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11/24/2015 02:21 PM \$49.00  
Book - 10382 Pg - 1701-1705  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
INTEGRATED TITLE INS SERVICES  
1092 E SOUTH UNION AVE  
MIDVALE UT 84047  
BY: TRP, DEPUTY - WI 5 P.

WHEN RECORDED, MAIL TO:

Anthem Utah LLC  
c/o Anthem 1 Homeowners Association  
PO Box 5555  
Draper, UT 84020

**FIRST SUPPLEMENT TO THE  
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
for ANTHEM I  
a Planned Mixed Residential use Development**

**YOSEMITE PARK LOFTS – Phase 1**

This First Supplement to the Declaration of Covenants, Conditions and Restrictions for Anthem I (the "Project") is executed by Anthem Utah LLC of 6150 S Redwood Road, Suite 150, Taylorsville, Utah 84123 (the "Declarant").

**RECITALS**

Whereas, the Declaration of Covenants, Conditions and Restrictions for Anthem I was recorded in the office of the County Recorder of Salt Lake County, Utah on July 15, 2015 as Entry No. 11881379 Book 10245 Pages 5926-5997, of the official records (the "Declaration").

Whereas, the related Plat Map(s) for Yosemite Park Lofts - Phase 1 (the "Property") of the Project has also been recorded in the office of the County Recorder of Salt Lake County, Utah.

Whereas, under Article II Section 2.9 of the Declaration, Declarant reserved an option to unilaterally expand the subdivision in accordance with the Declaration.

Whereas, Wright & Associates LLC ("the Developer") is the fee simple owner of record of that certain real property located in Salt Lake County, Utah and described with particularity on Exhibit A attached hereto and incorporated herein by this reference (Yosemite Park Lofts – Phase 1).

Whereas, Declarant desires to expand the Project by creating additional Lots, Common Areas and other improvements of a less significant nature.

Whereas, the Developer now intends that the property, which plat shall be known as "Yosemite Park Lofts – Phase 1," shall become subject to the Declaration.

**NOW, THEREFORE**, for the reasons recited above, and for the benefit of the Project and the Unit Owners thereof, the Declarant hereby executes this First Supplement to the Declaration of Covenants, Conditions and Restrictions for Anthem I for and on behalf of and for the benefit of all of the Owners and Members of Anthem 1 Homeowners Association.

1. **Supplement to Definitions.** Article I of the Declaration, entitled "Definitions," is hereby modified to include the following supplemental definitions:
  - a. **First Supplement Declaration** shall mean and refer to this First Supplement to the Declaration of Covenants, Conditions and Restrictions for Anthem I.
  - b. **Yosemite Park Lofts Phase 1 Subdivision Plat Map** shall mean and refer to the map of Yosemite Park Lofts Phase 1 Subdivision of the Project to be recorded at the time of this First Supplement.

Except as otherwise herein provided, the definition of terms contained in the Declaration are incorporated herein by this reference.

2. **Legal Description.** The real property described in Exhibit A is hereby submitted to the provisions of the Declaration and said land shall be held, transferred, sold, conveyed and occupied subject to the provisions of the Declaration as it may be supplemented or amended from time to time.
3. **Annexation.** Developer hereby declares that the Property shall be annexed to and become subject to the Declaration, which, upon recordation of this First Supplement Declaration, shall constitute and effectuate the expansion of the Project, making the real property described in Exhibit A subject to this Declaration and the functions, powers, rights, duties and jurisdiction of the Association.
4. **Effective Date.** The effective date of this First Supplement Declaration and the Yosemite Park Lofts Phase 1 Subdivision Plat Map shall be the date on which said instruments are filed for record in the Office of the County Recorder of Salt Lake County, Utah.

EXECUTED the 20 day of November 2015

**DEVELOPER:**  
**WRIGHT & ASSOCIATES LLC**

by: Derek Wright, LLC

\_\_\_\_\_  
Name: Derek Wright  
Title: Manager

**ACKNOWLEDGMENT**

STATE OF UTAH )  
                  : ss.  
County of Salt Lake )

The foregoing instrument was acknowledged before me this 20 day of November, 2015 by Derek Wright, the Manager of Wright & Associates LLC and said Derek Wright duly acknowledged to me that said Wright & Associates LLC executed the same.

