

WHEN RECORDED RETURN TO:

Davencourt Townhomes at Pilgrams Landing Homeowners Association c/o FCS Community Management
PO Box 5555
Draper, UT 84020

801-256-0465 manager@hoaliving.com

ENT 44367:2010 PG 1 of 2 RODNEY D. CAMPBELL UTAH COUNTY RECORDER 2010 May 28 3:46 pm FEE 157.00 BY ED RECORDED FOR DAVENCOURT AT PILGRIMS LAND

Space Above for Recorder's Use Only

Parcel #	37:131:0001-0017	LOT 1 Through 17, DAVENCOURT AT PILGRIMS LANDING PLAT ONE SUBDV
Parcel #	37:137:0017-0029	LOT 17 Through 29, PLAT TWO, DAVENCOURT AT PILGRIM'S LANDING SUBDV
Parcel #	37:140:0029-0046	LOT 29, Through 46, PLAT THREE, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:143:0041-0056	LOT 41 Through 56, PLAT FOUR, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:143:0148	LOT 148, PLAT FOUR, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:147:0057	LOT 57, Through 75, PLAT FIVE, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:147:0150	LOT 150, PLAT FIVE, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:149:0076-0090	LOT 76 Through 90, PLAT SIX, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:149:152	LOT 152, PLAT SIX, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:150:0091-0102	LOT 91, Through LOT 102 PLAT SEVEN, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:150:0154	LOT 154, PLAT SEVEN, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:153:0103-0123	LOT 103, Through 123 PLAT EIGHT, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:153:0156	LOT 156, PLAT EIGHT, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:154:0124-0133	LOT 124 Through 133, PLAT NINE, DAVENCOURT AT PILGRIMS LANDING SUBDV
Parcel #	37:154:0158	LOT 158, PLAT NINE, DAVENCOURT AT PILGRIMS LANDING SUBDV.

NOTICE OF ASSESSMENT & NOTICE OF REINVESTMENT FEE COVENANT

Each Lot or Unit in Davencourt Townhomes is subject to recurring assessments. Escrow agents, title companies, or others desiring current information as to the status of assessments should contact FCS Community Management; PO Box 5555; Draper, UT 84020. The phone number is 801-256-0465. The email address is manager@hoaliving.com.

This notice affects the parcels referenced above and any subsequent parcels added to the community via appropriate expansion documentation.

ADDITIONALLY, please note that the Buyer or Seller of a Lot or Unit at Davencourt Townhomes shall be required to pay to the Davencourt Townhomes at Pilgrams Landing Homeowners Association at the time of closing or settlement of the sale of his or her Lot or Unit a Reinvestment Fee in a sum to be determined by the governing board.

This is not a large master planned development. The amount of the Reinvestment Fee may not exceed .5% of the value of the Lot or Unit at the time of closing unless the Lot or Unit is part of a large master planned development and shall comply with the requirements of Utah Code Ann., Section 57-1-46(5) (2010) as amended or supplemented.

The name of the association of owners responsible for the collection and management of the Reinvestment Fee is the Davencourt Townhomes at Pilgrams Landing Homeowners Association

(the "Association") and the address is c/o FCS Community Management; PO Box 5555; Draper, UT 84020. The phone number is 801-256-0465. The email address is manager@hoaliving.com.

The Reinvestment Fee Covenant is intended to run with the Land and to bind successors in interest and assigns thereof.

The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Land or any Lot.

The duration of the Reinvestment Fee Covenant is ongoing until amended or supplemented.

The purpose of the Reinvestment Fee is limited to one or more of the following: common planning, facilities, and infrastructure; obligations arising from an environmental covenant; community programming; resort facilities; open space; recreation amenities; charitable purposes; or association expenses (including, but not limited to, administrative set-up fees).

The Reinvestment Fee required to be paid under the Reinvestment Fee Covenant shall benefit the burdened property.

IN WITNESS WHEREOF, the Association has executed this notice the <u>28th</u> day of May, 20 10.

DAVENCOURT TOWNHOMES AT PILGRAMS LANDING HOMEOWNERS

ASSOCIATION

Name: Michael Johnson

Title: Authorized Representative/Managing Agent

ACKNOWLEDGMENT

STATE OF UTAH

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COUNTY OF (attacke)

On the <u>28th</u> day of <u>May</u>, 20 <u>10</u>, personally appeared before me <u>Michael Johnson</u>, who by me being duly sworn, did say that he is the Authorized Representative/Managing Agent of the Davencourt Townhomes at Pilgrams Landing Homeowners Association, and that the within and foregoing notice was signed in behalf of said Association by authority of its Board of Trustees, and said <u>Michael Johnson</u> duly acknowledged to me that said Association authorized the

DEIDRE JANE HABINC
NOTARY PUBLIC-STATE OF UTAH
COMMISSION# 580918
COMM. EXP. 12-01-2013