



**THE MESAS TOWNHOME**  
**ASSOCIATION, INC**

**Declaration of Covenants, Conditions**  
**and Restrictions**

**Approved March 17, 2018**

**Recorded March 27, 2018**

Declaration of Covenants, Conditions, and Restrictions  
The Mesas Townhome Association, Inc.  
301 South 1200 East #46  
St. George, UT 84790

**ADDENDUM TO THE AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF THE MESAS TOWNHOME ASSOCIATION, INC. MESAS AMD-6**

THIS IS A DECLARATION of Covenants, Conditions and Restrictions which establishes a planned unit development known as The Mesas Townhomes. This Declaration was originally made and executed on the 10<sup>th</sup> day of October 1985 by The Mesas Townhome Partnership. The Association desires to update and clarify certain provisions contained in the original Declaration

The Amended and Restated Declaration of Covenants, Conditions and Restrictions of The Mesas Townhome Association, Inc. (hereinafter "Declaration") replaces the original Declaration in its entirety, originally recorded as "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF THE MESAS TOWNHOMES PARTNERSHIP", and further recorded with the Washington County Recorder as an Amended Declaration December 31, 1990, Entry #0376517, Bk 0585, Pg 0520-0553, and as an Amended Declaration on August 8, 2006, Entry #20060034485, and further recorded with Washington County Recorder as an Amended Declaration December 27, 2011, Entry #20110039633, and as an Amended Declaration on March 21, 2015, Entry #20150031035, and as an Amended Declaration on May 18, 2017, Entry #20170020386, the terms of which are included in this document.

**Amended changes to the CC&R's voted on and approved at the Mesas Townhomes Annual Meeting on March 17, 2018:**

**ARTICLE 11 - GENERAL PROVISIONS**

Section 11.6. Amendment The covenants, conditions and restrictions of this Declaration may be amended by an instrument signed by not less than a majority of the Home Owners voting in person or by proxy, at a meeting duly called for this purpose. Amendments to the Declaration shall be proposed by either a majority of the Trustees or by Home Owners holding thirty percent (30%) or more of the voting rights. The proposed amendment must be reduced to writing and shall be included in the notice of any meeting at which action is to be taken thereon or attached to any request for approval or consent to the amendment.

Any amendment must be properly recorded in the records of Washington County, Utah, to become effective.

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These changes apply to all lots in the Mesas Home Owner Association, including Phases 1, 2, 3, 4, & 5.

DATED THIS 27 DAY OF March, 2018

By the Mesas Home Owner Association

Ray DeGooyer  
Ray DeGooyer, President

Jessica Wisecup  
Jessica Wisecup, Secretary

State of Utah

Washington County

Paula Hansen  
123 S. River Rd.  
St George, UT 84790

my commission expires 11/24/2020

