

NOTICE OF REINVESTMENT FEE COVENANT ASPEN CONDOMINIUM

Pursuant to the requirements of Utah Code § 57-1-46 (the "Code"), this Notice of Reinvestment Fee Covenant (the "Notice") satisfies the requirements of the Code and serves as record notice for that certain reinvestment fee covenant (the "Covenant") in the Declaration of Covenants, Conditions, and Restrictions of ASPEN CONDOMINIUM in Logan, Cache County, Utah, as recorded on the 21st day in the month of August in the year 2024 as entry no. 1362607 in the recorder's office of Cache County in the State of Utah (the "Declaration").

BE IT KNOWN TO ALL BUYERS, SELLERS, AND TITLE COMPANIES that:

1. The name and address of the beneficiary under the Covenant are ASPEN CONDOMINIUM (the "Association"), c/o North HOA Management, 2723 S Hwy 89, Suite 1, Wellsville, Utah 84339. If and when this contact information becomes outdated, contact with the Association can be made through its registered agent. The current registered agent of the Association can be found through the Utah Department of Commerce, Division of Corporations.
2. The burden of the Covenant is intended to run with the land (i.e., the Property) and to bind successors in interest and assigns. The duration of the Covenant shall be ongoing until properly amended or eliminated, or until prohibited by operation of law.
3. As of the record date of this Notice, and as duly established by resolution of the Association's Board, an amount of one-half percent (0.5%) of the value (i.e., the purchase price) of a burdened property shall be charged. This amount shall be paid by the buyer of the burdened property unless otherwise agreed in writing by the buyer and the seller of the burdened property. This amount shall be in addition to any pro rata share of Association assessments due and adjusted at settlement. The existence of the Covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property. The purpose of the amount required to be paid under the Covenant is to facilitate the maintenance of common areas, facilities, and/or Association expenses and improvements, and is required to benefit the Property, including the burdened property.

ASPEN CONDOMINIUM

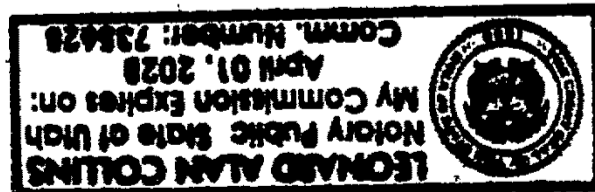

Wayne Merritt, Director

Date: 8/21, 2024

STATE OF UTAH)
 : ss
COUNTY OF MORGAN)

On the above-written date and proven by satisfactory evidence, the above-named individual did personally appear before me and, while under oath or affirmation, did say that he is a Director of ASPEN CONDOMINIUM, is authorized by the Association to execute this Notice, executed the same in that capacity, and did acknowledge that Association is bound thereby.

(Seal)



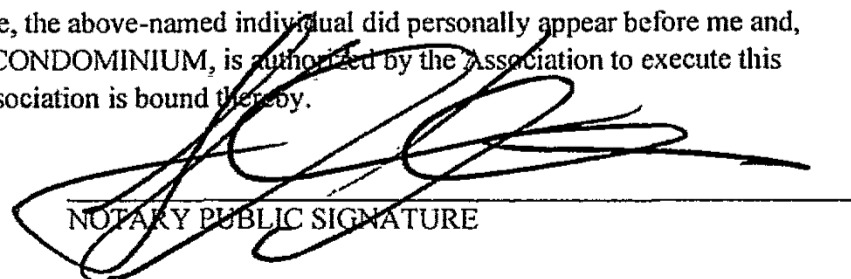

NOTARY PUBLIC SIGNATURE

EXHIBIT A
Legal Description of the Property

PHASE 1: The property and Units/Lots 1-7 as described in the Record of Survey Map—Aspen Condominium plat that was recorded in the recorder's office of Cache Country, Utah, on February 9, 1973, as Entry No. 371362, such units/lots also known as parcel nos. 07-081-0001 – 0007.

PHASE 2: The property and Units/Lots 325, 335, 345, 355, 365, 375, and 385 as described in the Record of Survey Map—Aspen Condominium UNIT 2 plat that was recorded in the recorder's office of Cache Country, Utah, on June 3, 1974, as Entry No. 379193, such units/lots also known as parcel nos. 07-092-0001 – 0007.

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WHEN RECORDED, MAIL TO:

Aspen Condominium
 c/o CCI Law
 577 S 150 E
 Smithfield, Utah 84335

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<u>Unit/Lot No.</u>	<u>Parcel No.</u>	<u>Unit/Lot No.</u>	<u>Parcel No.</u>
1	07-081-0001	325	07-092-0001
2	07-081-0002	335	07-092-0002
3	07-081-0003	345	07-092-0003
4	07-081-0004	355	07-092-0004
5	07-081-0005	365	07-092-0005
6	07-081-0006	375	07-092-0006
7	07-081-0007	385	07-092-0007