

10962152  
05/28/2010 04:33 PM \$260.00  
Book - 9829 Pg - 6267-6275  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
BENNETT TUELLER JOHNSON DEERE  
BY: JCR, DEPUTY - MI 9 P.

WHEN RECORDED RETURN TO:

Ryan B. Braithwaite  
BENNETT TUELLER JOHNSON & DEERE  
3165 East Millrock Drive, Suite 500  
Salt Lake City, Utah 84121

Parcel I.D. # See Attached Exhibit "A"

NOTICE OF REINVESTMENT FEE COVENANT

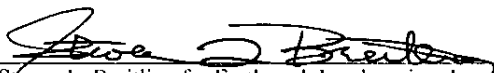
Orchard of Country Woods Owners' Association (the "Association"), by and through its Manager, Steven L. Breitling of Earthwork Landscaping, Inc., hereby provides notice pursuant to Utah Code Ann. § 57-1-46 *et seq.* of a "reinvestment fee covenant" that affects real property located in the Orchard of Country Woods Condominium Project, Salt Lake County, Utah. The real property affected by the "reinvestment fee covenant" is described as:

SEE ATTACHED EXHIBIT "A."

Pursuant to Utah Code Ann. § 57-1-46(6)(b), the Association states as follows:

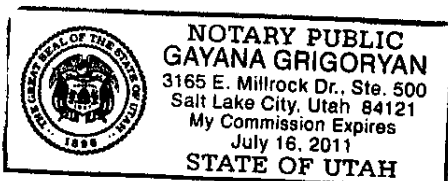
- (i) The name and address of the common interest association to which the fee under the reinvestment fee covenant is required to be paid is Orchard of Country Woods Owners' Association, P.O. Box 57115 Salt Lake City, UT 84157;
- (ii) The Association's authorized representative is its Manager, Steven L. Breitling of Earthwork Landscaping, Inc., whose notarized signature is set forth below;
- (iii) The burden of the reinvestment fee covenant is intended to run with the land and to bind successors in interest and assigns;
- (iv) The existence of the reinvestment fee covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property;
- (v) The duration of the reinvestment fee covenant shall continue indefinitely, for so long as the Association exists pursuant to its governing documents, previously filed and recorded in the Office of the Salt Lake County Recorder;
- (vi) The purpose of the fee required to be paid under the reinvestment fee covenant is for Association expenses;
- (vii) The fee required to be paid under the reinvestment fee covenant is required to benefit the burdened property.

ORCHARD OF COUNTRY WOODS OWNERS' ASSOCIATION

By:   
Steven L. Breitling for Earthwork Landscaping, Inc.  
Manager of the Orchard of Country Woods Owners' Association

STATE OF UTAH )  
 ) : ss.  
COUNTY OF SALT LAKE )

Steven L. Breitling of Earthwork Landscaping, Inc., Manager for Orchard of Country Woods Owners' Association, personally appeared before me on May 28th, 2010, and acknowledged that he has read the contents of the foregoing instrument, that the contents thereof are true and accurate based upon his personal knowledge and/or information and belief, that he has appropriate authority to sign the foregoing instrument, and that he acknowledged to me that he executed the same.