\_\_\_\_\_  
NOTARY PUBLIC  
Residing at:  
My Commission Expires: \_\_\_\_\_

**DECLARANT:  
ANTHEM UTAH LLC**

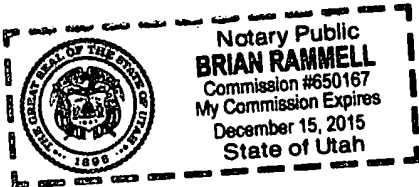
[Signature]  
Name: RYAN BUTTON  
Title: MANAGER

**ACKNOWLEDGMENT**

STATE OF UTAH )  
                  : ss.  
County of Salt Lake )

The foregoing instrument was acknowledged before me this 20 day of November, 2015 by Ryan Button, the Manager of Anthem Utah LLC and said Ryan Button duly acknowledged to me that said Anthem Utah LLC executed the same.

\_\_\_\_\_  
NOTARY PUBLIC  
Residing at: Salt Lake  
My Commission Expires: 12-15-15

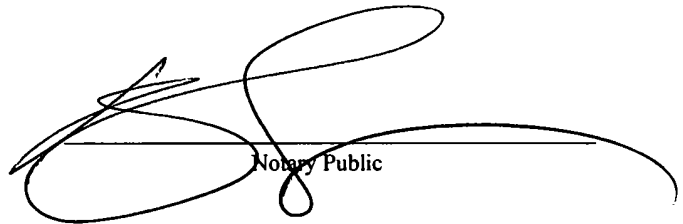


STATE OF UTAH

ss.

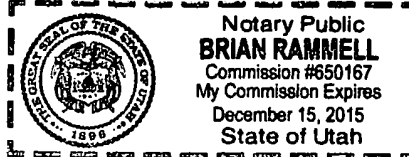
COUNTY OF SALT LAKE

On the 20th day of November, 2015, personally appeared before me DEREK WRIGHT who being duly sworn did say that he, the said DEREK WRIGHT is the Manager of DEREK WRIGHT L.L.C. a Utah limited liability company, which is the Manager of WRIGHT & ASSOCIATES, L.L.C., a Utah limited liability company and that said instrument was signed in behalf of said limited liability company by authority and said DEREK WRIGHT acknowledged to me that he, as such Manager of said limited liability company, executed the same in the name of the limited liability company



Notary Public

My Commission Expires: 12/15/15  
Residing at: Salt Lake, UT



**EXHIBIT A – LEGAL DESCRIPTION  
Yosemite Park Lofts Phase 1**

Beginning at a point on the Southerly Right of Way Line of Anthem Park Boulevard, said point also being South 89°53'31" East 1,130.26 feet along the Section Line and South 983.41 feet from the Northwest Corner of Section 25, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running thence Northeasterly 156.09 feet along the arc of a 1,135.88 foot radius curve to the right (center bears South 05°28'55" East and the chord bears North 88°27'18" East 155.97 feet with a central angle of 07°52'25") along the Southerly Right of Way Line of said Anthem Park Boulevard; thence South 87°36'30" East 106.19 feet along the Southerly Right of Way Line of said Anthem Park Boulevard; thence South 00°54'10" West 99.66 feet; thence South 07°53'03" East 24.38 feet; thence South 02°45'50" East 114.56 feet; thence South 87°14'10" West 96.00 feet; thence South 02°45'50" East 4.68 feet; thence South 87°14'10" West 35.00 feet; thence Northwesterly 16.43 feet along the arc of a 28.00 foot radius curve to the left (center bears South 30°50'55" West and the chord bears North 75°57'28" West 16.19 feet with a central angle of 33°36'45"); thence South 87°14'10" West 177.48 feet to the Easterly Boundary Line of Yosemite Phase 1A Subdivision; thence North 02°45'50" West 110.20 feet along the Easterly Boundary Line of said Yosemite Phase 1A Subdivision; thence Northeasterly 42.04 feet along the arc of a 1,004.00 foot radius curve to the right (center bears South 09°38'42" East and the chord bears North 81°33'17" East 42.04 feet with a central angle of 02°23'57") along the Easterly Boundary Line of said Yosemite Phase 1A Subdivision; thence North 10°02'49" West 91.67 feet along the Easterly Boundary Line of said Yosemite Phase 1A Subdivision; thence North 35°34'42" East 58.48 feet along the Easterly Boundary Line of said Yosemite Phase 1A Subdivision to the point of beginning.

Being the proposed plat of Yosemite Park Lofts Phase 1

Parcel Identification Numbers 26-25-151-013, 26-25-151-015, 26-25-151-033 and 26-25-176-012.