

When Recorded Return To:

D.R. Horton, Inc.
12351 South Gateway Park Place, Suite D-100
Draper, Utah 84020
Attention: Krisel Travis

**SECOND SUPPLEMENTAL DECLARATION TO THE
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR
SUMMIT RIDGE TOWNHOMES**

THIS SECOND SUPPLEMENTAL DECLARATION TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR SUMMIT RIDGE TOWNHOMES (this “**Second Supplemental Declaration**”) is made as of April 1, 2022, by D.R. HORTON, INC., a Delaware corporation (“**Declarant**”), with reference to the following:

RECITALS

A. On December 3, 2020, Declarant caused to be recorded as Entry No. 192503:2020 in the official records of the Office of the Recorder of Utah County, Utah (the “**Official Records**”), that certain Declaration of Covenants, Conditions and Restrictions for Summit Ridge Townhomes (the “**Original Declaration**”) pertaining to a residential unit development known as Summit Ridge Townhomes located in Santaquin City, Utah County, Utah.

B. On August 3, 2021, Declarant caused to be recorded as Entry No. 135938:2021 in the Official Records that certain First Supplemental Declaration and First Amendment to the Declaration of Covenants, Conditions and Restrictions for Summit Ridge Townhomes (the “**First Supplemental Declaration**”).

C. The Original Declaration provides that Declarant shall have the right and option, from time to time at any time, to subject some or all of the Additional Land described in the Original Declaration to the terms, conditions and restrictions created by the Original Declaration by the recordation of a supplemental declaration, which shall be effective upon recording the supplemental declaration in the Official Records.

D. Pursuant to Section 4.1 of the Original Declaration, Declarant desires to subject to the Original Declaration, as previously supplemented and amended by the First Supplemental Declaration, and as supplemented by this Second Supplemental Declaration, that portion of the Additional Land described in Exhibit “A,” which is attached hereto and incorporated herein by this reference (the “**Subject Property**”).

E. Declarant is executing and delivering this Second Supplemental Declaration for the purpose of subjecting the Subject Property to the provisions of the Original Declaration, as

previously supplemented and amended, and as supplemented by this Second Supplemental Declaration.

SECOND SUPPLEMENTAL DECLARATION

NOW, THEREFORE, for the reasons recited above, Declarant hereby declares as follows:

1. All defined terms as used in this Second Supplemental Declaration shall have the same meanings as those set forth in the Original Declaration, as previously supplemented and amended, unless otherwise defined in this Second Supplemental Declaration.

2. The Subject Property is hereby subjected to the Original Declaration, as previously supplemented and amended, and as supplemented by this Second Supplemental Declaration, and shall be held, transferred, sold, conveyed, occupied, improved and developed subject to the covenants, restrictions, easements, charges and liens set forth in the Original Declaration, as previously supplemented and amended, and as supplemented by this Second Supplemental Declaration, which provisions are hereby ratified, approved, confirmed and incorporated herein by this reference, with the same force and effect as if fully set forth herein and made again as of the date hereof. The Subject Land shall hereafter be deemed to be a part of the Property, as such term is defined in Section 1.52 of the Original Declaration.

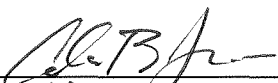
3. The provisions of the Original Declaration, as previously supplemented and amended, and as amended by this Second Supplemental Declaration, shall run with the Subject Property and shall be binding upon all Persons having any right, title, or interest in the Subject Property or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each Owner thereof.

4. Except as supplemented and amended by the provisions of this Second Supplemental Declaration, the Original Declaration, as previously supplemented and amended, shall remain unmodified and in full force and effect.

5. The Original Declaration, as previously supplemented and amended, and as amended by this Second Supplemental Declaration, shall collectively be referred to as the "Declaration."

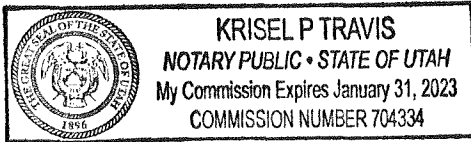
IN WITNESS WHEREOF, Declarant has caused this Second Supplemental Declaration to be executed by an officer duly authorized to execute the same as of the date first above written.

