

4/6/18
WHEN RECORDED, RETURN TO:
WESTERN MANAGEMENT ASSOC.
4252 So. Highland Drive #105
Salt Lake City, Utah 84124

12889389
11/20/2018 12:21 PM \$84.00
Book - 10731 Pg - 9206-9209
ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
WESTERN MANAGEMENT ASSOC
4252 S HIGHLAND DR #105
SLC UT 84124
BY: RMA, DEPUTY - WI 4 P.

**NOTICE OF RENTAL RULE AND REGULATION
BE IT KNOWN TO ALL HOMEOWNERS, SELLERS, BUYERS, AND TITLE
COMPANIES that:**

Pursuant to the Amended and Restated Declaration of Covenants, Conditions and Restriction of Hidden Village Planned Unit Development, recorded January 28, 1991; this is a notice of Rental Rule for Hidden Village PUD.

These Rules and Regulations are adopted pursuant to the Amended and Restated Declaration for Hidden Village PUD recorded January 28, 1991, Article VII, USE RESTRICTIONS

1. All the covenants, conditions and restrictions set forth in Article VII, Use Restrictions of the Amended and Restated Declaration recorded January 28, 1991 shall apply.
2. Owners who elect to rent their Unit shall first contact the association and/or Management Company of their intent to lease the unit. All leases are to be a minimum of 30 days or more in length.
3. All living units are restricted to use as single-family residential housing. No Unit may be occupied by more than a single family as that term is defined by city ordinance.
4. There are no individual room rentals. Only the entire unit can be rented out. There are no nightly or vacation rentals allowed.
5. No Unit may be occupied by more than three (3) unrelated adult people.
6. No resident may create or maintain a nuisance; that is, bother, annoy or disturb another resident or interfere with his or her right to the quiet and peaceful enjoyment of the premises.
7. Prior to the tenant taking occupancy of a Unit, the Owner shall deliver to the property manager a copy of the executed Rental Agreement which includes language placing the renter under obligation to observe the covenants of the community.

**Western Management Assoc.
P.O. Box 9375
SLC, Utah 84109
richard@westernmanagement.net**

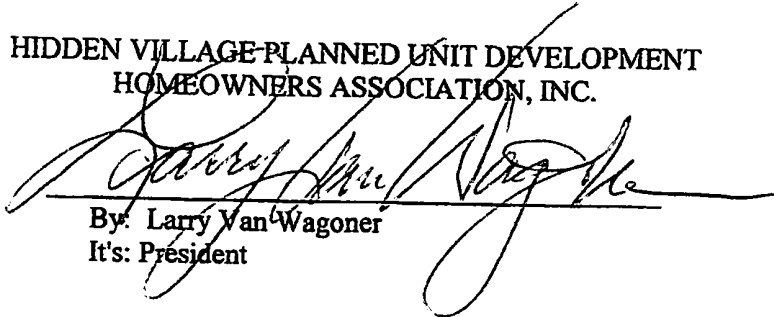
Any Landlord's renter moving into a unit prior to delivering a copy of the executed lease agreement to the manager will be subject to a \$250.00 fine.

8. It is understood that any violation of the governing documents or rules by the tenant, is also a violation by the owner and both are subject to the appropriate fine.

9. It is the responsibility of Owners who have tenants to properly educate those tenants about and provide them with copies of the governing documents, including these rules and regulations, that Owners as well as tenants are required to follow.

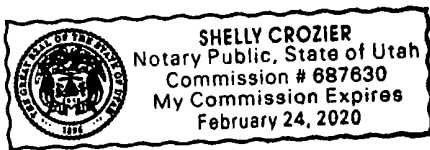
Adopted this DATE: 11-12-, 2018

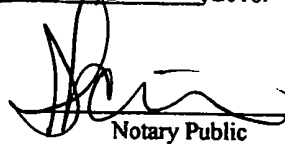
HIDDEN VILLAGE PLANNED UNIT DEVELOPMENT
HOMEOWNERS ASSOCIATION, INC.


By: Larry Van Wagoner
It's: President

STATE OF UTAH)
) :SS
COUNTY OF SALT LAKE)

Subscribed and sworn to before me on November 12, 2018.




Notary Public



SALT LAKE COUNTY RECORDER

Subdivision Details For: HIDDEN VLGE PUD

Dedication Type: PUD

Subdivision Status: Active

Subdivision Creating Entry Number: 3531232 Plat Book: 81-2 Plat Page: 23

Recorded Date: 2/5/1981 Recorded Time: 10:20:00

Total Active Records Found: 69

Parcel Number	Lot/Unit	Value	Blck/Bldg	Value	Non Standard Type	Property Location	City	Zip Code
22194800010000	LOT	58				538 E COBBLESTONE LN	MIDVALE	84047
22194800020000	LOT	59				540 E COBBLESTONE LN	MIDVALE	84047
22194800030000	LOT	60				539 E COBBLESTONE DR	MIDVALE	84047
22194800040000	LOT	61				537 E COBBLESTONE DR	MIDVALE	84047
22194800050000	LOT	57				542 E COBBLESTONE LN	MIDVALE	84047
22194800060000	LOT	64				544 E COBBLESTONE LN	MIDVALE	84047
22194800070000	LOT	63				543 E COBBLESTONE DR	MIDVALE	84047
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22194800090000	LOT	56				548 E COBBLESTONE DR	MIDVALE	84047
22194800100000	LOT	53				550 E COBBLESTONE DR	MIDVALE	84047
22194800110000	LOT	68				551 E COBBLESTONE DR	MIDVALE	84047
22194800120000	LOT	65				549 E COBBLESTONE DR	MIDVALE	84047
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22194800140000	LOT	54				554 E COBBLESTONE DR	MIDVALE	84047
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22194800190000	LOT	51				561 E COBBLESTONE DR	MIDVALE	84047
22194800200000	LOT	50				559 E COBBLESTONE DR	MIDVALE	84047
22194800210000	LOT	46				562 E COBBLESTONE LN	MIDVALE	84047
22194800220000	LOT	47				564 E COBBLESTONE LN	MIDVALE	84047
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22194800270000	LOT	39				592 E COBBLESTONE LN	MIDVALE	84047
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22194800340000	LOT	38				595 E COBBLESTONE DR	MIDVALE	84047
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22194800360000	LOT	33				591 E COBBLESTONE DR	MIDVALE	84047

22194800370000				AREA	6940 S 700 E	MIDVALE	84047
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22194800390000	LOT	27			614 E COBBLESTONE LN	MIDVALE	84047
22194800400000	LOT	29			617 E COBBLESTONE DR	MIDVALE	84047
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22194800540000	LOT	22			650 E COBBLESTONE LN	MIDVALE	84047
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22194800670000	LOT	4			668 E COBBLESTONE LN	MIDVALE	84047
22194800680000	LOT	3			665 E COBBLESTONE DR	MIDVALE	84047
22194800690000	LOT	2			663 E COBBLESTONE DR	MIDVALE	84047

No Abstract Was Found For This Subdivision