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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
EGGE HOMES
BY: CBP, DEPUTY - WI 10 P.

**SUPPLEMENTAL DECLARATION
OF CONDOMINIUM
(Horizon Heights Building 4L Condominiums &
Horizon Heights Building 4M Condominiums)**

This Supplemental Declaration of Condominium is made and executed this 6
day of December, 2016.

RECITALS

A. Declarant is the Declarant as identified and set forth in that certain Declaration of Condominium for Horizon Heights Building 1A Condominiums, Horizon Heights Building 1B Condominiums, Horizon Heights Building 1C Condominiums, Horizon Heights Building 1F Condominiums, Horizon Heights Building 1G Condominiums, Horizon Heights Building 1H Condominiums, Horizon Heights Building, 1K Condominiums, an Expandable Utah Condominium Project, recorded with the Salt Lake County Recorder's Office on the 29th day of September, 2016 as Entry Number 12376589 ("Declaration").

B. The Declaration pertains to certain real property known as Horizon Heights Condominiums and more particularly described on Exhibit B attached hereto and incorporated herein by this reference ("Original Property"). All real property subject to the Declaration from time to time is referred to herein as the "Development". Capitalized terms used but not otherwise defined herein shall have the meanings given to them in the Declaration.

C. Under the terms of the Declaration, Declarant reserved the right to expand the Property by the addition of all or a portion of the Additional Land including but not limited to Additional Land described in the Declaration.

D. Declarant desires to add a portion of the Additional Land as hereinafter provided for.

ANNEXATION

NOW THEREFORE, in consideration of the recitals set forth above, the Declarant hereby declares and certifies as follows:

- POOR COPY -
CO. RECORDER

1. Submission of Additional Land. Declarant hereby annexes in and submits the following described portion of the Additional Land (herein referred to as "Subject Property") to the Declaration, including, without limitation, the Declaration's terms, conditions, restrictions, covenants, assessments, and easements:

**SEE EXHIBIT B "SUBJECT PROPERTY"
ATTACHED HERETO**

TOGETHER WITH: (i) all buildings, if any, improvements, and structures situated on or comprising a part of the above-described Subject Property, whether now existing or hereafter constructed; (ii) all easements, rights-of-way, and other appurtenances and rights incident to, appurtenant to, or accompanying said Subject Property; and (iii) all articles of personal property intended for use in connection with said Subject Property.

ALL OF THE FOREGOING IS SUBJECT TO: all liens for current and future taxes, assessments, and charges imposed or levied by governmental or quasi-governmental authorities; all patent reservations and exclusions; any mineral reservations of record and rights incident thereto; all instruments of record which affect the above-described Subject Property or any portion thereof, including, without limitation, any mortgage or deed of trust, The Declaration (as amended, supplemented and/or restated from time to time); all visible easements and rights-of-way; all easements and rights-of-way of record; any easements, rights-of-way, encroachments, or discrepancies shown on or revealed by the Plat or otherwise existing; an easement for each and every pipe, line, cable, wire, utility line, or similar facility which traverses or partially occupies the above-described Subject Property at such times as construction of all improvements is complete; and all easements necessary for ingress to, egress from, maintenance of, and replacement of all such pipes, lines, cables, wires, utility lines, and similar facilities.

RESERVING UNTO DECLARANT, however, such easements and rights of ingress and egress over, across, through, and under the above-described Land and any improvements now or hereafter constructed thereon as may be reasonably necessary for Declarant or for any assignee or successor of Declarant (in a manner which is reasonable and not inconsistent with the provisions of this Declaration): (i) to construct and complete any and all of the other improvements described in the Declaration or in the Map recorded concurrently herewith, and to do all things reasonably necessary or proper in connection therewith; (ii) to construct and complete all of the improvements described in this Declaration or in the Plat recorded concurrently herewith, and to do all things reasonably necessary or proper in connection therewith; and (iii) to

improve portions of the Subject Property with such other or additional improvements, facilities, or landscaping designed for the use and enjoyment of all Owners, as Declarant or as such assignee or successor may reasonably determine to be appropriate. If, pursuant to the foregoing reservations, the above-described Land or any improvement thereon is traversed or partially occupied by a permanent improvement or utility line, a perpetual easement for improvement or utility line shall exist. With the exception of such perpetual easements, the reservations hereby effected shall, unless sooner terminated in accordance with their terms, expire ten (10) years after the date on which this Supplemental Declaration is filed for record in the Salt Lake County records.

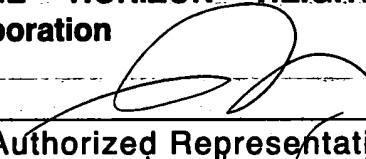
2. Supplemental Map. The real properties described in Paragraph 1, and the improvements to be constructed thereon, all of which are submitted to the terms and conditions of the Declaration, are more particularly set forth on a Supplemental Map pertaining to the same, which Supplemental Map shall be recorded with this Supplemental Declaration.

3. Representations of Declarant. Declarant represents that the annexed real property is part of the Additional Land described in the Declaration.

