

RICHARDSLAW.PC
4141 So. Highland Drive, Ste. 225
Salt Lake City, UT 84124
(See Below for HOA Contact Info)

ENT 11109:2022 PG 1 of 3
Andrea Allen
Utah County Recorder
2022 Jan 26 12:54 PM FEE 410.00 BY SW
RECORDED FOR Richards Law, P.C.
ELECTRONICALLY RECORDED

NOTICE OF REINVESTMENT FEE COVENANT

BE IT KNOWN TO ALL SELLERS, BUYERS AND TITLE COMPANIES:

A. That owning, purchasing or assisting with the closing of a property conveyance within **THE COVE AT JORDAN RIVER OWNERS ASSOCIATION, INC.** (the "Association"), that a certain Declaration of Covenants, Conditions and Restrictions of The Cove at Jordan River Townhouses ("Declaration"), and were recorded on November 8, 2007, as Document Entry No. 159540:2007, in the Utah County Recorder's Office, state of Utah; and that the Declaration (and any amendments thereto) established certain obligations of which all owners, sellers and buyers should be aware. Including:

1. A reinvestment fee is due upon transfer of title. The name and address of the beneficiary under the above referenced reinvestment fee covenant is **THE COVE AT JORDAN RIVER OWNERS ASSOCIATION, INC., c/o K & R Premier; PO Box 242, Lehi, UT 84043; 801-610-9440**. If and when the contact information in this paragraph becomes outdated, contact with the Association may be made through its primary contact, as designated in the Utah Homeowner Associations Registry, which is available at the website of the Utah Department of Commerce.

2. The burden of the above referenced reinvestment fee covenant is intended to run with the land described on **Exhibit A**, attached herein, and to bind successors in interest and assigns. The existence of the reinvestment fee covenant precludes the imposition of an additional reinvestment fee covenant on the property. The duration of the above referenced reinvestment fee covenant is perpetual.

3. **The Association, as listed above, must be contacted for the reinvestment fee amount.** The purpose of the fee required to be paid under the reinvestment fee covenant is to provide for the Association's costs directly related to the transfer of the property and may also provide for payment in part of Association expenses. The fee required to be paid under the reinvestment fee covenant is required to benefit the Property.

4. Some exceptions may apply to the Reinvestment Fee pursuant to Utah Code or the Declaration, Article 19, Section 19.4, for the Association.


DATE: January 25, 2022.

**THE COVE AT JORDAN RIVER
OWNERS ASSOCIATION, INC.,**


By: Casey Fuller
Its: Authorized Agent

STATE OF UTAH)
 :SS
COUNTY OF Utah)

Casey Fuller personally appeared before me and acknowledged that they have knowledge of the facts set forth in the Notice and that they believe that all statements made in this Notice are true and correct. Subscribed and sworn to before me on January 25, 2022.



Notary Public

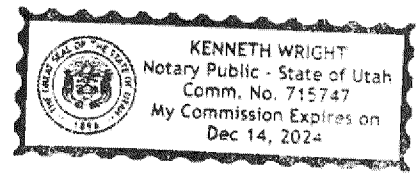


EXHIBIT A

Legal Description

All Units and Common Area according to the plat(s) thereof as recorded in the office of Utah County Recorder as stated below:

COVE AT JORDAN RIVE THE PUD PHASE 1

Parcel Numbers: 65:282:0001 through 65:282:0026

COVE AT JORDAN RIVE THE PUD PHASE 2

Parcel Numbers: 65:283:0153 through 65:283:0166

COVE AT JORDAN RIVE THE PUD PHASE 3 AMD

Parcel Numbers: 65:324:0112 through 65:324:0133

COVE AT JORDAN RIVE THE PUD PHASE 4

Parcel Numbers: 65:325:0149 through 65:325:0153

COVE AT JORDAN RIVE THE PUD PHASE 5

Parcel Numbers: 65:338:0133 through 65:338:0149

COVE AT JORDAN RIVE THE PUD PHASE 6

Parcel Numbers: 65:336:0024 through 65:336:0030

COVE AT JORDAN RIVE THE PUD PHASE 7 AMD

Parcel Numbers: 65:357:0092 through 65:357:0107

COVE AT JORDAN RIVE THE PUD PHASE 8

Parcel Numbers: 65:364:0030 through 65:364:0035

COVE AT JORDAN RIVE THE PUD PHASE 9

Parcel Numbers: 65:372:0035 through 65:375:0055
65:375:0058

COVE AT JORDAN RIVE THE PUD PHASE 10

Parcel Numbers: 65:377:0056 through 65:377:0086

COVE AT JORDAN RIVE THE PUD PHASE 11

Parcel Numbers: 65:391:0086 through 65:391:0091
65:391:0165 through 65:391:0187