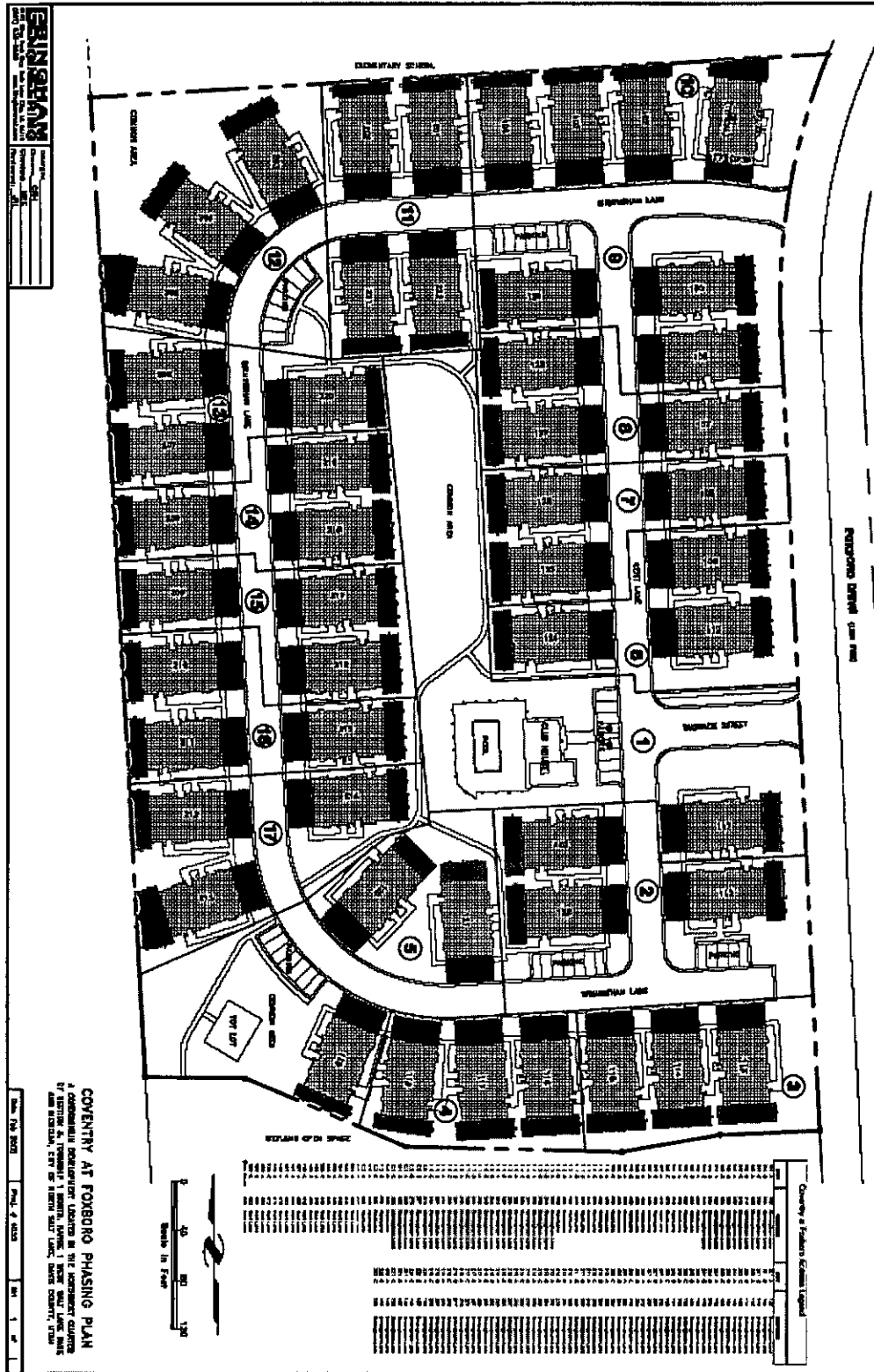


**EXHIBIT A-1**  
Legal Description of Expansion Property

The Expansion Property is as follows:

**Units 107-A, 107-B, and 107-C in Building 107, Units 127-A, 127-B, and 127-C in Building 127, and Units 128-A, 128-B, and 128-C in Building 128,** contained within **Coventry at Foxboro Phase 8** an expandable Utah Condominium project, as the same is identified in the Condominium Plat recorded in the official records of Davis County, Utah, Recorder's Office, as Instrument No. 1943018, Book 3441, Page 280 on December 23, 2003.

