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Gary W. Ott
Recorder, Salt Lake County, UT
RICHARDS LAW OFFICE
BY: eCASH, DEPUTY - EF 3 P.

WHEN RECORDED, RETURN TO:

RICHARDS, KIMBLE & WINN, PC
2040 Murray-Holladay Rd, Suite 106
Salt Lake City, UT 84117
(801) 274-6800

NOTICE OF HOMEOWNERS ASSOCIATION AND SPECIAL ASSESSMENT OBLIGATIONS

BE IT KNOWN TO ALL SELLERS, BUYERS AND TITLE COMPANIES either owning, purchasing or assisting with the closing of a property conveyance within the OAKWOOD PARK CONDOMINIUM PROJECT, that a certain Amended and Restated Declaration of Covenants, Conditions and Restrictions ("Declaration") was recorded March 24, 2008, as Entry No. 10380067 in the recorder's office of Salt Lake County and that the Declaration establishes certain obligations that all sellers and buyers should be aware of.

1. Homeowners Association. The property being purchased and sold is within a condominium project which is operated and managed by the Oakwood Park Homeowners Association ("Association"). The condominium project has covenants, conditions and restrictions affecting the property, including annual assessments and special assessments for the preservation and operation of the properties.

2. Annual Assessments. Annual assessments are due in monthly installments as set forth in the Declaration. Title companies are requested to contact the Association or its agents to determine whether any outstanding liens or fees apply to any Unit. Presently, the Association can be contacted through the law firm of Richards, Kimble & Winn, PC, at (801) 274-6800.

3. Special Assessments. The Association has authority to levy and collect special assessments needed for maintenance of the condominium project or for capital improvements. The Association has recently approved special assessments for refinishing the exteriors of all buildings within the condominium project. The individual unit owners were given the option to pay the special assessment in one lump sum or to have it assessed against their Units monthly over the course of several years. Title companies are requested to contact the Association or its agents to determine whether or not any outstanding special assessment payments are owing and to determine the amount of the monthly special assessment for the particular Unit being bought or sold. Presently, the Association can be contacted through the law firm of Richards, Kimble & Winn, PC, at (801) 274-6800.

4. Contact Information. After the closing of a sale on any lot or unit, the seller, buyer or title company involved in the transaction must contact the community manager with the name and mailing address of the purchaser.

DATE: 7/22, 2010

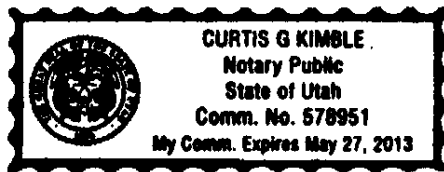
**OAKWOOD PARK HOMEOWNERS
ASSOCIATION**

By: John D. Richards, Esq.
Its: Authorized Agent

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

John Rocha Esq, personally appeared and acknowledged that he has knowledge of the facts set forth in the Notice and that he believes that all statements made in this Notice are true and correct.

Subscribed and sworn to before me on July 22, 2010.



Curtis Kimble
Notary Public

EXHIBIT A

Legal Description

All Units (52 total) in OAKWOOD PARK CONDOMINIUM AMENDED, according to the official plat thereof recorded in the office of the Salt Lake County Recorder.

First Parcel No: 2805102002