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ELIZABETH PALMIER, Recorder
WASATCH COUNTY CORPORATION
For: VR ACQUISITIONS

Affects Parcel Nos:

PART OF 20-4877

FIFTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

THIS FIFTH AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS (the "Fifth Amendment") is made and executed as of the 23rd day of July 2014, by the undersigned, successor-in-title to the original Declarant (the "Declarant").

RECITALS

A. Victory Ranch, L.C., a Utah limited liability company (the "Original Declarant") submitted that certain real property in Wasatch County to the Declaration of Covenants, Conditions and Restrictions for Victory Ranch, a Master Planned Community (the "Declaration"), recorded on June 9, 2006 as Entry No. 302853, in Book 0863, at Pages 0474 through 0554 with the Wasatch County Recorder; and

B. The Declaration was amended by the First Amendment to Declaration of Covenants, Conditions and Restrictions (the "First Amendment") recorded June 26, 2008, as Entry No. 337433, in Book 0969, at Pages 1229 through 1249, inclusive; by that certain First Supplemental Declaration of Covenants, Conditions and Restrictions (the "Second Amendment") recorded December 17, 2008, as Entry No. 342937, in Book 0979, at Pages 0620 through 0633, inclusive; by the Third Amendment to Declaration of Covenants, Conditions and Restrictions (the "Third Amendment"), recorded March 27, 2012, as Entry No. 377440, in Book 1052, at Pages 835 through 847, inclusive, and by the Fourth Amendment to Declarations of Covenants, Conditions and Restrictions (the "Fourth Amendment"), recorded December 10, 2013, as Entry No. 396803 in Book 1096 at Pages 206 through 227, inclusive, in the office of the Wasatch County Recorder; and

C. VR Acquisitions, LLC, a Delaware Limited Liability Company ("Declarant") is the successor-in-interest to the Original Declarant; and

D. Declarant remains the Owner of one or more Lots and, pursuant to Section 9.3 of the Declaration, is authorized to amend the Declaration without other consent or approval; and

