

8094156

COVENANTS ON WHITE FARM SUBDIVISION  
8/22/2001

1. ALL HOMES TO BE AT LEAST 1,400 SQ FT ON THE MAIN FLOOR, INCLUDING BOTH FLOORS ON ANY MULTI-LEVEL OR 2 STORY DESIGNS.
2. ALL EXTERIOR SURFACE TO BE OF HARD SURFACE MATERIAL. EXAMPLE: BRICK, STONE, OR STUCCO. ALL EXTERIOR COLORS TO BE OF A SEMI-NATURAL COLOR, SO AS NOT TO BE OF AN OFFENSIVE NATURE TO OTHER POTENTIAL HOME BUYERS.
3. ALL ROOF DESIGNS TO BE NOT LESS THAN A 5/12 PITCH SLOPE. A STEEPER PICTCHED DESIGN IS ACCEPTABLE.
4. ALL ROOF DESIGNS TO ARCHITECHAL TYPE ASPHALT SHINGLES. THE STANDARD THREE TAB SHINGLES ARE NOT ACCEPTABLE.
5. ALL HOMES WILL HAVE AT LEAST A DOUBLE-CAR GARAGE.
6. ALL HOMEOWNER INSTALLED FENCING WILL BE WHITE VINYL NON-SEE THRU TYPE.
7. STONE OR ROCK WALLS ARE NOT ACCEPTABLE.
8. ALL NEW HOMEOWNERS ARE REQUIRED TO HAVE AT LEAST THE FRONT YARD LANDSCAPING COMPLETE WITHIN 180 DAYS OF OCCUPANCY OF THE HOME. THE BALANCE OF THE LANDSCAPING WILL BE COMPLETE WITHIN 18 MONTHS OF OCCUPANCY.
9. AT NO TIME WILL THERE BE BROKEN DOWN VEHICLES PARKED ON THE ROADWAY IN THE SUBDIVISION FOR MORE THAN 24 HOURS. THERE MAY BE TIMES WHEN EXCEPTIONS WOULD BE ALLOWED, ALL EFFORTS SHOULD BE MADE TO REMOVE THESE VEHICLES IN A TIMELY MANNER.
10. AT NO TIME WILL THERE BE ANY DEISEL OR LARGE TRANSPORT VEHICLE ALLOWED TO BE PARKED IN OR AROUND THE PUBLIC ROADWAYS FOR MORE THAN A REASONABLE AMOUNT OF TIME. THIS MEANS NO OVERNIGHT PARKING.
11. ANY RECREATIONAL VEHICLES, SUCH AS TRAVEL TRAILERS, MOTOR HOMES, BOATS OR ANY OTHER TYPE OF R/V EQUIPMENT SHOULD BE OFF OF THE ROADS AND ON THE OWNERS PROPERTY. THERE MAY BE TIMES WHEN OWNERS OF THIS EQUIPMENT MAY NEED TO PARK THESE ITEMS ON THE ROADWAYS, BUT THIS SHOULD NOT BE FOR AN EXTENDED LENGTH OF TIME.
12. ALL CONTRACTORS WORKING IN THE SUBDIVISION WILL BE REQUIRED AT ALL TIMES TO KEEP EACH LOT THAT THEY ARE BUILDING ON REASONABLY CLEAN AND FREE OF EXCESSIVE BUILDING DEBRIS, BY HAVING A DUMPSTER ON THE SITE OR A WOOD BOX ON THE SITE TO KEEP CONSTRUCTION DEBRIS FROM BLOWING AROUND THE AREA AND ADJOINING HOMES OR THE SCHOOLYARD THAT ADJOINS THE PROPERTY.
13. IT WILL BE THE RESPONSIBILITY OF ANY AND ALL GENERAL CONTRACTORS TO HAVE IN PLACE AT LEAST ONE PORTABLE TOILET FOR EVERY FIVE HOMES THAT THEY HAVE UNDER CONSTRUCTION. THESE WILL HAVE TO BE CLEANED AND SERVICED ON AT LEAST A WEEKLY BASIS, IN ORDER TO AVOID BAD SMELLS THAT MAY BE EMITTED FROM THE UNIT.

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH

County of Salt Lake } SS.

*Bryan White*

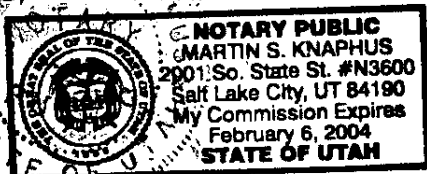
DECEMBER 18, 2001  
DATE

BRYAN WHITE AND

PERSONALLY APPEARED THE ABOVE NAMED  
ACKNOWLEDGED THE FORE GOING COVENENTS.

BEFORE ME.

*Martin S. Knaphus*  
NOTARY



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