

WHEN RECORDED RETURN TO:

Storied Deer Valley, LLC
9785 North Tuhaye Park Drive
Kamas, Utah 84036

Ent 515381 Bk 1397 Pg 1808-1810
Date: 18-FEB-2022 8:19:54AM
Fee: \$40.00 Check Filed By: HP
MARCY M MURRAY, Recorder
WASATCH COUNTY CORPORATION
For: STORIED DEER VALLEY LLC

Tax Parcel No. _____

**SECOND SUPPLEMENTAL DECLARATION TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR TUHAYE, A PLANNED COMMUNITY**

Dancing Sun Phase 7

THIS INSTRUMENT is executed as of the 24th day of January, 2022, by **STORIED DEER VALLEY, LLC**, a Delaware limited liability company ("**Storied**"), whose address is 9785 North Tuhaye Park Drive, Kamas, Utah 84036.

Recitals:

A. Storied is currently the Declarant under the Declaration of Covenants, Conditions and Restrictions for Tuhaye, a Planned Community, recorded June 4, 2003 as Entry No. 258750 in Book 628 at Page 770 of the Official Records (the "**Official Records**") of the Wasatch County Recorder, as amended and supplemented by the following: (i) the Amendment of Declaration for Tuhaye, a Planned Community, recorded July 18, 2006 as Entry No. 304693 in Book 874 at Page 386 of the Official Records; (ii) the Second Amendment to Declaration of Covenants, Conditions and Restrictions for Tuhaye, a Planned Community, recorded March 9, 2017 as Entry No. 435665 in Book 1185 at Page 550 of the Official Records; (iii) the Third Amendment to Declaration of Covenants, Conditions and Restrictions for Tuhaye, a Planned Community, recorded August 10, 2018 as Entry No. 454694 in Book 1230 at Page 483 of the Official Records; and (iv) the Supplemental Declaration to Declaration of Covenants, Conditions and Restrictions for Tuhaye, a Planned Community, recorded August 16, 2021 as Entry No. 505698 in Book 1370 at Page 855 of the Official Records (as so amended and supplemented, the "**Declaration**"). Any term used in this instrument that is capitalized but not defined shall have the same meaning as set forth in the Declaration, as supplemented by this instrument.

B. Section 2.2.1 of the Declaration provides as follows:

2.2.1 At any time on or before the date of the conveyance by Declarant of title to the last Lot owned by the Declarant, the Declarant shall have the right to annex and subject to this Declaration all or any portion of the Additional Property without the consent of any other Owner or Person (other than the Person who owns the property to be annexed, if other than the Declarant), from time to time, by one or more Supplemental Declarations. The annexation of all or any portion of the Additional Property shall be effected by the Declarant Recording a written instrument setting forth the legal description of the Additional Property being annexed and stating that such portion of the Additional Property is annexed and subjected to the Declaration.

C. The following real property ("**Phase 7**") located in Wasatch County, Utah and containing approximately 217.02 acres is owned by Storied and is a portion of the Additional Property:

A PARCEL OF LAND LOCATED IN SECTION 28 AND THE EAST HALF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN, WASATCH COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT S00°16'05"E 18.90 FEET AND N90°00'00"E 595.79 FEET FROM THE CENTER QUARTER CORNER OF SAID SECTION 28 AND RUNNING THENCE S00°03'22"E 602.50 FEET; THENCE S84°47'23"W 1500.07 FEET; THENCE S00°01'23"E 604.06 FEET; THENCE S84°40'59"W 3461.83 FEET TO THE EASTERLY BOUNDARY LINE OF THE UNITED STATES GOVERNMENT, AS SURVEYED BY THE BUREAU OF LAND MANAGEMENT, DATED JUNE 16, 1999; THENCE ALONG SAID EASTERLY BOUNDARY LINE THE FOLLOWING TWO COURSES: 1) N00°06'02"W 2349.92 FEET; 2) N89°25'51"E 1070.76 FEET; THENCE S22°47'00"E 442.58 FEET; THENCE N57°34'53"E 619.84 FEET; THENCE S22°41'27"E 607.14 FEET; N52°27'16"E 1497.70 FEET; THENCE S23°10'58"E 607.96 FEET; THENCE N58°47'53"E 44.55 FEET; THENCE N20°47'16"E 248.32 FEET; THENCE ALONG A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 52.00 FEET, A DISTANCE OF 70.00 FEET, A CHORD DIRECTION OF S82°38'15"E AND A CHORD DISTANCE OF 64.83 FEET; THENCE S31°12'07"E 112.50 FEET; THENCE N58°47'53"E 1209.83 FEET; THENCE N58°47'25"E 1102.79 FEET; THENCE S00°15'18"W 703.83 FEET; THENCE S58°48'28"W 2263.16 FEET; THENCE N84°47'23"E 1235.14 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPTING THEREFROM THE FOLLOWING:

A PARCEL OF LAND LOCATED IN WEST HALF OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN, WASATCH COUNTY, UTAH AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT S00°17'22"E 215.41 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 28 AND RUNNING THENCE N57°38'17"E 464.69 FEET; THENCE S22°49'08"E 346.78 FEET; THENCE S84°42'10"W 528.66 FEET; THENCE N00°17'22"W 119.72 FEET TO THE POINT OF BEGINNING.

D. Storied desires to annex and subject Phase 7 to the Declaration.

Agreement:

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Storied hereby annexes and subjects Phase 7 to the Declaration.

STORIED DEER VALLEY, LLC,
a Delaware limited liability company

By 
Mark Enderle, Chief Executive Officer

State of Tennessee)
) ss.
County of Williamson)

The foregoing instrument was acknowledged before me this 24th day of January, 2022, by Mark Enderle, the Chief Executive Officer of Storied Deer Valley, LLC.

(Seal)



Katie L. Kennedy
Notary Public

My Commission Expires:

4/17/2022

Residing at:

602 Blue Ridge Dr., Columbia, TN 38401