

**FIRST AMENDMENT
TO THE
DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AND
RESERVATION OF EASEMENTS
FOR
MAGNA HAMPTONS**

This FIRST AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR MAGNA HAMPTONS ("First Amendment") is effective when recorded with the Salt Lake County Recorder's Office by Magna Hamptons Owners Association, Inc. ("Association").

RECITALS

- A. The Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for Magna Hamptons was recorded on September 7, 2016 as Entry No. 12359831 in the office of the Salt Lake County Recorder ("Declaration").
- B. This First Amendment affects the real property situated in Salt Lake County, Utah, described with particularity on Exhibit A, which exhibit is attached hereto and incorporated in this First Amendment by reference (the "Project") and shall be binding on all parties having or acquiring any right, title, or interest to the Project or any part thereof.
- C. Pursuant to Article XV, Subsection (2) of the Declaration, the undersigned hereby certifies that this First Amendment was approved by at least sixty-seven percent (67%) of the voting interests of the Association.
- D. Unless specifically modified herein, all remaining provisions of the Declaration shall remain in full force and effect.
- E. In case of any conflict between the terms of this First Amendment and the terms of the Declaration, the provisions of this First Amendment shall control.
- F. Unless otherwise provided in this First Amendment, capitalized terms used herein shall have the same meaning and effect as used in the Declaration.

FIRST AMENDMENT

NOW, THEREFORE, the Declaration is amended as follows:

1. Section 9.9 (Trash Containers and Collection) of the Declaration is hereby deleted in its entirety and shall be replaced with the following:

9.9. **Trash Containers and Collection.** All garbage and trash shall be placed and kept in covered containers of a type and style which shall be approved by the Board. The Association may provide garbage cans and waste removal services. The Board may adopt reasonable Rules related to trash in the Project, including, but not limited to, how and where trash containers may be stored.

2. Section 9.12 (Parking) of the Declaration is hereby deleted in its entirety and shall be replaced with the following:

9.12 **Parking.** Guests and visitors may temporarily park their vehicles on roadways and streets within the Project boundaries. Owners and residents may only park their vehicles on roadways and streets within the Project boundaries if a parking pass issued by the Association is visible on the vehicle or as may be allowed under Rules adopted by the Board. The Board of Directors is authorized to adopt reasonable Rules pertaining to parking within the Project boundaries, including, without limitation: the size and dimensions of the vehicles parked within the Project; the right to remove or cause to be removed any vehicles that are improperly parked; and the levying of fines for violations of such Rules. The Board of Directors may hire at their discretion a third-party parking enforcement company to enforce any Rules.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the Association has caused this First Amendment to be executed by its President who certifies that this First Amendment was duly approved by at least sixty-seven percent (67%) of the voting interests of the Association.

DATED as of the 14 day of February, 202~~3~~⁴

Magna Hamptons Owners Association, Inc.
A Utah Nonprofit Corporation

By: *[Signature]*

Its: President

State of Utah)
) ss.
County of Salt Lake)

On the 14 day of February, ²⁰²⁴~~2023~~, personally appeared before me _____ who by me being duly sworn, did say that she/he is the President of Magna Hamptons Owners Association, Inc. and that the foregoing instrument is signed and executed by authority of the consent of its members.



Notary Public *Carole Santizo*

EXHIBIT A

Legal Description and Parcel Numbers

Phase 1

All of Magna Hamptons PUD Phase 1 Plat, as recorded in the Office of the Salt Lake County Recorder, including Common Area and Lots 100-123.

Parcel Numbers: 14-28-226-022-0000 (Common Area)
14-28-226-023-0000 through 14-28-226-046-0000

Phase 2 Amended

All of Magna Hamptons PUD Phase 2 Amended Plat, as recorded in the Office of the Salt Lake County Recorder, including Common Area and Lots 200-211.

Parcel Numbers: 14-28-226-061-0000 through 14-28-226-063-0000
14-28-226-064-0000 (Common Area)
14-28-225-065-0000 through 14-28-073-0000

Phase 3 Amended

All of Magna Hamptons PUD Phase 3 Amended Plat, as recorded in the Office of the Salt Lake County Recorder, including Common Area and Lots 301-330.

Parcel Numbers: 14-28-226-087-0000 through 14-28-226-090-0000
14-28-226-092-0000 through 14-28-226-099-0000
14-28-230-030-0000 through 14-28-230-047-0000
14-28-230-049-0000 (Common Area)

(69 Total Parcels)