4. Effective Date. This Supplemental Declaration shall take effect upon being recorded with the Salt Lake County Recorder.


EXECUTED the day and year first written above.

DECLARANT
EDGE HORIZON HEIGHTS, LLC, a Utah
corporation

By: 
Its Authorized Representative
Name: Gordon Jones
Title: Manager

STATE OF UTAH)
COUNTY OF Utah) :ss

The execution of the foregoing instrument was acknowledged before me this 6 day of December, 2016 by Brandon Jones an Authorized Representative of Edge Horizon Heights, LLC to sign this document, and who is personally known to me or who has provided an acceptable and adequate identification.



NOTARY PUBLIC



**EXHIBIT A
ALLOCATED INTEREST IN COMMON AREAS**

<u>UNITS</u>	<u>ALLOCATED INTEREST IN COMMON AREAS</u>	<u>SQUARE FEET</u>
Horizon Heights Building 1A Condominiums		
Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1B Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1C Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1F Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1G Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1H Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 1K Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272

Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 4L Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

Horizon Heights Building 4M Condominiums

Unit 101	1/90 th	1272
Unit 102	1/90 th	1272
Unit 201	1/90 th	1272
Unit 202	1/90 th	1272
Unit 203	1/90 th	1272
Unit 204	1/90 th	1272
Unit 301	1/90 th	1272
Unit 302	1/90 th	1272
Unit 303	1/90 th	1272
Unit 304	1/90 th	1272

**EXHIBIT B
(Legal Description)**

ORIGINAL PROPERTY

The Original Property described in the foregoing document is located in Salt Lake County, Utah and is described more particularly as follows:

Building 1A

All of Horizon Heights Building 1A Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 254.

Also described as parcel numbers: 26-36-402-052 through 26-36-402-061

Building 1B

All of Horizon Heights Building 1B Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 255.

Also described as parcel numbers: 26-36-402-042 through 26-36-402-051

Building 1C

All of Horizon Heights Building 1C Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 256.

Also described as parcel numbers: 26-36-402-002 through 26-36-402-011

Building 1F

All of Horizon Heights Building 1F Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 257.

Also described as parcel numbers: 26-36-402-032 through 26-36-402-041

Building 1G

All of Horizon Heights Building 1G Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 258.

Also described as parcel numbers: 26-36-402-062 through 26-36-402-071

Building 1H

All of Horizon Heights Building 1H Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 259.

Also described as parcel numbers: 26-36-402-012 through 26-36-402-021

Building 1K

All of Horizon Heights Building 1K Condominiums., according to the official plat thereof, recorded in the official records of Salt Lake County on September 29, 2016, as Entry No. 12376589, in Book 2016P, Page 260.

Also described as parcel numbers: 26-36-402-022 through 26-36-402-031

SUBJECT PROPERTY

The Subject Property described in the foregoing document is located in Salt Lake County, Utah and is described more particularly as follows:

All of Horizon Heights Building 4L Condominiums as more fully described as:

A parcel of land located in the Southeast Quarter of Section 36, Township 3 South, Range 2 West, Salt Lake Base and Meridian described as follows:

Beginning at a point North 89°37'15" West 1484.60 feet along the Section Line and South 0°22'45" West 647.65 feet from the East Quarter Corner of Section 36, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running:

thence North 87°28'40" East 85.17 feet to the westerly right-of-way line of Tortola Drive;

thence along the said westerly right-of-way line the following five courses: South 05°37'44" East 3.60 feet to a point of curvature, 50.43 feet along the arc of a 465.00 foot radius curve to the right through a central angle of 06°12'48" (Long Chord Bears South 02°31'20" East 50.40 feet), South 0°35'04" West 91.02 feet, South 08°48'15" West 3.50 feet to a point a curvature, 16.09 feet along the arc of a 25.00 foot radius curve to the right through a central angle of 36°52'12" (Long Chord Bears South 19°01'10" West 15.81 feet) to the northerly right-of-way line of Birkin Wood Lane;

thence along said northerly right-of-way line the following two courses: North 89°24'56" West 38.06 feet, 30.95 feet along the arc of a 363.00 foot radius curve to the left through a central angle of 04°53'09" (Long Chord Bears South 88°08'30" West 30.94 feet);

thence North 04°18'05" West 160.67 feet to the point of beginning.

All of Horizon Heights Building 4M Condominiums as more fully described as:

A parcel of land located in the Southeast Quarter of Section 36, Township 3 South, Range 2 West, Salt Lake Base and Meridian described as follows:

Beginning at a point North 89°37'15" West 1489.39 feet along the Section Line and South 0°32'21" West 497.15 feet from the East Quarter Corner of Section 36, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running:

thence South 89°35'23" East 77.07 feet to the easterly right-of-way line of Tortola Drive;

thence along the said westerly right-of-way line the following two courses: 36.51 feet along the arc of a 500.00 foot radius curve to the left through a central angle of 04°11'02" (Long Chord Bears South 03°32'13" East 36.50 feet), South 05°37'44" East 110.34 feet;

thence South 87°28'40" West 85.17 feet;

thence North 04°18'05" West 74.53 feet;

thence North 0°24'37" East 76.22 feet to the point of beginning.