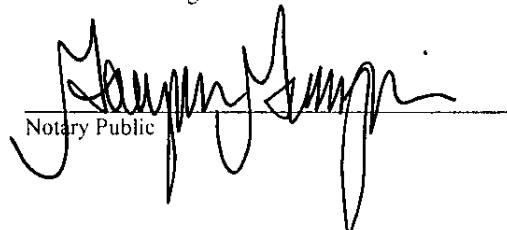
  
Notary Public

Exhibit A  
The Orchards of County Woods Condominium Project

Begin at a point S 89°59'31" W 931.05 feet, S 0°01'30" E 1419.00 feet along the monument line of 900 East Street, East 1315.12 feet, S 11°35'08" W 51.89 feet, S 2°00'00" W 174.78 feet, S 14°53'18" E 217.19 feet and S 30°11'46" E 59.00 feet from the Center of Section 20, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence N 62°20'00" E 124.04 feet to a point on a 564.00 foot radius curve to the right (radius point bears N 65°03'44" E) thence Northerly along the arc of said curve 220.70 feet through a central angle of 22°25'15" to the point of tangency with a 104.00 foot radius curve to the right, thence Northeasterly along the arc of said curve 176.67 feet through a central angle of 97°20'01", thence S 85°11'00" E 95.00 feet to the point of tangency with a 84.00 foot radius curve to the right, thence Southeasterly along the arc of said curve 115.04 feet through a central angle of 78°28'00" to the point of tangency with a 206.00 foot radius curve to the left, thence Southeasterly along arc of said curve 246.04 feet through a central angle of 68°26'00" to the point of tangency with a 299.00 foot radius curve to the right, thence Southeasterly along the arc of said curve 76.80 feet through a central angle of 14°43'00" to the point of tangency with a 94.00 foot radius curve to the right, thence Southerly along the arc of said curve 111.32 feet through a central angle of 67°51'00", thence N 78°52'00" E 186.18 feet to the centerline of Little Cottonwood Creek and the Westerly line of Creekside Estates, thence S 33°20'30" E 89.81 feet to the Northerly right-of-way line of Fort Union Boulevard and a point on a 1214.92 foot radius curve to the left, (radius point bears S 23°41'02" E) thence Westerly along the arc of said curve 317.23 feet through a central angle of 14°57'38" to a point of tangency and a right-of-way monument, thence continuing along said right-of-way S 51°21'20" W 360.59 feet, thence N 37°14'52" W 289.90 feet, thence N 30°11'46" W 229.19 feet to the point of beginning.

Contains 7.4717 Acres

SUBJECT TO A 15 FOOT ACCESS ROAD FOR INGRESS AND EGRESS  
IN FAVOR OF SALT LAKE COUNTY FLOOD CONTROL, THE CENTERLINE  
OF WHICH IS DESCRIBED AS FOLLOWS:

Begin at a point on the North line of Fort Union Boulevard, said point being S 89°59'31" W 931.05 feet, S 0°01'30" E 1419.00 feet along the monument line of 900 East Street, East 2155.87 feet and South 560.44 feet from the Center of Section 20, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence N 34°30'00" E 32.00 feet to the point of tangency with an 82.50 foot radius curve to the left, thence Northerly along the arc of said curve 75 feet more or less to the centerline of Little Cottonwood Creek.

RESERVING UNTO PROSWOOD, INC., A UTAH CORPORATION, A  
PERPETUAL 25 FOOT EASEMENT FOR INGRESS AND EGRESS, THE  
CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:

Beginning at a point on the North line of Fort Union Boulevard, said point being S 89°59'31" W 931.05 feet, S 0°01'30" E 1419.00 feet along the monument line of 900 East Street, East 2023.59 feet and South 640.08 feet from the Center of Section 20, Township 2 South, Range 1 East, Salt

Lake Base and Meridian, and running thence N 35°28'26" W 125.02 feet to a point on a 80.00 foot radius curve to the right (radius point bears N 37°55'24" W) thence Westerly along the arc of said curve 4.50 feet, thence S 55°18'00" W 110.53 feet to the point of tangency with a 244.11 foot radius curve to the right, thence along the arc of said curve 116.24 feet through a central angle of 27°17'00" to the point of tangency with a 115.00 foot radius curve the right, thence along the arc of said curve 92.27 feet through a central angle of 45°58'08" to the point of tangency with a 550.00 foot radius curve to the right, thence along the arc of said curve 469.70 feet through a central angle of 48°55'51" to the point of tangency with a 90.00 foot radius curve to the right, thence along the arc of said curve 83.28 feet through a central angle of 53°01'01", thence N 39°30" W 14.00 feet.

