

THE LINKS AT THE HOMESTEAD

NOTICE OF REINVESTMENT FEE COVENANT

(Pursuant to Utah Code § 57-1-46)

Pursuant to Utah Code § 57-1-46, this Notice of Reinvestment Fee Covenant (the “**Notice**”) provides notice that a reinvestment fee covenant (the “**Reinvestment Fee Covenant**”) affects the real property that is described in **Exhibit A** to this Notice. A Reinvestment Fee Covenant has been recorded as part of that certain Amended and Restated Declaration of Covenants, Conditions, and Restrictions for the Links at the Homestead (the “**Declaration**”) with the Office of Recorder for Wasatch County, Utah on May 15, 2012 as Entry No. 378847, as amended.

THEREFORE, BE IT KNOWN TO ALL OWNERS, SELLERS, BUYERS, AND TITLE COMPANIES owning, purchasing, or assisting with the closing of a property conveyance within the Links at the Homestead Planned Unit Development (the “**Project**” or “**The Links at the Homestead**”) that:

1. The Links at the Homestead Owners Association, Inc. (the “**Association**”) is the beneficiary of the Reinvestment Fee Covenant. The Association’s registered address is 12227 S. Business Park Dr., Ste. 200, Draper, UT 84020. The address of the Association’s registered agent, or other authorized representative, may change from time to time. Any party making payment of the Reinvestment Fee Covenant should verify the most current address for the Association on file with the Utah Division of Corporations and/or Utah Department of Commerce Homeowner Associations Registry.
2. The Project governed by the Association is an approved development of less than 500 lots and includes a commitment to fund, construct, develop, or maintain common infrastructure and Association facilities.
3. The purpose of the Reinvestment Fee Covenant is to generate funds dedicated to benefitting the burdened property and payment for common facilities and infrastructure.
4. The Reinvestment Fee Covenant benefits the burdened property and the Reinvestment Fee required to be paid is required to benefit the burdened property.

5. The amount of the Reinvestment Fee shall be established by the Association's Board of Directors, subject to the applicable limitations in Utah Code § 57-1-46. Unless otherwise determined by the Board, the amount of the Reinvestment Fee shall be as follows:

- One third of one percent (0.3%) of the value of the Unit.

6. For purposes of this Notice, the "value" of the Unit shall be the higher of: (1) the purchase price paid for the Unit, including any improvements thereto or thereon;(2) the value of the Unit, including any improvements, as determined by the property tax assessor as of the date of the transfer of title; or (3) the value of the Unit, including any improvements thereon or thereto, as of the date of the transfer of title, as determined in an appraisal that may be obtained (in the discretion of the Board) and paid for by the Association using an appraiser selected by the transferee of the property from a list of appraisers selected by the Association. Notwithstanding the foregoing, the amount of the Reinvestment Fee may be

7. Pursuant to Utah Code, the Reinvestment Fee Covenant may not be enforced upon: (a) an involuntary transfer; (b) a transfer that results from a court order; (c) a bona fide transfer to a family member of the seller within three degrees of consanguinity who, before the transfer, provides adequate proof of consanguinity; (d) a transfer or change of interest due to death, whether provided in a will, trust, or decree of distribution; (e) a transfer between an individual and a limited liability company, corporation, trust, or other entity owned or established for said individual for purposes of estate planning and/or asset protection for said individual; or (f) the transfer of burdened property by a financial institution, except to the extent that the reinvestment fee covenant requires the payment of a common interest association's costs directly related to the transfer of the burdened property, not to exceed \$250.00.

8. The existence of the Reinvestment Fee Covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property.

[Remainder of page intentionally left blank. Signature page follows.]

IN WITNESS WHEREOF, the Association has executed this Notice on the date set forth below, to be effective upon recording with the Office of Recorder for Wasatch County, Utah.

THE LINKS AT THE HOMESTEAD OWNERS ASSOCIATION, INC.

