

After Recording Return To:
8180 South 700 East Suite 120
Sandy, UT 84070

NOTICE OF REINVESTMENT FEE

MALLARD BAY, has a reinvestment fee covenant. The burden of the reinvestment fee covenant is intended to run with the land and to bind successors in interest and assigns. The existence of the reinvestment fee covenant precludes the imposition of additional reinvestment fee covenants on the property described in Exhibit "A" ("Burdened Property"). The reinvestment fee is required to be paid to benefit the Burdened Property.

Association Name and Address: MALLARD BAY, 8180 South 700 East, Suite 120, Sandy, UT 84070.

Association Phone: 801-355-1136

Association Email: brianna@treoproperties.com

Duration: The duration of the reinvestment fee is perpetual.

Purpose: The purpose of the reinvestment fee is to cover the association expenses, including without limitation: administrative expenses; purchase, ownership, leasing, construction, operation, use, administration, maintenance, improvement, repair, or replacement of association facilities, including expenses for taxes, insurance, operating reserves, capital reserves, and emergency funds; common planning, facilities, and infrastructure expenses; obligations arising from an environmental covenant; community programming; open space; recreation amenities; or charitable expenses.

Reinvestment Fee Amount: The reinvestment fee is up to .5% of the value on the burdened property described in Exhibit "A," unless excepted from payment in the declaration. Please contact the Association for information on whether the property in question may qualify for an exception.

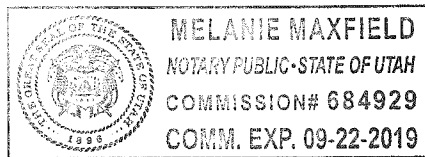
DATED: 4/24/17



By: Daron Smith
Its: Authorized Representative

STATE OF UTAH)
 :SS
County of Salt Lake)

The execution of the forgoing instrument was acknowledged before me this 4/24, 2017 by Daron Smith as an Authorized Representative of MALLARD BAY, who is personally known to me or who has provided an acceptable and adequate identification.



Notary Public

EXHIBIT A
LEGAL DESCRIPTION

A parcel of land situate in the Southeast Quarter of Section 12, township 6 South, Range 1 West, Salt Lake Base and Meridian, being more particularly described as follows:

Beginning at a point that lies South 89° 49' 52" West 915.62 feet long the Quarter Section Line from the East Quarter Corner of Section 12, Township 6 South, Range 1 West, Salt Lake Base and Meridian (Basis of bearings is South 89° 49' 52" West between The East Quarter Corner and the West quarter Corner of said Section 12) and running thence South 21°13'05" East 146.22 feet to a point on a 268.00 foot radius non tangent curve to the right, (radius bears South 16°56'17" East); thence along the arc of said curve 19.00 feet through a central angle of 04°03'43"; thence South 12°52'35" East 186.00 feet; thence South 62°06'08" West 42.51 feet; thence South 32°03'34" West 42.51 feet; thence South 14°22'55" East 89.67 feet; thence South 34°56'36" East 106.90 feet; thence South 55°03'24" West 23.79 feet; thence South 37°31'11" East 106.90 feet thence South 50°00'22" East 84.92 feet thence South 55°03'24" West 8.08 feet; thence South 34°56'36" East 80.16 feet; thence South 55°24'53" West 25.00 feet; thence South 34°56'36" East 171.00 feet; thence South 55°03'24" West 89.00 feet to a point on a 11.00 foot radius tangent curve to the left, (radius bears South 34°56'36" East); thence along the arc of said curve 17.28 feet through a central angle of 90°00'00"; thence South 34°56'36" East 21.00 feet; thence South 55°03'24" West 56.00 feet; thence North 34°56'36" West 153.10 feet; thence South 55°03'24" West 178.49 feet to the East line of Redwood Road; thence along said East line the following (4) courses: North 35°05'15" West 143.11 feet, and North 37°07'45" West 256.07 feet to a point on a 2831.70 foot radius tangent curve to the right, (radius bears North 52°52'15" East), and along the arc of said curve 661.17 feet through a central angle of 13°22'44", and North 23°52'14" West 180.36 feet to the Quarter Section line; thence North 89°49'52" East 593.77 feet along said line to the pint of beginning. Property contains 11,334 acres.