

Ent 230329 Bk 0975 Pg 0818  
Date: 08-OCT-2004 4:06PM  
Fee: \$23.00 Check  
CALLEEN B PESHELL, RECORDER  
Filed By: MRT  
FOR: GRANTSVILLE DEVELOPMENT CO LL  
C  
TOOELE COUNTY CORPORATION

AFTER RECORDING, RETURN TO:

Grantsville Development Company, L.L.C.

P. O. Box 597

Grantsville, UT 84029

**DECLARATION  
OF  
RESTRICTIVE COVENANTS, CONDITIONS, AND RESTRICTIONS  
OF  
PALOMINO RANCH PHASE THREE**

WHEREAS, GRANTSVILLE DEVELOPMENT COMPANY, L.L.C., a limited liability company ("Declarant"), is the legal and beneficial owner of a certain tract of land situated in Tooele County, State of Utah, described as follows:

Phase 3 Boundary Description

BEGINNING AT A POINT north 89°56'10" west 384.78 feet along the section line from the south quarter corner of Section 25, Township 2 South, Range 6 West, Salt Lake Base and Meridian and running thence north 1419.19 feet; thence east 435.06 feet; thence south 00°45'00" west 14.47 feet to a point on a 790.00 foot radius curve to the left the chord of which bears south 00°23'43" east 31.58 feet; thence along said curve through a central angle of 2°17'26" a distance of 31.58 feet; thence south 01°32'26" east 220.21 feet to a point on a 710.00 foot radius curve to the right the chord of which bears south 00°23'43" east 28.38 feet; thence along said curve through a central angle of 2°17'26" a distance of 28.38 feet; thence south 00°45'00" west 1147.53 feet; thence east 75.31 feet; thence south 00°45'00" west 358.56 feet; thence north 89°56'10" west 501.78 feet; thence north 00°45'00" east 380.82 feet to the point of beginning. Contains 806,387 square feet or 18.512 acres.

To be known as:

PALOMINO RANCH PHASE THREE, consisting of  
Lots 301 through 311 (inclusive), according to the  
official plat thereof as recorded in the office of the Tooele County  
Recorder on the 6<sup>th</sup> day of October, 2004, at  
Entry 230182, Book 975 and Page 277.

*15-21- 301 thru 311*

IT IS HEREBY declared that Lots 301 through 311 of Palomino Ranch Phase 3, are subject to the Declaration of Restrictive Covenants, Conditions, and Restrictions of Palomino Ranch ("Declaration") dated March 11, 2003, that were filed and recorded at Entry 197603, Book 829, Pages 491 through 507, on March 11, 2003, and any amendments thereto.

On Palomino Ranch Phase Three Lots 301 through 311 farm animals are permitted pursuant to Article VII, Covenants, Restrictions and Conditions, Section 10, Animal Restrictions, of the Declaration. On Palomino Ranch Phase Three Lots 301 through 311 two outbuildings shall be permitted on a Lot on which a single-family dwelling has been built with an attached private garage. One of the two outbuildings is to be used for the housing of farm animals. One outbuilding shall be permitted on a Lot on which a single-family dwelling has been built with a detached private garage. The outbuilding is to be used for the housing of farm animals.

All outbuildings shall be constructed of good quality material, completely finished and all materials on the outside shall be of good quality and character that will be in harmony with the other buildings on said property. Such buildings and their location must be approved by the Architectural Committee.

Dated this 8 day of OCTOBER, 2004.

GRANTSVILLE DEVELOPMENT COMPANY, L.L.C.,  
a Limited Liability Company

By: \_\_\_\_\_

Joseph P. Cange, Manager

STATE OF UTAH )

: ss.

County of Tooele )

On this 8th day of October, 2004, before me, the undersigned, a notary public in and for said state, personally appeared Joseph P. Cange known to me to be the Manager of GRANTSVILLE DEVELOPMENT COMPANY, L.L.C. and the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same on behalf of said limited liability company.

\_\_\_\_\_  
Notary Public

