

When Recorded Return To:
IVORY DEVELOPMENT, LLC
90 E. Woodoak Ln.
Salt Lake City, UT 84117

ENT 7261:2024 PG 1 of 4
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Feb 06 11:09 AM FEE 54.00 BY KR
RECORDED FOR Cottonwood Title Insurance
ELECTRONICALLY RECORDED

**SUPPLEMENT TO MASTER DECLARATION OF
COVENANTS, CONDITIONS, AND RESTRICTIONS,
AND RESERVATION OF EASEMENTS
FOR
RIDGEVIEW
PLAT K
IN
HIGHLAND, UTAH**

This Supplement to Master Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for Ridgeview Plat K located in Highland, Utah, is made and executed by Ivory Development, LLC, a Utah limited liability company with a registered address of 970 E. Woodoak Lane in Salt Lake City, Utah 84117 (“Declarant”).

RECITALS

WHEREAS, that certain Master Declaration of Covenants, Conditions, and Restrictions, and Reservation of Easements for Ridgeview was recorded with the Utah County Recorder on June 22, 2021 as Entry No. 111864:2021 (the “Master Declaration”) for the Ridgeview development project (the “Project”);

WHEREAS, the Master Declaration provides that the Project may be developed in phases and additional land may be annexed into and made part of the Project and made subject to the Master Declaration by recording of a Supplement to Declaration;

WHEREAS, Declarant is the record fee owner of certain real property located in Utah County, Utah more specifically described in Exhibit “A” hereto and incorporated herein by this reference (the “Ridgeview Plat K Property”);

WHEREAS, Declarant desires to develop the Ridgeview Plat K Property to include additional Units and other improvements of a less significant nature consistent with the Master Declaration; and

WHEREAS, a final plat for the Ridgeview Plat K Property has been or will be recorded with the Utah County Recorder.

SUPPLEMENT TO DECLARATION

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Owners therein, Ivory Development hereby executes this Supplement to Master Declaration of Covenants, Conditions, and Restrictions, and Reservation of Easements for Ridgeview (the “Supplement to Master Declaration”).

1. Legal Description. The real property defined herein as the Ridgeview Plat K Property is more fully described in Exhibit “A” hereto. The Ridgeview Plat K Property shall be and hereby is submitted to the provisions of the Master Declaration. Said land and the Units thereon shall be held, transferred, sold, conveyed, and occupied subject to the provisions of the Master Declaration, as it may be further supplemented or amended from time to time.

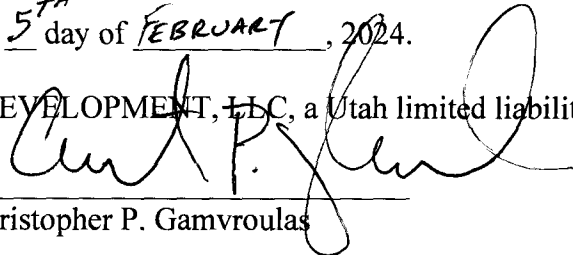
2. Annexation. Consistent with the rights and authority reserved to Declarant in the Master Declaration, the Ridgeview Plat K Property shall be and hereby is annexed into the Project and made subject to the Master Declaration, which, upon recordation of this instrument shall constitute and effectuate the expansion of the Project making the Ridgeview Plat K Property subject to the powers, rights, duties, functions, and jurisdiction of the Ridgeview Master Association (the “Master Association”).

3. Covenants, Conditions and Restrictions Run with the Land. This Supplement to Declaration and the Terms and Conditions established herein are binding on each Owner and their assigns and successors in interest and are intended to and shall run with the land.

Signature Page Follows

Dated this 5TH day of FEBRUARY, 2024.

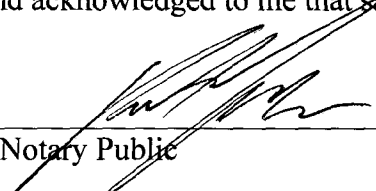
IVORY DEVELOPMENT, LLC, a Utah limited liability company.

By: 
Christopher P. Gamvroulas

Its: President

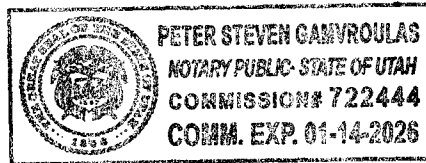
STATE OF UTAH)
) ss
COUNTY OF SALT LAKE)

On this 5TH, day of FEBRUARY, 2024, personally appeared before me Christopher P. Gamvroulas, whose identity is personally known to me, or proven on the basis of satisfactory evidence and who by me duly sworn/affirmed, did say that he is the duly authorized representative of the company and that said document was signed by him on behalf of said company with all necessary authority, and acknowledged to me that said company executed the same.


Notary Public

My commission expires:

01-14-2026



**EXHIBIT A
LEGAL DESCRIPTION
RIDGEVIEW PLAT K**

The lots and real property subject to the foregoing SUPPLEMENT TO MASTER DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR RIDGEVIEW PLAT K are located in Highland City in Utah County, Utah and described more fully as follows:

RIDGEVIEW PLAT K, Lots 451 through 467, inclusive, according to the official plat thereof recorded with the Office of Recorder for Utah County, State of Utah on January 11, 2024, as Entry No. 2010:2024.

Parcel Nos.: 51:769:0451 through 51:769:0467