

When recorded, mail to:
American Fork Recorder's Office
51 East Main
American Fork, UT 84003



ENT 69946:2011 PG 1 of 2
JEFFERY SMITH
UTAH COUNTY RECORDER
2011 Oct 03 3:20 pm FEE 0.00 BY SS
RECORDED FOR AMERICAN FORK CITY

DECLARATION OF ZONING LOT

TO THE PUBLIC:

I (we), the undersigned owner(s) of real property located within the City of American Fork, Utah, which property consist of two or more parcels that are described as follows:

PARCEL 1

COM N 89 DEG 02'W 225 FT FR NE COR OF SW1/4 SEC 24, T5S, R1E, SLM; S 44'14"W 200 FT; S 89 DEG 02'E 225 FT; S 44'14"W 132.61 FT; N 89 DEG 59'33"W 724.15 FT; N 1 DEG 01'14"E 344.71 FT; S 89 DEG 02'E 497.34 FT TO BEG. AREA 4.59 ACRES. **Serial Number:** 13:051:10030

And

PARCEL 2

COM N 2.85 FT & E 2531.85 FT FR W 1/4 COR. SEC. 24, T5S, R1E, SLB&M.; N 196.83 FT; E 110.31 FT; S 45 DEG 0' 0" E 21.33 FT; S 184.29 FT; N 88 DEG 50' 18" W 125.42 FT TO BEG. AREA 0.568 AC. **Serial Number:** 13:057:0101

And

PARCEL 3

COM N 4 FT OF NE COR OF SW1/4 SEC 24, T5S, R1E, SLM; S 44'14"W 200 FT; N 89 DEG 02'W 225 FT; N 44'14"E 200 FT; S 89 DEG 02'E 225 FT TO BEG. AREA 1.03 ACRES. SUBJ TO R/W. **Serial Number:** 13:051:0008

have the intent to maintain said property as a single zoning lot which meets the zoning requirements of the City of American Fork, Utah as a single parcel.

I (we) hereby covenant and agree as follows:

1. That the above-described property shall, for purposes of compliance with the terms of the Development Code of the City of American Fork, Utah, be construed and maintained as a single parcel.
2. That any sale, lease, bequests, or other assignment or transfer of the above-described parcels shall occur either as a unit or as approved by the City of American Fork, Utah. Approval of the City of American Fork, Utah will be based upon compliance with the development code provisions in effect at the time of future modifications and installation of approved City utilities, transportation facilities, or as otherwise as necessary to serve each parcel prior to sale.
3. This Declaration shall hereinafter be included in any deed dealing with the above-described property, or portions thereof, in whole or part.
4. This Declaration shall remain in effect with the land and be binding upon all persons owning or leasing the above-described property for 10 years from the date of execution hereof and shall be automatically renewed for successive 10 years periods, or until such time as: (a) the Development Code is repealed to no longer require the above described restriction to the parcels or (b) shall have been released from the terms of this declaration by action of the City Council of American Fork, Utah.
5. Failure to comply with the terms of this Declaration shall constitute a violation of the Development Code, City of American Fork, Utah. If the owners, or their heirs, executors, administrators, agents, or assigns

shall violate, or attempt to violate any of the provisions of this instrument, the City of American Fork may enforce said agreement.

[Signature]
By: Kim Stratton Pres C-X Farms Inc
(Name and Title of Officer signing)

STATE OF UTAH
COUNTY OF UTAH

I, a Notary Public of the County and State aforesaid, do hereby certify that Kimball Stratton personally came before me this day, and (I have personal knowledge of the identity of the principal) OR (I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a drivers license) OR (a credible witness has sworn to the identity of the principal(s)); and he/she acknowledged that he/she is (Title of officer, ie: President, Vice President, Member, Manager), a Utah Corporation, and that he/she, as (Title of officer), being authorized to do so, executed the foregoing on behalf of the Corporation.

Witness my hand and official seal, this the 29th day of September, 2011.



(NOTARY SEAL)

[Signature]
Signature of Notary Public

Erynn McClure
Printed or Typed Name of Notary Public

My Commission Expires: 12/02/2013