D.R. HORTON, INC.,
a Delaware corporation

By: 
Name: Adam B. Lese
Title: Vice President

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged to me this 1 day of April, 2022, by Adam R. Loser, in such person's capacity as the Vice President of D.R. Horton, Inc., a Delaware corporation.



Krisel P Travis
NOTARY PUBLIC

EXHIBIT "A"
TO
SECOND SUPPLEMENTAL DECLARATION TO THE DECLARATION OF
COVENANTS, CONDITIONS AND
RESTRICTIONS FOR SUMMIT RIDGE TOWNHOMES

Legal Description of the Subject Property

The Subject Property consists of that certain real property located in Utah County, Utah more particularly described as follows:

Plat D

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N0°05'18"W ALONG THE SECTION LINE 331.29 FEET AND WEST 1723.87 FEET FROM THE SOUTHEAST CORNER OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE WEST 13.00 FEET; THENCE SOUTH 7.52 FEET; THENCE WEST 55.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF A 15.00 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT (RADIUS BEARS: WEST) 23.56 FEET THROUGH A CENTRAL ANGLE OF 90°00'00" (CHORD: S45°00'00"W 21.21 FEET); THENCE WEST 223.00 FEET; THENCE NORTH 671.72 FEET; THENCE N89°43'53"E 630.61 FEET; THENCE SOUTH 79.33 FEET; THENCE EAST 36.69 FEET; THENCE SOUTH 55.00 FEET; THENCE S9°15'52"W 18.63 FEET; THENCE S0°24'58"E 137.69 FEET; THENCE SOUTH 44.31 FEET; THENCE WEST 12.86 FEET; THENCE S70°46'42"W 55.86 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 102.50 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (RADIUS BEARS: N77°36'34"E) 37.12 FEET THROUGH A CENTRAL ANGLE OF 20°45'05" (CHORD: S22°45'59"E 36.92 FEET); THENCE S33°08'31"E 8.59 FEET; THENCE ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT 22.21 FEET THROUGH A CENTRAL ANGLE OF 84°49'23" (CHORD: S9°16'10"W 20.23 FEET); THENCE ALONG THE ARC OF A 456.00 FOOT RADIUS CURVE TO THE LEFT 4.82 FEET THROUGH A CENTRAL ANGLE OF 0°36'21" (CHORD: S51°22'41"W 4.82 FEET); THENCE WEST 305.64 FEET; THENCE SOUTH 234.83 FEET TO THE POINT OF BEGINNING.

ALSO INCLUDING:

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N0°05'18"W ALONG THE SECTION LINE 413.76 FEET AND WEST 538.07 FEET FROM THE SOUTHEAST CORNER OF SECTION 10, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE N89°17'18"W 161.48 FEET; THENCE ALONG THE ARC OF A 283.00 FOOT RADIUS CURVE TO THE RIGHT 20.72 FEET THROUGH A CENTRAL ANGLE OF 4°11'45" (CHORD: N87°11'25"W 20.72 FEET); THENCE N85°05'33"W 9.31 FEET; THENCE N4°54'27"E 20.00 FEET; THENCE N85°05'33"W 278.54 FEET; THENCE S4°54'27"W 20.00 FEET; THENCE N85°05'33"W 107.26 FEET; THENCE ALONG THE ARC OF A 217.00 FOOT RADIUS CURVE TO THE LEFT 68.09 FEET THROUGH A CENTRAL ANGLE OF 17°58'40" (CHORD: S85°55'07"W 67.81 FEET); THENCE N13°31'44"W 75.13 FEET; THENCE N77°44'48"E 53.57 FEET; THENCE S85°35'20"E 176.49 FEET; THENCE S85°01'53"E 26.75 FEET; THENCE S85°02'14"E 192.00 FEET; THENCE S77°47'12"E 16.43 FEET; THENCE S89°17'18"E 194.20 FEET; THENCE S0°42'42"W 57.96 FEET; THENCE S89°17'18"E 5.51 FEET; THENCE S0°42'42"W 20.00 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±9.01 NET ACRES