

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

13813979  
11/2/2021 10:45:00 AM \$60.00  
Book - 11263 Pg - 2090-2091  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
RICHARDS LAW PC  
BY: eCASH, DEPUTY - EF 2 P.

## NOTICE OF REINVESTMENT FEE COVENANT

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

That owning, purchasing or assisting with the closing of a property conveyance within **COTTAGES AT HOLLADAY HOMEOWNERS ASSOCIATION** (the "Association"), that a certain Declaration of Covenants, Conditions, and Restrictions for Cottages at Holladay P.U.D. was recorded on December 11, 2015, as Document Entry No. 12186585, in the Salt Lake County Recorder's Office (the "Declaration") and that the Declaration (and any amendments thereto) established certain obligations of which all owners, sellers and buyers should be aware that:

1. A reinvestment fee (also referred to as an Initial Capital Contribution and Reinvestment Fee) is due upon transfer of title. The name and address of the beneficiary under the above referenced reinvestment fee covenant is **COTTAGES AT HOLLADAY HOMEOWNERS ASSOCIATION, c/o Cirrus Properties, Inc.**, P.O. Box 171014, Salt Lake City, UT 84117. (801) 274-1747. If and when the contact information in this paragraph becomes outdated, contact with the Association may be made through its primary contact, as designated in the Utah Homeowner Associations Registry, which is available at the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 as:

**All Lots, COTTAGES OF HOLLADAY PUD, according to the official plat thereof on file in the office of the Salt Lake County Recorder.**


**Parcel Numbers: 22042070730000 through 22042070920000**

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 57-1-46 or Article 21, Section 21.4 of the Declaration for the Association.

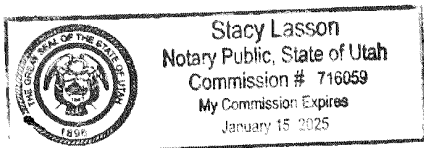
DATE: October 27, 2021.

**COTTAGES AT HOLLADAY HOMEOWNERS  
ASSOCIATION**

By:   
Its: Authorized Agent

STATE OF UTAH )  
 :SS  
COUNTY OF SALT LAKE )

Julianne LeBaron 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  
October 27, 2021.



  
Notary Public