

WHEN RECORDED MAIL TO:  
PARKRIDGE Homeowners Association Board  
1787 W 1010 N  
Provo, UT 84604

ENT 157734:2006 PG 1 of 2  
RANDALL A. COVINGTON  
UTAH COUNTY RECORDER  
2006 Nov 22 4:47 pm FEE 139.00 BY SS  
RECORDED FOR ACCESS TITLE COMPANY  
ELECTRONICALLY RECORDED

## NOTICE OF CONTINUING OBLIGATION

### KNOW ALL MEN BY THESE PRESENT'S:

That pursuant to that certain document entitled "DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS" dated January, 16, 2001 and recorded February 06, 2001, as Entry No; 9885:2001, (as amended and supplemented), in the Office of the County Recorder, Utah County, Utah, PARKRIDGE AN EXPANDABLE PLANNED UNIT DEVELOPMENT, claims a continuing obligation upon the following described real property for the payment of monthly maintenance assessments, special maintenance assessments, penalties, administrative assessments and interest on any or all of said items as set forth in the above mentioned Restrictive Covenants,

#### PARKRIDGE AN EXPANDABLE PLANNED UNIT DEVELOPMENT

##### EXHIBIT "A"

LOTS 1-21 & 80-81, OF PARK RIDGE, PHASE I, A PLANNED UNIT DEVELOPMENT, AS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED JULY 30, 1999 AS ENTRY NO.85584 OF PLATS, AND AS FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE PARK RIDGE RECORDED AUGUST 4, 1997 AS ENTRY NO.58606, IN BOOK 4336, AT PAGE 276 IN THE OFFICE OF THE RECORDER OF UTAH COUNTY, UTAH, AND IN ANY SUPPLEMENTS/AMENDMENTS THERETO,

LOTS 22-44 & 82-91, OF PARK RIDGE, PHASE 2, A PLANNED UNIT DEVELOPMENT, AS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED JULY 30, 1999 AS ENTRY NO.85584 OF PLATS, AND AS FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE PARK RIDGE RECORDED AUGUST 4, 1997 AS ENTRY NO.58606, IN BOOK 4336, AT PAGE 276 IN THE OFFICE OF THE RECORDER OF UTAH COUNTY, UTAH, AND IN ANY SUPPLEMENTS/AMENDMENTS THERETO,

LOTS 45-58 & 92-97, OF PARK RIDGE, PHASE 3, A PLANNED UNIT DEVELOPMENT, AS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED JULY 30, 1999 AS ENTRY NO. 85584 OF PLATS, AND AS FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE PARK RIDGE RECORDED AUGUST 4, 1997 AS ENTRY NO.58606, IN BOOK 4336, AT PAGE 276 IN THE OFFICE OF THE RECORDER OF UTAH COUNTY, UTAH, AND IN ANY SUPPLEMENTS/AMENDMENTS THERETO,

LOTS 59-79 & 98-113, OF PARK RIDGE, PHASE 4, A PLANNED UNIT DEVELOPMENT, AS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED JULY 30, 1999 AS ENTRY NO.85584 OF PLATS AND AS FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE PARK RIDGE RECORDED AUGUST 4, 1997 AS ENTRY NO. 58606, IN BOOK 4336, AT PAGE 276 IN THE OFFICE OF THE RECORDER OF UTAH COUNTY, UTAH, AND IN ANY SUPPLEMENTS/AMENDMENTS THERETO.

LOTS 114-128, OF PARK RIDGE, PHASE 5, A PLANNED UNIT DEVELOPMENT, AS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED JULY 30, 1999 AS ENTRY NO. 85584 OF PLATS, AND AS FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE PARK RIDGE RECORDED AUGUST 4, 1997 AS ENTRY NO.58606, IN BOOK 4336, AT PAGE 276 IN THE OFFICE OF THE RECORDER OF UTAH COUNTY, UTAH, AND IN ANY SUPPLEMENTS/AMENDMENTS THERETO.

**NOTICE IS HEREBY GIVEN** that prior to the sale or conveyance of any said real property, a Certificate of Good Standing should be obtained from THE PARKRIDGE HOMEOWNERS ASSOCIATION Financial Officer, 1787 W 1010 N, Provo, UT, 84604, indicating that all outstanding assessments have been paid in full; otherwise a purchaser may be responsible for payment of prior delinquent assessments.

**NOTICE IS HEREBY GIVEN** that upon funding of the sale of said real property, the purchaser of said real property shall be required to prepay a Transfer Fee of \$200, a prorated portion of Monthly Homeowner Dues (\$114 for Townhouses and \$79 for Twinhomes,) and a prorated portion of any other assessment which may be due for the month in which said purchase of real property funds.

**NOTICE IS HEREBY GIVEN** that it is the responsibility of the purchaser of any said real property, to obtain a Clubhouse Key from the seller of said real property. If purchaser of said real property fails to obtain a Clubhouse Key from seller of said real property, the purchaser may be required to purchase a new Clubhouse Key for \$250.00.

**NOTICE IS HEREBY GIVEN** that any and all official communication to THE PARKRIDGE HOMEOWNERS ASSOCIATION GOVERNING BOARD may be sent to 1787 W 1010 N, Provo, UT, 84604. Financial inquiries or requests should be addressed to the PARKRIDGE FINANCIAL OFFICER at the aforementioned address. MONTHLY HOMEOWNER DUES should be mailed to this address. Any other request or inquiry may also be sent to this same address. Violation of Written Pool and Clubhouse Rules and Official Policies will result in a \$75 fine.

**NOTICE IS HEREBY GIVEN** that an Welcome Packet for new PARKRIDGE homeowners is available by sending a request to the aforementioned address at 1787 W 1010 N, Provo, UT, 84604, or you may contact the Association via the website (<http://www.parkridgehoa.net/>)to request the Welcome Packet. The Welcome Packet answers the most frequently asked questions and addresses the most common concerns of new PARKRIDGE homeowners.

**NOTICE IS HEREBY GIVEN** that PARKRIDGE has an official website at: <http://www.parkridgehoa.net> The website contains a host of PARKRIDGE documents and information including, but not limited to: PARKRIDGE "Declaration of Easements, Covenants, Conditions and Restrictions" a.k.a. C.C.&R's., Clubhouse House Rules and Usage Policies, PARKRIDGE Financial Policies, including Dues Payment Procedures and Late Dues Payment Policies, PARKRIDGE Newsletters, Monthly Board Meeting Minutes, RV Parking and many other PARKRIDGE-related topics.

Dated this 1<sup>st</sup> day of May, 2006.

THE PARKRIDGE HOMEOWNERS ASSOCIATION



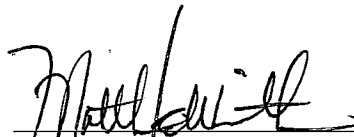
By: Kirt J. Michaelis, PARKRIDGE Homeowner's Association Board Member

State of Utah )

:

County of Utah )

On the 1<sup>st</sup> day of May 2006, personally appeared before me Kirt J. Michaelis, PARKRIDGE Homeowner's Association Board Member, who acknowledged to me that he executed the same in behalf of said Association.

  
Notary Public