### **Exhibit C Additional Land**

Begin at a point South 89°59'31" West, 931.05 feet, South 0°01'30" East, 1419.00 feet along the monument line of 900 East Street, East 1315.12 feet, South 11°35'08" West, 51.89 feet, South 2°00' 00" West, 174.78 feet, South 14°53'18" East, 217.19 feet and South 30°11'46" East, 59.00 feet from the center of Section 20, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 62°20'00" East, 124.04 feet to a point on a 564.00 foot radius curve to the right (radius point bears North 65°03'44" East); thence Northerly along the arc of said curve 220.70 feet through a central angle of 22°25'15" to the point of tangency with a 104.00 foot radius curve to the right, thence Northeasterly along the arc of said curve 176.67 feet through a central angle of 97°20'01", thence South 85°11'00" East, 95.00 feet to the point of tangency with a 84.00 foot radius curve to the right, thence Southeasterly along the arc of said curve 115.04 feet through a central angle of 78°28'00" to the point of tangency with a 206.00 foot radius curve to the left, thence Southeasterly along arc of said curve 246.04 feet through a central angle of 68°26'00" to the point of tangency with a 299.00 foot radius curve to the right, thence Southeasterly along the arc of said curve 76.80 feet through a central angle of 14°43'00" to the point of tangency with a 94.00 foot radius curve to the right, thence Southerly along the arc of said curve 111.32 feet through a central angle of 67°51'00", thence North 78°52'00" East, 186.18 feet to the centerline of Little Cottonwood Creek and the Westerly line of Creekside Estates, thence along the Westerly line of said Creekside Estates, the following 4 courses: North 33°20'30" West, 145.50 feet; North 44°26' West, 354.28 feet; North 61°34' West, 143.40 feet; North 28°00' West, 9.67 feet; thence leaving said Creekside Estates West 310.18 feet; thence South 59.99 feet; thence South 18°12'53" East, 24.75 feet; thence South 25.00 feet; thence West 111.00 feet; thence South 2°00'00" West, 117.08 feet; thence South 14°53'18" East, 217.19 feet; thence South 30°11'46" East, 59.00 feet to the point of beginning.

Contains 4.1238 Acres

Including the following parcel numbers:

Bldg. 21 Phase 4	22-20-458-012
	22-20-458-010
	22-20-458-011
	22-20-458-013
	22-20-458-014
	22-20-458-015
	22-20-458-016
	22-20-458-017
	Common Area
Bldg. 20 Phase 4	22-20-458-002
	22-20-458-003
	22-20-458-004
	22-20-458-005
	22-20-458-006
	22-20-458-007
	22-20-458-008
	22-20-458-009
	Bldg. 19 Phase 3 Units A-H
22-20-457-027	
22-20-457-028	
22-20-457-029	
22-20-457-030	
22-20-457-031	
22-20-457-032	
22-20-457-033	
Bldg. 18 Phase 3 Units A-H	
	22-20-457-019
	22-20-457-020
	22-20-457-021
	22-20-457-022
	22-20-457-023
	22-20-457-024
	22-20-457-025
	Bldg. 17 Phase 3 Units A-H
22-20-457-011	
22-20-457-012	
22-20-457-013	
22-20-457-014	
22-20-457-015	
22-20-457-016	

Bldg. 16 Phase 3  
Units A-H  
22-20-457-017  
22-20-457-002  
22-20-457-003  
22-20-457-004  
22-20-457-005  
22-20-457-006  
22-20-457-007  
22-20-457-008  
22-20-457-009

Bldg. 15 Phase 2  
Units A-H  
22-20-455-110  
22-20-455-111  
22-20-455-112  
22-20-455-113  
22-20-455-114  
22-20-455-115  
22-20-455-116  
22-20-455-117

Bldg. 14 Phase 2  
Units A-H  
22-20-455-002  
22-20-455-003  
22-20-455-004  
22-20-455-005  
22-20-455-006  
22-20-455-007  
22-20-455-008  
22-20-455-009

Bldg. 22 Phase 2  
Units A-H  
22-20-455-018  
22-20-455-019  
22-20-455-020  
22-20-455-021  
22-20-455-022  
22-20-455-023  
22-20-455-024  
22-20-455-025

Bldg. 23 Phase 3  
Units A-H  
22-20-455-026  
22-20-455-027  
22-20-455-028  
22-20-455-029  
22-20-455-030  
22-20-455-031  
22-20-455-032