Exhibit A

VICTORY RANCH PLAT G

TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN, WASATCH COUNTY, UTAH, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 31, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 89°48'04" EAST 3632.62 FEET; THENCE NORTH 1137.04 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT, SAID POINT OF BEGINNING BEING ON THE EASTERLY RIGHT OF WAY LINE OF VICTORY CLUB DRIVE; AND RUNNING THENCE NORTHERLY 39.61 FEET ALONG THE ARC OF A 175.00 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 12°58'05", SAID ARC HAVING A CHORD BEARING NORTH 04°06'46" WEST 39.52 FEET; THENCE NORTH 10°35'48" WEST 78.19 FEET TO A POINT ON A 295.00 FEET RADIUS CURVE TO THE RIGHT; THENCE NORTHERLY 91.72 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 17°48'48", SAID ARC HAVING A CHORD BEARING NORTH 01°41'24" WEST 91.35 FEET; THENCE NORTH 07°12'59" EAST 113.08 FEET; THENCE NORTH 82°47'01" WEST 50.00 FEET; THENCE NORTH 12°31'24" WEST 166.95 FEET; THENCE SOUTH 75°24'01" WEST 131.13 FEET; THENCE SOUTH 01°47'40" WEST 172.19 FEET; THENCE SOUTH 19°18'46" WEST 371.53 FEET TO A POINT ON A NON-TANGENT 125.00 FEET RADIUS CURVE TO THE RIGHT; THENCE NORTHWESTERLY 25.74 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°47'57", SAID ARC HAVING A CHORD BEARING NORTH 21°58'29" WEST 25.70 FEET; THENCE NORTH 16°04'30" WEST 91.21 FEET TO A POINT ON A 175.00 FEET RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 21.89 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 07°09'58", SAID ARC HAVING A CHORD BEARING NORTH 19°39'29" WEST 21.87 FEET; THENCE NORTH 23°14'28" WEST 76.00 FEET TO A POINT ON A 15.00 FEET RADIUS CURVE TO THE RIGHT; THENCE NORTHERLY 10.79 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°12'48", SAID ARC HAVING A CHORD BEARING NORTH 02°38'05" WEST 10.56 FEET TO A POINT ON A 50.00 FEET RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 140.11 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 160°33'27", SAID ARC HAVING A CHORD BEARING NORTH 62°18'24" WEST 98.56 FEET TO A POINT ON A NON-TANGENT 15.00 FEET RADIUS CURVE TO THE LEFT; THENCE NORTHERLY 17.02 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 65°00'39", SAID ARC HAVING A CHORD BEARING NORTH 04°54'33" EAST 16.12 FEET TO A POINT ON A 275.00 FEET RADIUS CURVE TO THE LEFT; THENCE NORTHWESTERLY 33.41 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°57'36", SAID ARC HAVING A CHORD BEARING NORTH 31°04'35" WEST 33.39 FEET; THENCE NORTH 34°33'23" WEST 4.82 FEET; THENCE NORTH 87°02'50" WEST 103.66 FEET; THENCE NORTH 24°48'10" WEST 51.17 FEET; THENCE SOUTH 65°11'50" WEST 105.22 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF VICTORY RANCH DRIVE, SAID POINT BEING ON A NON-TANGENT 275.00 FEET RADIUS CURVE TO THE RIGHT; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING FIVE (5) COURSES: (1) SOUTHEASTERLY 32.01 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°40'09", SAID ARC HAVING A CHORD BEARING SOUTH 21°28'05" EAST 31.99 FEET; (2) SOUTH 18°08'01" EAST 58.63 FEET TO A POINT ON A 275.00 FEET RADIUS CURVE TO THE LEFT; (3) SOUTHEASTERLY 103.81 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 21°37'40", SAID ARC HAVING A CHORD BEARING SOUTH 28°56'51" EAST 103.19 FEET; (4) SOUTH 39°45'41" EAST 88.73 FEET TO A POINT ON A 425.00 FEET RADIUS CURVE TO THE LEFT; (5) SOUTHEASTERLY 90.52 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 12°12'11", SAID ARC HAVING A CHORD BEARING SOUTH 33°39'36" EAST 90.35 FEET; THENCE NORTH 25°46'12" EAST 55.96 FEET; THENCE SOUTH 87°01'16" EAST 57.21 FEET; THENCE NORTH 32°03'13" EAST 81.12 FEET TO A POINT ON A NON-TANGENT 125.00 FEET RADIUS CURVE TO THE RIGHT; THENCE SOUTHEASTERLY 14.72 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°44'49", SAID ARC HAVING A CHORD BEARING SOUTH 19°26'55" EAST 14.71 FEET; THENCE

