

When Recorded Return to:

DPW Heber, Inc.
6282 Cobblecrest Rd.
Holladay, UT 84121

NOTICE OF REINVESTMENT FEE COVENANT

Pursuant to Utah Code § 57-1-46(6), the Saddle Creek Owners Association, a Utah non-profit corporation (the "**Association**"), hereby gives notice of a Reinvestment Fee Covenant which burdens the real property described in Exhibit A (the "**Burdened Property**"), attached hereto, and any additional land that is annexed into and made subject to the Amended and Restated Declaration of Covenants, Conditions, and Restrictions for Saddle Creek, that was recorded on November 30, 2021, as Entry No. 511328 in the records of Wasatch County, and any amendments or supplements thereto (the "**Declaration**"). The Reinvestment Fee Covenant is created by and is set forth in Article V, Section 5.19 of the Declaration.

The Reinvestment Fee Covenant requires, among other things, that upon the transfer of any of the Burdened Property subject to the Declaration, the transferee, other than the Declarant, is required to pay a reinvestment fee determined by the Association's Board of Directors in accordance with Article 5, Section 5.19 of the Declaration, unless the transfer falls within an exclusion listed in Utah Code § 57-1- 46(8).

BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a Burdened Property conveyance within the **Saddle Creek** subdivision that:

1. The name and address of the beneficiary of the Reinvestment Fee Covenant is:

Saddle Creek Owners Association
6282 Cobblecrest Rd.
Holladay, UT 84121

2. The burden of the Reinvestment Fee Covenant is intended to run with the Burdened Property and to bind successors in interest and assigns.

3. The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Burdened Property.

4. The duration of the Reinvestment Fee Covenant is perpetual. The Association's members, by and through a vote as provided for in the amendment provisions of the Declaration, may amend or terminate the Reinvestment Fee Covenant.

EXHIBIT A
LEGAL DESCRIPTION

All of **SADDLE CREEK SUBDIVISION - PHASE 1**, according to the official plat filed in the office of the Wasatch County Recorder on June 16, 2021 as Entry Number 502193.

Including Lots 1 through 9

Parcel Numbers: 00-0021-6228 through 00-0021-6236

All of **SADDLE CREEK SUBDIVISION - PHASE 2**, according to the official plat filed in the office of the Wasatch County Recorder on August 27, 2021 as Entry Number 506242.

Including Lots 10 through 19 and 34 through 36

Parcel Numbers: 00-0021-6420 through 00-0021-6429
00-0021-6430 through 00-0021-6432

All of **SADDLE CREEK SUBDIVISION - PHASE 3**, according to the official plat filed in the office of the Wasatch County Recorder on August 27, 2021 as Entry Number 506245.

Including Lots 20 through 23

Parcel Numbers: 00-0021-6433 through 00-0021-6436

All of **SADDLE CREEK SUBDIVISION - PHASE 4**, according to the official plat filed in the office of the Wasatch County Recorder.

Including Lots 24 through 33

More particularly described as:

BEGINNING AT A POINT WHICH IS NORTH 00°06'16" WEST ALONG THE SECTION LINE 2129.81 FEET AND WEST 360.90 FEET FROM THE THE SOUTHEAST CORNER OF SECTION 3, TOWNSHIP 4 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 82°52'27" WEST 203.39 FEET; THENCE NORTH 82°23'52" WEST 87.25 FEET; THENCE NORTH 88°43'04" WEST 337.60 FEET; THENCE NORTH 00°07'41" WEST 193.66 FEET; THENCE NORTH 88°43'04" WEST 31.50 FEET; THENCE NORTH 01°16'56" EAST 56.00 FEET; THENCE NORTH 88°43'04" WEST 51.57 FEET; THENCE 00°20'29" EAST 195.03 FEET; THENCE SOUTH 88°43'03" EAST 210.49 FEET; THENCE SOUTH 89°11'03" EAST 344.66 FEET; THENCE SOUTH 10°43'24" WEST 133.26 FEET; THENCE SOUTH 89°59'25" EAST 176.15 FEET; THENCE SOUTH 00°05'19" EAST 299.81 FEET TO THE POINT OF BEGINNING.

AREA = 6.31 ACRES

Parcel Numbers: Not yet assigned