	22-20-455-033
Bldg. 24 Phase 4	
Units A-H	22-20-455-034
	22-20-455-035
	22-20-455-036
	22-20-455-037
	22-20-455-038
	22-20-455-039
	22-20-455-040
	22-20-455-041
Bldg. 25 Phase 3	
Units A-H	22-20-455-042
	22-20-455-043
	22-20-455-044
	22-20-455-045
	22-20-455-046
	22-20-455-047
	22-20-455-048
	22-20-455-049
Bldg. 26 Phase 1	
Units A-H	22-20-452-106
	22-20-452-107
	22-20-452-108
	22-20-452-109
	22-20-452-110
	22-20-452-111
	22-20-452-112
	22-20-452-113
Bldg. 27 Phase 1	
Units A-H	22-20-452-114
	22-20-452-115
	22-20-452-116
	22-20-452-117
	22-20-452-118
	22-20-452-119
	22-20-452-120
	22-20-452-121
Bldg. 28. Phase 1	
Units A-H	22-20-452-122
	22-20-452-123
	22-20-452-124
	22-20-452-125
	22-20-452-126
	22-20-452-127
	22-20-452-128
	22-20-452-129

Bldg. 29 Phase a  
Units A-H  
22-20-452-130  
22-20-452-131  
22-20-452-132  
22-20-452-133  
22-20-452-134  
22-20-452-135  
22-20-452-136  
22-20-452-137

Bldg. 11 Phase 1  
Units A-H  
22-20-452-082  
22-20-452-083  
22-20-452-084  
22-20-452-085  
22-20-452-086  
22-20-452-087  
22-20-452-088  
22-20-452-089

Bldg. 12 Phase 1  
Units A-H  
22-20-452-090  
22-20-452-091  
22-20-452-092  
22-20-452-093  
22-20-452-094  
22-20-452-095  
22-20-452-096  
22-20-452-097

Bldg. 13 Phase 1  
Units A-H  
22-20-452-098  
22-20-452-099  
22-20-452-100  
22-20-452-101  
22-20-452-102  
22-20-452-103  
22-20-452-104  
22-20-452-105

Bldg. 10 Phase 1  
Units A-H  
22-20-452-074  
22-20-452-075  
22-20-452-076  
22-20-452-077  
22-20-452-078  
22-20-452-079  
22-20-452-080  
22-20-452-081

Bldg. 9 Phase 1  
Units A-H  
22-20-452-066  
22-20-452-067  
22-20-452-068  
22-20-452-069  
22-20-452-070  
22-20-452-071  
22-20-452-072  
22-20-452-073

Bldg. 8 Phase 1  
Units A-H  
22-20-452-058  
22-20-452-059  
22-20-452-060  
22-20-452-061  
22-20-452-062  
22-20-452-063  
22-20-452-063  
22-20-452-064  
22-20-452-065

Bldg. 7 Phase 1  
Units A-H  
22-20-452-050  
22-20-452-051  
22-20-452-052  
22-20-452-053  
22-20-452-054  
22-20-452-055  
22-20-452-056  
22-20-452-057

Bldg. 6 Phase 1  
Units A-H  
22-20-452-042  
22-20-452-043  
22-20-452-044  
22-20-452-045  
22-20-452-046  
22-20-452-047  
22-20-452-048  
22-20-452-049

Bldg. 5 Phase 1  
Units A-H  
22-20-452-034  
22-20-452-035  
22-20-452-036  
22-20-452-037  
22-20-452-038  
22-20-452-039  
22-20-452-040  
22-20-452-041



Bldg. 4 Phase 1  
Units A-H  
22-20-452-026  
22-20-452-027  
22-20-452-028  
22-20-452-029  
22-20-452-030  
22-20-452-031  
22-20-452-032  
22-20-452-033

Bldg. 3 Phase 1  
Units A-H  
22-20-452-018  
22-20-452-019  
22-20-452-020  
22-20-452-021  
22-20-452-022  
22-20-452-023  
22-20-452-024  
22-20-452-025

Bldg. 2 Phase 1  
Units A-H  
22-20-452-010  
22-20-452-011  
22-20-452-012  
22-20-452-013  
22-20-452-014  
22-20-452-015  
22-20-452-016  
22-20-452-017

Bldg. 1 Phase 1  
Units A-H  
22-20-452-002  
22-20-452-003  
22-20-452-004  
22-20-452-005  
22-20-452-006  
22-20-452-007  
22-20-452-008  
22-20-452-009