



ENT 25334-2025 PG 1 of 4
ANDREA ALLEN
UTAH COUNTY RECORDER
2025 Apr 9 11:09 AM FEE 732.00 BY TH
RECORDED FOR BRIXTON PARK HOMEOWNERS AS

NOTICE OF REINVESTMENT FEE COVENANT

(Brixton Park Homeowners Association)

Pursuant to Utah Code § 57-1-46(6), Brixton Park Home Owners Association ("Association") hereby provides this Notice of Reinvestment Fee Covenant which burdens all of the real property described in Exhibit A (the "Burdened Property"), attached hereto, which is subject to the Declaration of Covenants, Conditions and Restrictions of Brixton Park recorded in the office of the Utah County Recorder, and any amendments or supplements thereto (the "Declaration"). This Notice shall replace any prior notices recorded by the Association.

The Reinvestment Fee Covenant requires, among other things, that upon the transfer of any of the Burdened Property subject to the Declaration, the transferee is required to pay a reinvestment fee, unless the transfer falls within an exclusion listed in Utah Code § 57-1- 46(8). In no event shall the reinvestment fee exceed the maximum rate permitted by applicable law.

BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a Burdened Property conveyance within **Brixton Park** that:

1. The name and address of the beneficiary of the Reinvestment Fee Covenant is:

Brixton Park Homeowners Association
c/o Advantage Management
460 East 800 North
Orem, UT 84059
801-235-7368
hoahelp@amres.co

2. The burden of the Reinvestment Fee Covenant is intended to run with the Burdened Property and to bind successors in interest and assigns.

3. The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Burdened Property.

4. The duration of the Reinvestment Fee Covenant is perpetual unless otherwise amended.

5. The purpose of the Reinvestment Fee is to assist the Association in covering the costs of: (a) common planning, facilities and infrastructure; (b) obligations arising from an environmental covenant; (c) community programming; (d) resort facilities; (e) open space; (f) recreation amenities; (g) charitable purposes; or (h) common expenses of the Association, including funding Association reserves.

6. The fee required under the Reinvestment Fee Covenant is required to benefit the Burdened Property.

7. For the amount of the Reinvestment Fee owed, please contact the Association.

IN WITNESS WHEREOF, Brixton Park Home Owners Association has executed this Notice of Reinvestment Fee Covenant on the date set forth below, to be effective upon recording with the Utah County Recorder.

[SIGNATURE ON FOLLOWING PAGE]

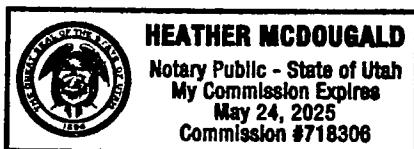
DATED 9th day of April, 2025.

Brixton Park Homeowners Association a Utah Non-Profit Corporation

By: Larry Myer, Manager of Saratoga 262 Partners LLC,
Declarant

STATE OF UTAH)
)
COUNTY OF UTAH)

On the 9th day of April, 2025, personally appeared before me
Larry Mylar who by me being duly sworn, did say that he is an authorized
representative of Brixton Park Home Owners Association and that the foregoing
instrument is signed on behalf of said entity and executed with all necessary authority.



Notary Public

EXHIBIT A
Legal Description and Parcel Numbers

Brixton Park Plat A Phases 1-2 recorded in the Office of the Utah County Recorder.

Parcel Numbers:	35:836:0101 through 35:836:0125	Plat A1
Parcel Numbers:	35:836:0170 through 35:836:0183	Plat A1
Parcel Numbers:	35:843:0126 through 35:843:0169	Plat A2

Brixton Park Plat B Phases 1-7 recorded in the Office of the Utah County Recorder.

Parcel Numbers:	35:850:0001 through 35:850:0004	Plat B1
Parcel Numbers:	35:861:0008 through 35:861:0018	Plat B2
Parcel Numbers:	35:861:0075 through 35:861: 0078	Plat B2
Parcel Number:	35:861:0095	Plat B2
Parcel Numbers:	35:862:0001 through 35:862:0007	Plat B3
Parcel Numbers:	35:862:0028 through 35:862:0074	Plat B3
Parcel Numbers:	35:862:0079 through 35:862:0094	Plat B3
Parcel Numbers:	35:862:0096 through 35:862:0112	Plat B3
Parcel Numbers:	35:862:0156 through 35:862:0185	Plat B3
Parcel Numbers:	35:863:0019 through 35:863:0025	Plat B4
Parcel Numbers:	35:863:0113 through 35:863:0119	Plat B4
Parcel Numbers:	35:864:0120 through 35:864:0148	Plat B5
Parcel Numbers:	35:864:0150 through 35:864:0154	Plat B5
Parcel Numbers:	35:865:0215 through 35:865:0218	Plat B6
Parcel Numbers:	35:871:0186 through 35:871:0214	Plat B7
Parcel Numbers:	35:871:0219 through 35:871:0247	Plat B7