

RETURN  
JUN 10 2009

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WHEN RECORDED, MAIL TO:

2458482  
BK 4794 PG 1564

Quail Crossing HOA  
PO Box 1029  
West Jordan, UT 84084

Lot 101 and Lot 138 Quail Crossing Number 1A a Cluster Subdivision  
Lots 102 thru 137 Quail Crossing Number 1B a Cluster subdivision  
Lots 201 thru 235 Quail Crossing Number 2

- Parcel #'s: 08-323-0101 and 0138 QUAIL CROSSING NUMBER 1A
- Parcel #'s: 08-324-0102 thru 08-324-0137 QUAIL CROSSING NUMBER 1B
- Parcel #'s: 08-378-0201 thru 08-378-0235 QUAIL CROSSING NUMBER 2

E 2458482 B 4794 P 1564-1566  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
06/10/2009 04:15 PM  
FEE \$96.00 Pgs: 3  
DEP RTT REC'D FOR QUAIL CROSSING H  
QA

**AMENDMENTS**

**DECLARATION OF COVENANTS, CONDITIONS,  
AND RESTRICTIONS AND RESERVATION OF EASEMENT  
FOR QUAIL CROSSING**

**ARTICLE 1.17: RECITALS**

The undersigned Quail Crossing Homeowners Association hereby certifies the following amendment to the Declaration of Covenants, Conditions, and Restrictions and Reservation of Easement for Quail Crossing Subdivision Article 1.17:

Article 1.17 is replaced with the following:

1.17 "Improvement" shall mean any structure or appurtenance thereto of every type and kind, whether above, on, or below the land surface, placed in the Community, including but not limited to the Residence and other buildings, walkways, sprinkler pipes, swimming pools, spas and other recreational facilities, carports, garages, roads, driveways, parking areas, walls, party fences, private roads, fences, screening walls, block walls, retaining walls, stairs, decks, antennae, windbreaks, patio covers, railings, poles, signs, storage areas, exterior air conditioning and water-softener fixtures or equipment.

**DECLARATION OF COVENANTS, CONDITIONS,  
AND RESTRICTIONS AND RESERVATION OF EASEMENT  
FOR QUAIL CROSSING**

**ARTICLE 8.14: RECITALS**

The undersigned Quail Crossing Homeowners Association hereby certifies the following amendment to the Declaration of Covenants, Conditions, and Restrictions and Reservation of Easement for Quail Crossing Subdivision Article 8.14:

Article 8.14 is replaced with the following:

8.14: Parking and Storage: No inoperative automobile shall be placed or remain on any lot or adjacent street for more than 48 hours. No commercial type vehicles and no trucks shall be parked or stored on the front yard setback of any lot, or within the side yard building setback on the street side of a corner lot, or on the residential street

except while engaged in transportation. Semi-trucks and trailers may not be parked on the street except while loading or unloading. Trailers, mobile homes, trucks over three quarter ton capacity, boats, campers not on a truck bed, motor homes, buses, tractors and maintenance or commercial equipment of any kind shall be parked or stored behind the front yard setback. The storage or accumulation of junk, trash, manure or other offensive commercial materials is prohibited. Facilities for hanging, drying or airing clothing or household products shall be appropriately screened from view. No pads used for the storage of vehicles or other material either temporarily or permanently shall be constructed within the front yard setback requirements of a given lot. This open space shall remain unoccupied and unobstructed by building, vehicles and/or hard surfaces such as asphalt, cement and packed surface. In the event of any conflict between the provisions of this section and any city or county requirements, the more restrictive provision shall control.

**DECLARATION OF COVENANTS, CONDITIONS,  
AND RESTRICTIONS AND RESERVATION OF EASEMENT  
FOR QUAIL CROSSING**

**ARTICLE 8.14.4: RECITALS**

The undersigned Quail Crossing Homeowners Association hereby certifies the following amendment to the Declaration of Covenants, Conditions, and Restrictions and Reservation of Easement for Quail Crossing Subdivision Article 8.14.4:

Article 8.14.4 is replaced with the following:

8.14.4: Parking and Storage:

The burning of rubbish, leaves, or trash on the property is prohibited. Trash containers shall be covered and shall be kept on the side of the house behind the setback or screened from view in a suitable enclosed area, except during collection.

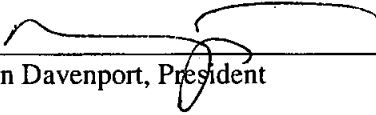
**CERTIFICATION**

Article 9.2 of the Declaration of Covenants, Conditions, and Restrictions and Reservation for Quail Crossing Subdivision allows "the Owners casting seventy-five (75%) percent of the votes at the election voted affirmatively for the adoption of the amendment."

By written ballot given on May 21, 2008 to the Quail Crossing Homeowners Association the members approved ratification of the above mentioned amendments.

DATED: March 5, 2009

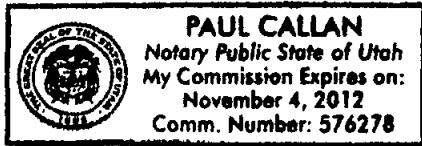
QUAIL CROSSING  
HOMEOWNERS ASSOCIATION

  
\_\_\_\_\_  
Ron Davenport, President

STATE OF UTAH     )  
                  : ss.  
County of Davis)

On this 5<sup>th</sup> day of March 2009, personally appeared before me Ron Davenport, whose identity is personally known to me (or proved to me on the basis of satisfactory evidence) and who by me duly sworn, did say that he is the President of the Quail Crossing Homeowners Association and that said document was signed by him in behalf of said Association by authority of its bylaws (or of a Resolution of

its Board of Trustees), and said Ron Davenport acknowledged to me that said Association executed the same.



[Signature]  
NOTARY PUBLIC

My Commission Expires: 11-4-12

DATED: March 5, 2009

QUAIL CROSSING  
HOMEOWNERS ASSOCIATION

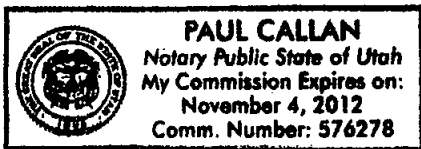
[Signature]  
Rebecca Lemperle, Secretary

STATE OF UTAH )

: ss.

County of Davis)

On this 5<sup>th</sup> day of March 2009, personally appeared before me Rebecca Lemperle, whose identity is personally known to me (or proved to me on the basis of satisfactory evidence) and who by me duly sworn, did say that she is the secretary of the Quail Crossing Homeowners Association and that said document was signed by her in behalf of said Association by authority of its bylaws (or of a Resolution of its Board of Trustees), and said Rebecca Lemperle acknowledged to me that said Association executed the same.



[Signature]  
NOTARY PUBLIC

My Commission Expires: 11-4-12