EXHIBIT A-2  
Map of Expansion Property



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COVENTRY AT FOXBORO PHASE B  
A PART OF THE EXPANSION OF SECTION 5, TOWN OF COVENTRY, TOWN OF FOXBORO  
AND TOWN OF WINDHAM, VERMONT

3d p1 - 1

DIRECTOR'S CERTIFICATE

I, the Director of the Department of Land Use and Planning, do hereby certify that the site plan for the proposed expansion of the Coventry at Foxboro Phase B development, as shown on the attached site plan, is in accordance with the provisions of the Zoning Ordinance of the Town of Foxboro, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Windham, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Coventry, Vermont.

The site plan for the proposed expansion of the Coventry at Foxboro Phase B development, as shown on the attached site plan, is in accordance with the provisions of the Zoning Ordinance of the Town of Foxboro, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Windham, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Coventry, Vermont.

John S. [Signature]  
Director



OWNER'S DEDICATION AND CONSENT TO RECORD

I, the undersigned, do hereby dedicate and consent to the recording of the site plan for the proposed expansion of the Coventry at Foxboro Phase B development, as shown on the attached site plan, in accordance with the provisions of the Zoning Ordinance of the Town of Foxboro, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Windham, Vermont, and the provisions of the Comprehensive Zoning Ordinance of the Town of Coventry, Vermont.

John S. [Signature]  
Owner

John S. [Signature]  
Owner

Paul Prepared For  
Saville Development With, LC

Recommended for Approval

Recommended for Approval

Recommended for Approval

BINGHAM ENGINEERING  
Paul Prepared By

[Signature]

[Signature]

[Signature]



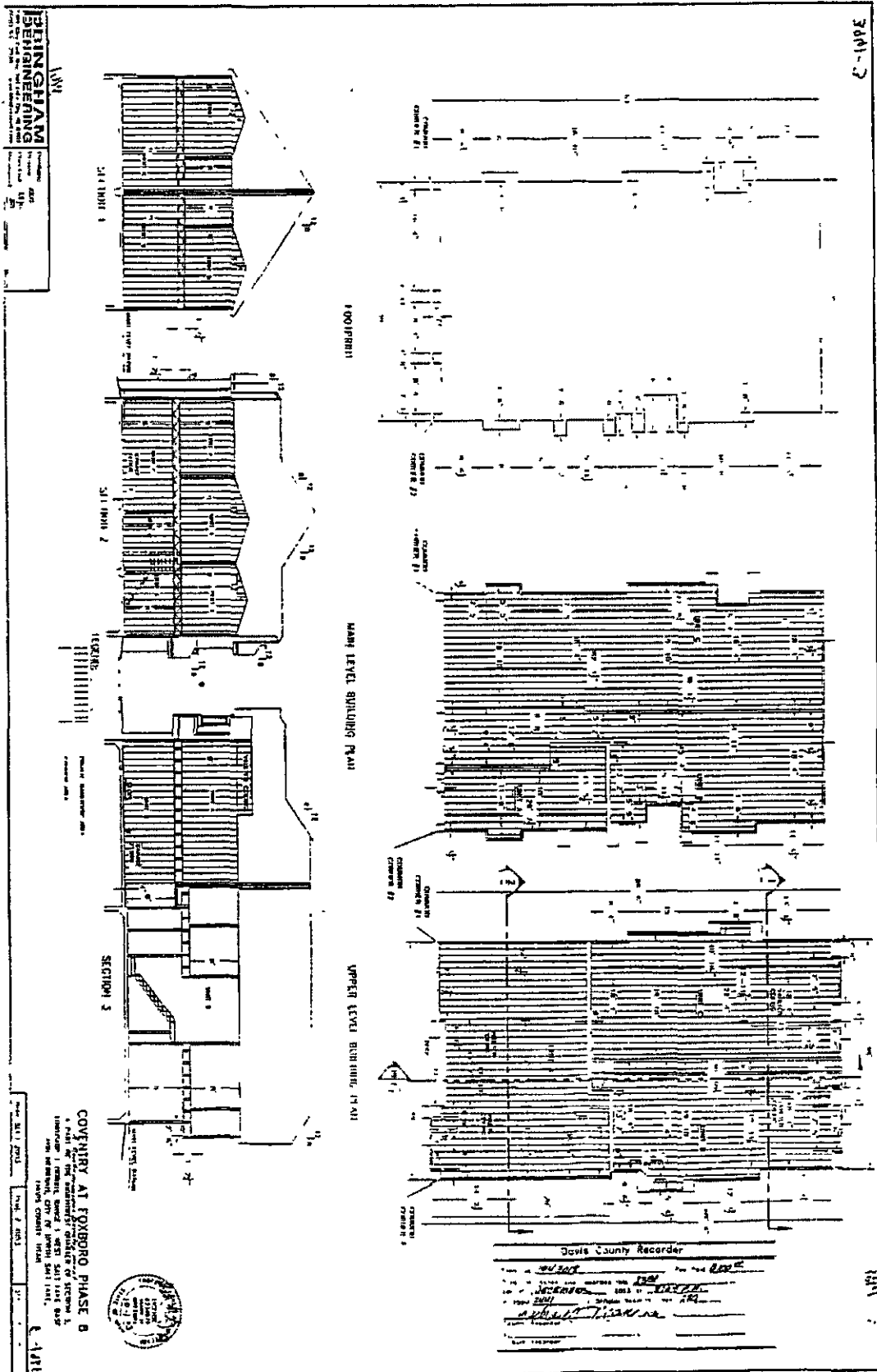
City Council Approval  
[Signature]  
[Signature]