By: 
Roger Trevett

Date: 11/16/2022

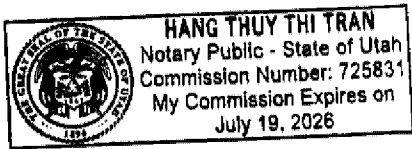
Its: President

STATE OF UTAH)

:SS

COUNTY OF Summit)

Before me, on the 16th day of November, 2022, before me, a notary public, personally appeared Roger Trevett, in his capacity as president of The Links at the Homestead Owners Association, Inc., personally known to me or proved on the basis of satisfactory evidence, who acknowledged before me that he executed the foregoing instrument on behalf of said corporation with all necessary authority.



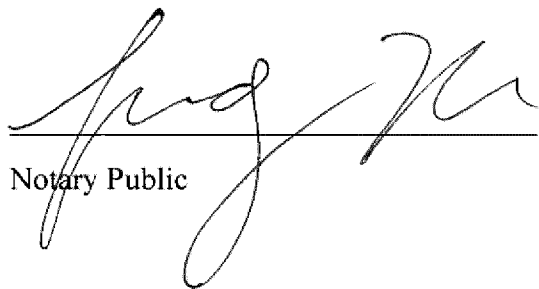

Notary Public

EXHIBIT A
Legal Description

The real property and lots and units referred to in the foregoing Third Amendment are located in Wasatch County, Utah and are described more particularly as follows:

Links at the Homestead PUD Plat "A" – Amended, all Lots; and Links at the Homestead PUD Plat "B" – Amended, all Lots; according to the final plats on file and of record in the Office of Recorder for Wasatch County, Utah, as amended, together with all appurtenant Common Area and Facilities as shown thereon.

Parcel Nos.: 00-0020-4844, 00-0020-4845, 00-0020-4846, 00-0020-4847, 00-0020-4849, 00-0020-4850, 00-0020-4851, 00-0020-4852, 00-0020-4853, 00-0020-4854, 00-0020-4855, 00-0020-4856, 00-0020-4857, 00-0020-4858, 00-0020-4859, 00-0020-4860, 00-0020-4861, 00-0020-4862, 00-0020-4863, 00-0020-6676, 00-0020-6677, 00-0020-6678, 00-0020-6679, 00-0020-6680, 00-0020-6681, 00-0020-6682, 00-0020-6683, 00-0020-6684, 00-0020-6685, 00-0020-6686, 00-0020-6687, 00-0020-6688, 00-0020-6689, 00-0020-6690, 00-0020-6691, 00-0020-6692, 00-0020-6693, 00-0020-6694, 00-0020-6695, 00-0020-6696, 00-0020-6697, 00-0020-6698, 00-0020-6699, 00-0020-6700, 00-0020-6701, 00-0020-6702, 00-0020-6703, 00-0020-6704, 00-0020-6705, 00-0020-6706, 00-0020-6707, 00-0020-6708, 00-0020-6709, 00-0020-6710, 00-0020-6711, 00-0020-6712

Lot Nos.:

Lot 1	Lot 16	Lot 30	Lot 44
Lot 2	Lot 17	Lot 31	Lot 45
Lot 3	Lot 18	Lot 32	Lot 46
Lot 4	Lot 19	Lot 33	Lot 47
Lot 6	Lot 20	Lot 34	Lot 48
Lot 7	Lot 21	Lot 35	Lot 49
Lot 8	Lot 22	Lot 36	Lot 50
Lot 9	Lot 23	Lot 37	Lot 51
Lot 10	Lot 24	Lot 38	Lot 52
Lot 11	Lot 25	Lot 39	Lot 53
Lot 12	Lot 26	Lot 40	Lot 54
Lot 13	Lot 27	Lot 41	Lot 55
Lot 14	Lot 28	Lot 42	Lot 56
Lot 15	Lot 29	Lot 43	Lot 57