

WHEN RECORDED RETURN TO:
Wild Horse Springs Homeowners Association
c/o FCS Community Management
PO Box 5555
Draper, UT 84020
801-256-0465
manager@hoaliving.com

E 2593881 B 5251 P 397-398
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
04/13/2011 01:43 PM
FEE \$141.00 Pgs: 2
DEP RT REC'D FOR FCS COMMUNITY MAN
AGEMENT

RETURNED

APR 13 2011

Space Above for Recorder's Use Only

- Parcel #'s: 12-516-0001 through 12-516-0017
(All of Lots 1 through 17, Wild Horse Springs Subdivision Phase 1)
- Parcel #'s: 12-517-0201 through 12-517-0214
(All of Lots 201 through 214, Wild Horse Springs Subdivision Phase 2)
- Parcel #'s: 12-518-0301 through 12-518-0309
(All of Lots 301 through 309, Wild Horse Springs Subdivision Phase 3)
- Parcel #'s: 12-525-0401 through 12-525-0409
(All of Lots 401 through 409, Wild Horse Springs Subdivision Phase 4)
- Parcel #'s: 12-526-0501 through 12-526-0511
(All of Lots 501 through 511, Wild Horse Springs Subdivision Phase 5)
- Parcel #'s: 12-527-0601 through 12-527-0609
(All of Lots 601 through 609, Wild Horse Springs Subdivision Phase 6)
- Parcel #'s: 12-528-0701 through 12-528-0707
(All of Lots 701 through 707, Wild Horse Springs Subdivision Phase 7)
- Parcel #'s: 12-558-0801 through 12-558-0806
(All of Lots 801 through 806, Wild Horse Springs Subdivision Phase 8)
- Parcel #'s: 12-724-0901 through 12-724-0910
(All of Lots 901 through 910, Wild Horse Springs Subdivision Phase 9)
- Parcel #'s: 12-559-1001 through 12-559-1011
(All of Lots 1001 through 1011, Wild Horse Springs Subdivision Phase 10)
- Parcel #'s: 12-560-1101 through 12-560-1112
(All of Lots 1101 through 1112, Wild Horse Springs Subdivision Phase 11)
- Parcel #'s: 12-561-1201 through 12-561-1215
(All of Lots 1201 through 1215, Wild Horse Springs Subdivision Phase 12)

NOTICE OF ASSESSMENT & NOTICE OF REINVESTMENT FEE COVENANT

Each Lot or Unit in Wild Horse Springs is subject to recurring assessments. Escrow agents, title companies, or others desiring current information as to the status of assessments should contact **FCS Community Management**; PO Box 5555; Draper, UT 84020. The phone number is **801-256-0465**. The email address is **manager@hoaliving.com**.

This notice affects the parcels referenced above and any subsequent parcels added to the community via appropriate expansion documentation.

ADDITIONALLY, please note that the Buyer or Seller of a Lot or Unit at Wild Horse Springs shall be required to pay to the Wild Horse Springs Homeowners Association at the time of closing or settlement of the sale of his or her Lot or Unit a Reinvestment Fee in a sum to be determined by the governing board.

This is not a large master planned development. The amount of the Reinvestment Fee may not exceed .5% of the value of the Lot or Unit at the time of closing unless the Lot or Unit is part of a large master

planned development and shall comply with the requirements of Utah Code Ann., Section 57-1-46(5) (2010) as amended or supplemented.

The name of the association of owners responsible for the collection and management of the Reinvestment Fee is the Wild Horse Springs Homeowners Association (the "Association") and the address is c/o **FCS Community Management**; PO Box 5555; Draper, UT 84020. The phone number is **801-256-0465**. The email address is **manager@hoaliving.com**.

The Reinvestment Fee Covenant is intended to run with the Land and to bind successors in interest and assigns thereof.

The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Land or any Lot.

The duration of the Reinvestment Fee Covenant is ongoing until amended or supplemented.

The purpose of the Reinvestment Fee is limited to one or more of the following: common planning, facilities, and infrastructure; obligations arising from an environmental covenant; community programming; resort facilities; open space; recreation amenities; charitable purposes; or association expenses (including, but not limited to, administrative set-up fees).

The Reinvestment Fee required to be paid under the Reinvestment Fee Covenant shall benefit the burdened property.

IN WITNESS WHEREOF, the Association has executed this notice the 3rd day of January, 2011.

WILD HORSE SPRINGS HOMEOWNERS ASSOCIATION

By: [Signature]
Name: Michael Johnson
Title: Authorized Representative/Managing Agent

ACKNOWLEDGMENT

STATE OF UTAH)
)ss:
COUNTY OF DAVIS)

On the 3rd day of January, 2011, personally appeared before me Michael Johnson, who by me being duly sworn, did say that he is the Authorized Representative/Managing Agent of the Wild Horse Springs Homeowners Association, and that the within and foregoing notice was signed in behalf of said Association by authority of its Board of Trustees, and said Michael Johnson duly acknowledged to me that said Association authorized the same.

[Signature]
NOTARY PUBLIC