Draft County Records  
[Signature]  
[Signature]

- NOTES
- 1) Building set-backs shall be indicated and marked on the ground with 4" x 4" posts and 1/2" diameter rebar.
  - 2) The building set-backs shall be indicated and marked on the ground with 4" x 4" posts and 1/2" diameter rebar.
  - 3) All existing trees, shrubs, and other vegetation to be preserved shall be marked on the site plan with a diameter of 4" or greater at breast height.
  - 4) Approval of this site plan is contingent upon the approval of the Planning Commission.
  - 5) The owner shall be responsible for obtaining all necessary permits from the appropriate agencies.
  - 6) The owner shall be responsible for obtaining all necessary permits from the appropriate agencies.
  - 7) All future expansions and modifications are subject to the approval of the Planning Commission.







**EXHIBIT "B"**  
Revised Schedule of Undivided Interest

UNIT PERCENTAGE		UNIT PERCENTAGE		UNIT PERCENTAGE	
UNIT		UNIT		UNIT	
		111-A	1.52%	121-A	1.52%
		111-B	1.52%	121-B	1.52%
		111-C	1.52%	121-C	1.52%
		112-A	1.52%	122-A	1.52%
		112-B	1.52%	122-B	1.52%
		112-C	1.52%	122-C	1.52%
		113-A	1.52%	123-A	1.52%
		113-B	1.52%	123-B	1.52%
		113-C	1.52%	123-C	1.52%
		114-A	1.52%	124-A	1.52%
		114-B	1.52%	124-B	1.52%
		114-C	1.52%	124-C	1.52%
		115-A	1.52%	125-A	1.52%
		115-B	1.52%	125-B	1.52%
		115-C	1.52%	125-C	1.52%
		116-A	1.52%	126-A	1.52%
		116-B	1.52%	126-B	1.52%
		116-C	1.52%	126-C	1.52%
107-A	1.52%	117-A	1.52%	127-A	1.52%
107-B	1.52%	117-B	1.52%	127-B	1.52%
107-C	1.52%	117-C	1.52%	127-C	1.52%
108-A	1.52%	118-A	1.52%	128-A	1.52%
108-B	1.52%	118-B	1.52%	128-B	1.52%
108-C	1.52%	118-C	1.52%	128-C	1.52%
109-A	1.52%	119-A	1.52%		
109-B	1.52%	119-B	1.52%		
109-C	1.52%	119-C	1.52%		
110-A	1.52%	120-A	1.52%		
110-B	1.52%	120-B	1.52%		
110-C	1.52%	120-C	1.52%		
				<b>TOTAL</b>	<b>100.00%</b>