

WHEN RECORDED MAIL TO:  
RINDLESBACH CONSTRUCTION, INC.  
3341 SOUTH 4000 WEST  
WEST VALLEY CITY, UT.  
84120

AMENDED DECLARATION OF BUILDING AND USE RESTRICTIONS

1750 4609320  
12 APRIL 88 04:28 PM  
KATIE L. DIXON  
RECORDER, SALT LAKE COUNTY, UTAH  
ASSOCIATED TITLE  
REC BY: EVELYN FROGGET, DEPUTY

PART A. PREAMBLE

KNOW ALL MEN BY THESE PRESENTS THAT:

THAT, WHEREAS, the undersigned, being 75% of the owners of the following described real property located in the City of West Valley,  
Salt Lake, County, State of Utah, to wit:

Lots 201 to 220 inclusive, Sunset Hills Phase II Subdivision,  
according to the official plat thereof, on file and of record in the Salt Lake County recorder's office.

do hereby amend the Declaration of Building and Use Restrictions recorded on the 6th day of May, 1987 in Book 5914, Page 883, as Entry No. 4452158, Salt Lake County Recorder's Office, as follows:

PART B. RESIDENTIAL AREA COVENANTS:

Paragraph 14 of above referenced Declarations shall be amended as follows:

14. Landscaping. Trees, lawns, shrubs, or other plantings provided by the developer shall be properly nurtured and maintained or replaced at the property owner's expense upon request of the Architectural Control Committee.

(a) Landscaping shall be installed in front yards between the front line of the house and the sidewalk on the entire width of the lot excluding the driveway. On corners lots landscaping shall be installed in all areas between the sidewalk and the side line of the house between the front property line and the rear property line which are visible from the public right-of-way. This covenant and restriction shall not be changed or amended but shall run with the land permanently and perpetually.

(b) Landscaping shall include at least 1 tree and a combination of lawn, shrubs or ground cover. Ground cover may include vegetative vines, low spreading shrubs or annual or perennial flowering or foliage plants. Ground cover may also include mineral or non-living organic permeable material in not more than 50% of the net landscaped area. Mineral ground cover may include such materials as rocks, boulders, gravel or brick over sand. Species, size and placement of landscape elements shall be determined by the homeowner. This covenants and restrictions shall not be changed or amended but shall run with the land permanently and perpetually.

DATED THIS 11th day of April, 1988.

COURTESY RECORDING

This document is being recorded solely as a courtesy and an accommodation to the parties named herein. Associated Title Company hereby expressly disclaims any responsibility or liability for the accuracy or the content thereof.

Rindlesbach Const. Inc.  
[Signature] Pres.  
[Signature] v.p.  
SUNWOOD HOMES

[Signature] SEC

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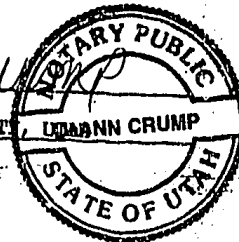
STATE OF UTAH  
COUNTY OF SALT LAKE } ss.

On the 11TH day of APRIL, 1988, A.D., personally appeared before me STEVE HOWCROFT who being by me duly sworn, did say, for himself, that he, the said STEVE HOWCROFT is the SECRETARY of SUNWOOD HOMES Company, and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors, and said STEVE HOWCROFT duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of said corporation.

POOR COPY  
CO. RECORD 37

My Commission Expires  
4/2/91

Notary Public  
Residing at: SALT LAKE CITY, UTAH



STATE OF UTAH  
COUNTY OF SALT LAKE } ss.

ON THE 11TH DAY OF APRIL, 1988, PERSONALLY APPEARED BEFORE ME MMARK L. RINDLESBACH AND KEN W. RINDLESBACH WHO BEING BY ME DULY SWORN DID SAY EACH FOR HIMSELF, THAT HE, THE SAID KEN W. RINDLESBACH IS THE PRESIDENT AND HE, THE SAID MMARK L. RINDLESBACH IS THE SECRETARY OF RINDLESBACH CONSTRUCTION, COMPANY, AND THAT THE WITHIN AND FOREGOING INSTRUMENT WAS SIGNED IN BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BOARD OF DIRECTORS AND SAID MMARK L. RINDLESBACH AND KEN W. RINDLESBACH EACH DULY ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

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COMMISSION EXPIRES: 4/2/91

Notary Public  
Residing at: SALT LAKE CITY, UTAH

