

When Recorded Return To:
Boyer Ridgeview Commercial, L.C.
101 S. 200 E, Ste. 200
Salt Lake City, Utah 84111

**SUPPLEMENT TO MASTER DECLARATION OF
COVENANTS, CONDITIONS, AND RESTRICTIONS,
AND RESERVATION OF EASEMENTS
FOR
RIDGEVIEW
PLAT G
IN
HIGHLAND, UTAH**

This Supplement to Master Declaration of Covenants, Conditions, and Restrictions and Reservation of Easements for Ridgeview Plat G located in Highland, Utah, is made and executed by Boyer Ridgeview Commercial, L.C., a Utah limited liability company with an address of 101 S. 200 E., Ste. 200, Salt Lake City, Utah 84111 (the “Declarant”).

RECITALS

WHEREAS, that certain Master Declaration of Covenants, Conditions, and Restrictions, and Reservation of Easements for Ridgeview was recorded with the Utah County Recorder on June 22, 2021 as Entry No. 111864:2021 (the “Master Declaration”) for the Ridgeview development project (the “Project”);

WHEREAS, the Master Declaration provides that the Project may be developed in phases and additional land may be annexed into and made part of the Project and made subject to the Master Declaration;

WHEREAS, the Master Declaration further provides that said phases and/or additional land may be made subject to additional restrictions, conditions, or covenants imposed on a Unit or Owner as part of a discrete phase or neighborhood developed within the Project (collectively, “Additional Covenants”) by Declarant’s recording of a Supplement to Declaration;

WHEREAS, CND-Ridgeview North, LLC, a Utah limited liability company (“CND”) is the record fee owner of certain real property located in Utah County, Utah more specifically described in Exhibit “A” hereto and incorporated herein by this reference (the “Ridgeview Plat G Property”);

WHEREAS, Declarant and CND desire to develop the Ridgeview Plat G Property to include additional Units and other improvements of a less significant nature;

WHEREAS, a final plat for the Ridgeview Plat G Property has been or will be recorded with the Utah County Recorder;

WHEREAS, Declarant and CND now intend that this Ridgeview Plat G Property shall be subject to and burdened and benefitted by the Master Declaration

SUPPLEMENT TO DECLARATION

NOW, THEREFORE, for the reasons recited above, and for the benefit of the Project and the Owners therein, Declarant hereby executes this Supplement to Master Declaration of Covenants, Conditions, and Restrictions, and Reservation of Easements for Ridgeview (the "Supplement to Master Declaration").

1. Legal Description. The real property defined herein as the Ridgeview Plat G Property is more fully described in Exhibit "A" hereto. The Ridgeview Plat G Property shall be and hereby is submitted to the provisions of the Master Declaration. Said land and the Units thereon shall be held, transferred, sold, conveyed, and occupied subject to the provisions of the Master Declaration, as it may be further supplemented or amended from time to time.

2. Annexation. Consistent with the rights and authority reserved to Declarant in the Master Declaration, the Ridgeview Plat G Property shall be and hereby is annexed into the Project and made subject to the Master Declaration, which, upon recordation of this instrument shall constitute and effectuate the expansion of the Project making the Ridgeview Plat G Property subject to the powers, rights, duties, functions, and jurisdiction of the Ridgeview Master Association (the "Master Association").

3. Common Areas. As reflected on the plat for Ridgeview Plat G, Parcels A, B, and C are designated as Common Area and shall be owned and maintained by the Master Association.

4. Benefitted Neighborhood. Consistent with the Master Declaration, the Ridgeview Plat G Property is hereby designated as Benefitted Neighborhoods.

5. Service Area. Consistent with the Master Declaration, the Ridgeview Plat G Property is hereby designated as a distinct Service Area.

6. Description of the Project, as Supplemented by this Supplement to Master Declaration. Ridgeview currently consists of 568 Units. Ridgeview Plat G consists of 54 Units. Upon recording of the Ridgeview Plat G and this Supplement to Master Declaration, Ridgeview shall consist of 622 Units.

7. Covenants, Conditions and Restrictions Run with the Land. This Supplement to Declaration and the Terms and Conditions established herein are binding on each Owner and his/her/their assigns and successors in interest and are intended to and shall run with the land.

8. Consent to Recording. CND, as owner of the Ridgeview Plat G Property, hereby consents to the recording of this Supplement, which consent is evidenced by its signature below.

Dated this 27th day of January, 2023.

BOYER RIDGEVIEW COMMERCIAL, L.C.

By: _____

Name: Brian Gochnour

Its: MANAGER

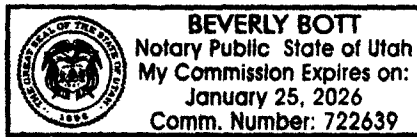
STATE OF UTAH)
) ss
COUNTY OF SALT LAKE)

On this 27th day of January, 2023, personally appeared before me Brian Gochnour, whose identity is personally known to me, or proven on the basis of satisfactory evidence and who by me duly sworn/affirmed, did say that he/she is the duly authorized representative of the corporation and that said document was signed by him/her on behalf of said corporation with all necessary authority, and acknowledged to me that said corporation executed the same.

Beverly Bott
Notary Public

My commission expires:

1/25/2026



CND-RIDGEVIEW NORTH, LLC,
a Utah limited liability company

By: [Signature]
Name: John Burchfield
Its: General Counsel

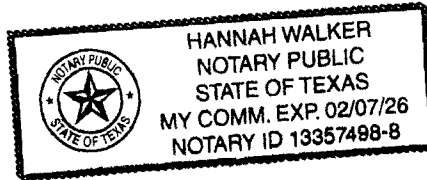
STATE OF TEXAS)
) ss
COUNTY OF HARRIS)

On this 30th day of January, 2023, personally appeared before me John Burchfield, whose identity is personally known to me, or proven on the basis of satisfactory evidence and who by me duly sworn/affirmed, did say that he is the duly authorized representative of the corporation and that said document was signed by him on behalf of said corporation with all necessary authority, and acknowledged to me that said corporation executed the same.

[Signature]
Notary Public

My commission expires:

2/7/23



**EXHIBIT A
LEGAL DESCRIPTION**

**EXHIBIT A
PROPERTY DESCRIPTION**

Lots 701 through 757, inclusive, Parcels A, B, and C, and all private roads contained within RIDGEVIEW PLAT G, according to the official plat thereof recorded January 17, 2023 as Entry No. 2759:2023 in the office of the Utah County Recorder.

Tax ID #s: 51-738-0701 through 51-738-0762