SOUTH 16°04'30" EAST 91.21 FEET TO A POINT ON A 175.00 FEET RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY 115.46 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 37°48'04", SAID ARC HAVING A CHORD BEARING SOUTH 34°58'32" EAST 113.37 FEET; THENCE SOUTH 20°57'29" WEST 67.38 FEET; THENCE SOUTH 00°59'40" WEST 162.33 FEET; THENCE SOUTH 23°11'30" WEST 167.19 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF VICTORY RANCH DRIVE, SAID POINT BEING ON A NON-TANGENT 325.00 FEET RADIUS CURVE TO THE LEFT; THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING TWO (2) COURSES: (1) SOUTHEASTERLY 218.78 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 38°34'13", SAID ARC HAVING A CHORD BEARING SOUTH 59°31'10" EAST 214.68 FEET; (2) SOUTH 78°48'16" EAST 335.02 FEET TO A POINT ON THE WESTERLY BOUNDARY OF VICTORY RANCH PLAT "F" SAID POINT BEING ON A 15.00 FEET RADIUS CURVE TO THE LEFT; THENCE ALONG SAID WESTERLY BOUNDARY LINE THE FOLLOWING EIGHTEEN (18) COURSES: (1) NORTHEASTERLY 23.56 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", SAID ARC HAVING A CHORD BEARING NORTH 56°11'44" EAST 21.21 FEET; (2) NORTH 11°11'44" EAST 15.05 FEET TO A POINT ON A 122.00 FEET RADIUS CURVE TO THE RIGHT; (3) NORTHERLY 20.04 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 09°24'45", SAID ARC HAVING A CHORD BEARING NORTH 15°54'06" EAST 20.02 FEET; (4) NORTH 78°48'16" WEST 109.68 FEET; (5) NORTH 06°25'09" WEST 224.16 FEET; (6) NORTH 22°00'27" EAST 51.82 FEET TO A POINT ON A NON-TANGENT 155.00 FEET RADIUS CURVE TO THE RIGHT; (7) NORTHWESTERLY 56.11 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 20°44'34", SAID ARC HAVING A CHORD BEARING NORTH 57°37'16" WEST 55.81 FEET TO A POINT ON A REVERSE 15.00 FEET RADIUS CURVE TO THE LEFT; (8) WESTERLY 20.00 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 76°23'28", SAID ARC HAVING A CHORD BEARING NORTH 85°26'43" WEST 18.55 FEET; (9) NORTH 33°38'27" WEST 50.00 FEET TO A POINT ON A NON-TANGENT 15.00 FEET RADIUS CURVE TO THE LEFT; (10) NORTHERLY 20.00 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 76°23'28", SAID ARC HAVING A CHORD BEARING NORTH 18°09'50" EAST 18.55 FEET TO A REVERSE POINT ON A 155.00 FEET RADIUS CURVE TO THE RIGHT; (11) NORTHERLY 96.13 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 35°32'01", SAID ARC HAVING A CHORD BEARING NORTH 02°15'54" WEST 94.59 FEET; (12) NORTH 15°30'07" EAST 92.15 FEET TO A POINT ON A 15.00 FEET RADIUS CURVE TO THE LEFT; (13) NORTHWESTERLY 23.56 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 90°00'00", SAID ARC HAVING A CHORD BEARING NORTH 29°29'53" WEST 21.21 FEET; (14) NORTH 74°29'53" WEST 0.78 FEET; (15) NORTH 15°30'07" EAST 50.00 FEET TO A POINT ON A NON-TANGENT 15.00 FEET RADIUS CURVE TO THE LEFT; (16) NORTHEASTERLY 25.35 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 96°48'47", SAID ARC HAVING A CHORD BEARING NORTH 57°05'43" EAST 22.44 FEET TO A POINT ON A COMPOUND CURVE 125.00 FEET RADIUS CURVE TO THE LEFT; (17) NORTHERLY 13.78 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 06°19'03", SAID ARC HAVING A CHORD BEARING NORTH 05°31'48" EAST 13.78 FEET; (18) SOUTH 87°37'44" EAST 50.00 FEET TO THE POINT OF BEGINNING,

CONTAINING 9.040 ACRES

VICTORY RANCH PLAT I

TWO TRACTS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN, WASATCH COUNTY, UTAH, DESCRIBED AS FOLLOWS:

PARCEL A:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 31, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 89°48'04" EAST 3285.96 FEET; THENCE NORTH 1071.48 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT, SAID POINT OF BEGINNING BEING ON THE EASTERLY RIGHT OF WAY LINE OF VISTA CLUB DRIVE; AND RUNNING THENCE ALONG THE COMMON BOUNDARY OF VICTORY RANCH PLAT "G" THE FOLLOWING TWO (2) COURSES:

- (1) NORTH 19°18'46" EAST 371.53 FEET;
 - (2) NORTH 01°47'40" EAST 172.19 FEET;
- THENCE SOUTH 75°24'01" WEST 181.84 FEET;
THENCE SOUTH 65°11'50" WEST 281.85 FEET;

THENCE ALONG THE COMMON BOUNDARY OF VICTORY RANCH PLAT "G" THE FOLLOWING ELEVEN (11) COURSES:

