
AMENDED NOTICE OF REINVESTMENT FEE COVENANT

(Stone Haven Condominiums)

Pursuant to Utah Code Ann. §57-1-46(6), the Stone Haven Condominium Association, Inc. (the “**Association**”) hereby provides this Notice of Reinvestment Fee Covenant which burdens all of the real property described in Exhibit A (the “**Burdened Property**”), attached hereto, which is subject to the “Second Amended and Restated Declaration of Condominium for Stone Haven Condominiums”, recorded with the Salt Lake County Recorder on May 12, 2022 as Entry No. 13951471, and any amendments or supplements thereto (the “**Declaration**”). A previous “Notice of Community Enhancement or Reinvestment Fee” may have been recorded against the Burdened Property on May 28, 2010. To the extent it was recorded, it is no longer valid and is superseded and replaced by this Amended Notice.

The Declaration contains a Reinvestment Fee Covenant that permits the Association to assess a reinvestment fee. The Reinvestment Fee Covenant requires, among other things, that upon the transfer of any of the Burdened Property subject to the Declaration, the transferee is required to pay a reinvestment fee as established by the Association’s Board of Directors in accordance with Article XI of the Declaration, unless the transfer falls within an exclusion listed in Utah Code §57-1-46(8). In no event shall the reinvestment fee exceed the maximum rate permitted by applicable law.

BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a Burdened Property conveyance within **Stone Haven Condominiums** that:

1. The name and address of the beneficiary of the Reinvestment Fee Covenant is:

Stone Haven Condominium Association, Inc.
c/o Millbrook Management
2120 East 3900 South, Suite 300
Holladay, Utah 84124

(385) 371-2600
millbrookmgt@gmail.com

2. The burden of the Reinvestment Fee Covenant is intended to run with the Burdened Property and to bind successors in interest and assigns.

3. The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Burdened Property.

4. The duration of the Reinvestment Fee Covenant is perpetual. The Association may, by and through a vote as provided for in the amendment provisions of the Declaration, amend or terminate the Reinvestment Fee Covenant.

5. The purpose of the Reinvestment Fee is to assist the Association in covering the costs of: (a) common planning, facilities and infrastructure; (b) obligations arising from an environmental covenant; (c) community programming; (d) resort facilities; (e) open space; (f) recreation amenities; (g) common expenses of the Association; or (h) funding Association reserves.

6. The fee required under the Reinvestment Fee Covenant is required to benefit the Burdened Property.

7. This Notice of Reinvestment Fee Covenant supersedes and replaces in its entirety any such previously recorded notice.

IN WITNESS WHEREOF, the Association, by and through its Board of Directors, has executed this Amended Notice of Reinvestment Fee Covenant on the date set forth below, to be recorded with the Salt Lake County Recorder.

DATED this 12 day of September, 2022.

Stone Haven Condominium Association, Inc.

By: Sarah Hansen

Its: President

STATE OF UTAH)
) ss.
COUNTY OF Salt Lake)

On the 12 day of September, 2022, personally appeared before me Sarah Hansen who by me being duly sworn, did say that she/he is an authorized representative of the Stone Haven Condominium Association, Inc., and that the foregoing instrument is signed on behalf of said association and executed with all necessary authority.

Richard M Benton
Notary Public

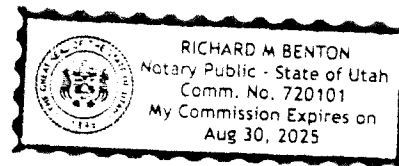


EXHIBIT A
Legal Description
132 Units

All units within Stone Haven Condominiums, according to the official plat(s) filed in the office of the Salt Lake County Recorder.

Stone Haven Ph 1 Condo 2nd Amd:

- 22-20-433-001-0000 through 22-20-433-032-0000 (Residential Units)

Stone Haven Ph 2 Condo

- 22-20-434-001-0000 through 22-20-434-024-0000 (Residential Units)

Stone Haven Ph 3 Condo

- 22-20-435-001-0000 through 22-20-435-032-0000 (Residential Units)

Stone Haven Ph 4 Condo

- 22-20-436-001-0000 through 22-20-436-032-0000 (Residential Units)

Stone Haven Ph 5 Condo

- 22-20-436-033-0000 through 22-20-436-044-0000 (Residential Units)