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07/01/2002 03:11 PM 82.00  
Book - 8615 Pg - 4161-4164  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
BARNEY CARLSON  
1947 JARDIN CIR  
SANDY UT 84093  
BY: RDJ, DEPUTY - WI 4 P.

AMENDED PROTECTIVE COVENANTS

To Whom It May Concern:

We the owners of the following described property:

Lots 19 to 63, both inclusive, WILLOW CREEK ROAD TERRACE PLAT "B",  
Sandy City, County of Salt Lake, State of Utah.

~~Parcel # 22-33-477-013-0000 thru 22-33-478-001-0000~~

See attached

In consideration of the premises and as part of the general plan for improvement of said property do hereby declare the property hereinabove described subject to the restrictions and covenants herein recited.

1. These covenants are to run with the land and shall be binding on all persons claiming under them from date hereof until September 30, 2007, at which time said covenants shall be automatically extended for successive periods of ten years unless by vote of a majority of the then owners of the lots it is agreed to change said covenants in whole or part.
2. If the parties hereto, or any of them or their heirs or assigns, shall violate or attempt to violate any of the covenants herein, it shall be lawful for any other person or persons owning real property situated on the above described tract to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenants and either to prevent him or them from so doing or to recover damages or other dues for such violation.
3. Invalidation of any one of these covenants by judgement or court order shall in no wise affect any of the other provisions which shall remain in full force and effect.
4. All above described lots in the tract shall be known and described as single residential lots.
5. No building shall be erected, placed or altered on any building plot in the above described property until the building plans, specifications and plot plan showing the location of such building have been approved in writing as to conformity and harmony of external design with existing structures in the said property, and as to location of the building with respect to topography and finished ground elevation by a committee composed of M. Paul Mertlich, or William Grant Bangerter or M. Paul Mertlich, Jr., or Samuel Bangerter, or by a representative designated by a majority of the members of said committee. In the event of death or resignation of any member of said committee, the remaining member shall have full authority to approve or disapprove such design and location, or to designate a representative with like authority. In the event said committee, or its designated representative, fails to approve or disapprove such design and location within thirty days after said plans and specifications have been submitted to or in any event, if no suit to enjoin the erection of such building or the making of such alterations has been commenced prior to the completion thereof, such approval will not be required and this covenant will be deemed to have been fully complied with.

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Neither the members of such committee, nor its designated representative, shall be entitled to any compensation for services performed pursuant to this covenant. The powers and duties of such committee and of its designated representative shall cease on or after September 30, 1997. Thereafter, the approval described in this covenants shall not be required unless, prior to said date and effective thereon a written instrument shall be executed by the then record owners of a majority to the lots above described and duly recorded appointing a representative or representatives, who shall thereafter exercise the same powers previously exercised by said committee.

6. No residence shall be located on any residential building lot described above nearer than 30 feet to the front lot line, or nearer than 8 feet to any lot line, excluding porches, garages, cornices, spouting, chimneys, and purely ornamental projections.
7. No noxious or offensive trade or activity shall be carried on upon any lot nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
8. No trailer, basement, tent, shack, garage, barn or other outbuilding erected in the same tract shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
9. The ground floor area of any dwelling permitted on any of the above described lots shall be approved by committee as in paragraph 5.
10. Easements over the rear, front or center of the above named lots for irrigation ditches, utility installation and maintenance, as specified on recorded plat or as presently existing.
11. No trash, ashes or other refuse may be thrown or dumped on any of the above lots.
12. No house of all wood, aluminum, or plastic shall be erected on above described lots.
13. (additional amendment) Antennas. No Citizen Band, Ham, or other radio antennas shall be installed or maintained on any lot or living unit. Television antennas shall be of normal size.

Signatures of 23+ owners of lots 19 to 63 (44 lots) which make a majority:

1. Cozette Carlson Lot 59 Barney Carlson 943 5535
2. Staci Johns Lot 61 Michael Johns 943 6045
3. Debbie and Steij Minnowt coy2 lot 62 943 0664
4. Mary P. Sheky LOT 32 453-0270
5. Sandra J. Heyman lot 28 942-6149
6. Symetha J. Edgley Lot 40 943-7883
7. Yvon Johnson LOT 45 944-7363

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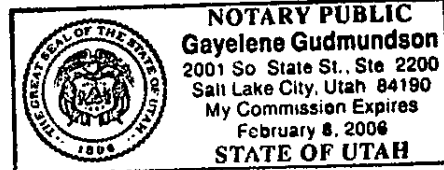
- 8. Diane Ayres 942-5521
- 9. Lawn Glen <sup>6T</sup> 37 949-8687
- 10. Jane Wughel 57 942-0702
- 11. Constance M. Staggart 41 944-3902
- 12. Jenny 42 943-6901
- 13. Shirley 19 942-5825
- 14. Karen Nagle 24 942-9293
- 15. Anna Wenson 43 500-3488
- 16. John 48 944-9821
- 17. Samuel R. Smart 38 944-1024
- 18. John M. Lawrence 39 943-5031
- 19. John R. Smith 23 943-7462
- 20. Jeffrey Bedke 22 943-5860
- 21. Ray M. Brown ~~23~~ <sup>63</sup> 943-4147
- 22. John W. L. 54 942-2038
- 23. John 57 943-8060

STATE OF UTAH  
COUNTY OF SALT LAKE

ON THIS THE 1<sup>st</sup> DAY OF JULY 2002, I BARNEY J. CARLSON ATTEST THE ABOVE

SIGNATURES ARE TRUE AND CORRECT.