- (1) SOUTH 24°48'10" EAST 51.17 FEET;
- (2) SOUTH 87°02'50" EAST 103.66 FEET;
- (3) SOUTH 34°33'23" EAST 4.82 FEET TO A POINT ON A 275.00 FEET RADIUS CURVE TO THE RIGHT;
- (4) SOUTHERLY 33.41 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 6°57'36", SAID ARC HAVING A CHORD BEARING SOUTH 31°04'35" EAST 33.39 FEET TO A POINT ON A 15.00 FEET RADIUS CURVE TO THE RIGHT;
- (5) SOUTHERLY 17.02 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 65°00'39", SAID ARC HAVING A CHORD BEARING SOUTH 04°54'33" WEST 16.12 FEET TO A POINT ON A 50.00 FEET RADIUS CURVE TO THE RIGHT;
- (6) SOUTHEASTERLY 140.11 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 160°33'27", SAID ARC HAVING A CHORD BEARING SOUTH 62°18'24" EAST 98.56 FEET TO A POINT ON A 15.00 FEET RADIUS CURVE TO THE LEFT;
- (7) SOUTHERLY 10.79 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 41°12'48", SAID ARC HAVING A CHORD BEARING SOUTH 02°38'05" EAST 10.56 FEET
- (8) SOUTH 23°14'28" EAST 76.00 FEET TO A POINT ON A 175.00 FEET RADIUS CURVE TO THE RIGHT;
- (9) SOUTHERLY 21.89 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 7°9'58", SAID ARC HAVING A CHORD BEARING SOUTH 19°39'29" EAST 21.87 FEET
- (10) SOUTH 16°4'30" EAST 91.21 FEET TO A POINT ON A 125.00 FEET RADIUS CURVE TO THE LEFT
- (11) SOUTHERLY 25.74 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 11°47'57", SAID ARC HAVING A CHORD BEARING SOUTH 21°58'29" EAST 25.70 TO THE POINT OF BEGINNING.

CONTAINING 94,782 SF OR 2.18 ACRES

PARCEL B:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 31, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 89°48'04" EAST 3200.53 FEET; THENCE NORTH 609.96 FEET TO THE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT, SAID POINT OF BEGINNING BEING ON THE EASTERLY RIGHT OF WAY LINE OF VICTORY RANCH DRIVE; AND RUNNING THENCE ALONG THE COMMON BOUNDARY OF VICTORY RANCH PLAT "G" THE FOLLOWING NINE (9) COURSES:

- (1) NORTH 23°11'30" EAST 167.19 FEET;
- (2) NORTH 00°59'40" EAST 162.33 FEET;

- (3) NORTH 20°57'29" EAST 67.38 FEET TO A POINT ON A NON-TANGENT 175.00 FEET RADIUS CURVE TO THE RIGHT;
 - (4) NORTHWESTERLY 115.46 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 37°48'04", SAID ARC HAVING A CHORD BEARING NORTH 34°58'32" WEST 113.37 FEET;
 - (5) NORTH 16°04'30" WEST 91.21 FEET TO A POINT ON A 125.00 FEET RADIUS CURVE TO THE LEFT;
 - (6) NORTHERLY 14.72 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 6°44'49", SAID ARC HAVING A CHORD BEARING NORTH 19°26'55" WEST 14.71 FEET;
 - (7) SOUTH 32°03'13" WEST 81.12 FEET;
 - (8) NORTH 87°01'16" WEST 57.21 FEET;
 - (9) SOUTH 25°46'12" WEST 55.96 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF VICTORY RANCH DRIVE, SAID POINT BEING ON A NON-TANGENT 425.00 FEET RADIUS CURVE TO THE RIGHT;
- THENCE ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES:
- (1) SOUTHEASTERLY 192.07 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 26°53'38", SAID ARC HAVING A CHORD BEARING SOUTH 14°36'41" EAST 190.44 FEET;
 - (2) SOUTH 1°39'50" EAST 72.40 FEET TO A POINT ON A 325.00 FEET RADIUS CURVE TO THE LEFT
 - (3) SOUTHERLY 218.78 FEET ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 38°34'13", SAID ARC HAVING A CHORD BEARING SOUTH 20°56'57" EAST 214.68 TO THE POINT OF BEGINNING.

CONTAINING 68,003 SF OR 1.56 ACRES, MORE OR LESS.