

After recording mail to:  
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ENT 66762:2025 PG 1 of 7  
ANDREA ALLEN  
UTAH COUNTY RECORDER  
2025 Sep 03 08:36 AM FEE 40.00 BY AC  
RECORDED FOR James & Knox, PLLC  
ELECTRONICALLY RECORDED

**AMENDMENT TO THE  
AMENDED AND RESTATED DECLARATION OF COVENANTS,  
CONDITIONS, RESTRICTIONS AND RESERVATIONS OF EASEMENTS  
FOR TRAVERSE MOUNTAIN  
A MASTER PLANNED COMMUNITY**

This Amendment to the Amended and Restated Declaration of Covenants, Conditions, Restrictions and Reservation of Easements for Traverse Mountain ("Amendment"), is hereby adopted by the Traverse Mountain Master Association ("Master Association") as of the date signed below, and as more fully set forth below. This Amendment is also certified as of the date of recording of in the office of the Utah County Recorder, pursuant to Article XIV, Section 14.2.7 of the Master Declaration (defined below).

**RECITALS**

A. WHEREAS, certain real property in Utah County, Utah, known as Traverse Mountain was subjected to certain covenants, conditions, and restrictions pursuant to an Amended and Restated Declaration of Covenants, Conditions, Restrictions and Reservation of Easements for Traverse Mountain ("Master Declaration"), recorded on June 18, 2007, as Entry Number 88194:2007 in the Recorder's Office for Utah County, Utah;

B. WHEREAS, this Amendment shall be binding against the Properties described in the Declaration and any annexation or supplement thereto, as described in **Exhibit A** hereto;

C. WHEREAS, the Board of Directors for the Master Association ("Board"), has determined that it is the best interests of the Master Association to adopt a system of minor, routine Common Assessment increases to enable the Master Association's assessment revenue to keep pace with inflation and rising maintenance costs and reserve funding obligations;

D. WHEREAS, the Board, for the benefit of the Master Association and all Owners/Members thereof, has also determined that it is in the best interests of the Master Association to adopt a formal reinvestment fee covenant through this Amendment, for the long-term funding of capital improvement projects; for funding maintenance and repair of common infrastructure, amenities, and facilities; and for other Master Association expenses;

E. WHEREAS, pursuant to Article XIV, Section 14.2 of the Master Declaration, the undersigned officers hereby certify that the vote required by of the Master Declaration has occurred and the affirmative vote has been obtained approving this Amendment, and that all other requirements under the Master Declaration for Amendment, if any, have been satisfied.