Barney J. Carlson  
BARNEY J. CARLSON



Gayelene Gudmundson  
NOTARY PUBLIC

February 8, 2006  
COMMISSION EXPIRES

BK8615P64163

| RXLP WILLOW CREEK ROAD TERRACE PL B |          |         |          | BLK, LOT-QUAR      | OBSOLETE? |
|-------------------------------------|----------|---------|----------|--------------------|-----------|
| B FLG                               | BLK/BLDG | IND FLG | LOT/QUAR | PARCEL NUMBER      |           |
|                                     |          | L       | 39       | 22-33-476-008-0000 | NO        |
|                                     |          | L       | 40       | 22-33-476-007-0000 | NO        |
|                                     |          | L       | 41       | 22-33-476-006-0000 | NO        |
|                                     |          | L       | 42       | 22-33-476-005-0000 | NO        |
|                                     |          | L       | 43       | 22-33-451-014-0000 | NO        |
|                                     |          | L       | 44       | 22-33-451-015-0000 | NO        |
|                                     |          | L       | 45       | 22-33-451-016-0000 | NO        |
|                                     |          | L       | 46       | 22-33-451-017-0000 | NO        |
|                                     |          | L       | 47       | 22-33-451-018-0000 | NO        |
|                                     |          | L       | 48       | 22-33-451-019-0000 | NO        |
|                                     |          | L       | 49       | 22-33-451-020-0000 | NO        |
|                                     |          | L       | 50       | 22-33-451-021-0000 | NO        |
|                                     |          | L       | 51       | 22-33-479-001-0000 | NO        |
|                                     |          | L       | 52       | 22-33-479-002-0000 | NO        |
|                                     |          | L       | 53       | 22-33-479-003-0000 | NO        |
|                                     |          | L       | 54       | 22-33-478-016-0000 | NO        |
|                                     |          | L       | 55       | 22-33-478-015-0000 | NO        |
|                                     |          | L       | 56       | 22-33-478-014-0000 | NO        |
|                                     |          | L       | 57       | 22-33-478-013-0000 | NO        |
|                                     |          | L       | 58       | 22-33-478-012-0000 | NO        |

| RXLP WILLOW CREEK ROAD TERRACE PL B |          |         |          | BLK, LOT-QUAR      | OBSOLETE? |
|-------------------------------------|----------|---------|----------|--------------------|-----------|
| B FLG                               | BLK/BLDG | IND FLG | LOT/QUAR | PARCEL NUMBER      |           |
|                                     |          | L       | 19       | 22-33-477-013-0000 | NO        |
|                                     |          | L       | 20       | 22-33-477-014-0000 | NO        |
|                                     |          | L       | 21       | 22-33-477-015-0000 | NO        |
|                                     |          | L       | 22       | 22-33-477-016-0000 | NO        |
|                                     |          | L       | 23       | 22-33-477-017-0000 | NO        |
|                                     |          | L       | 24       | 22-33-476-001-0000 | NO        |
|                                     |          | L       | 25       | 22-33-476-013-0000 | NO        |
|                                     |          | L       | 26       | 22-33-476-014-0000 | NO        |
|                                     |          | L       | 27       | 22-33-476-015-0000 | NO        |
|                                     |          | L       | 28       | 22-33-476-016-0000 | NO        |
|                                     |          | L       | 29       | 22-33-476-017-0000 | NO        |
|                                     |          | L       | 30       | 22-33-476-018-0000 | NO        |
|                                     |          | L       | 31       | 22-33-476-019-0000 | NO        |
|                                     |          | L       | 32       | 22-33-476-020-0000 | NO        |
|                                     |          | L       | 33       | 22-33-476-021-0000 | NO        |
|                                     |          | L       | 34       | 22-33-476-022-0000 | NO        |
|                                     |          | L       | 35       | 22-33-476-012-0000 | NO        |
|                                     |          | L       | 36       | 22-33-476-011-0000 | NO        |
|                                     |          | L       | 37       | 22-33-476-010-0000 | NO        |
|                                     |          | L       | 38       | 22-33-476-009-0000 | NO        |

| RXLP WILLOW CREEK ROAD TERRACE PL B |          |         |          | BLK, LOT-QUAR      | OBSOLETE? |
|-------------------------------------|----------|---------|----------|--------------------|-----------|
| B FLG                               | BLK/BLDG | IND FLG | LOT/QUAR | PARCEL NUMBER      |           |
|                                     |          | L       | 59       | 22-33-478-011-0000 | NO        |
|                                     |          | L       | 60       | 22-33-478-010-0000 | NO        |
|                                     |          | L       | 61       | 22-33-478-009-0000 | NO        |
|                                     |          | L       | 62       | 22-33-478-008-0000 | NO        |
|                                     |          | L       | 63       | 22-33-478-001-0000 | NO        |

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