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WHEN RECORDED, MAIL TO:

WINSTON PARK HOMEOWNERS ASSOCIATION
c/o CCI Law
577 S 150 E
Smithfield, Utah 84335

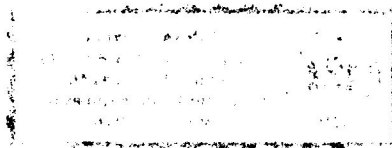


W3354589

NOTICE OF REINVESTMENT FEE COVENANT WINSTON PARK HOMEOWNERS ASSOCIATION

Lots 101-154 of the Winston Park Subdivision as shown on the plat entitled the same that was recorded as Entry No. 3245491 on the 12th day of the month of July 2022, in the Recorder's Office of Weber Country, Utah.

<u>Lot No.</u>	<u>Parcel No.</u>		<u>Lot No.</u>	<u>Parcel No.</u>		<u>Lot No.</u>	<u>Parcel No.</u>
101	15-796-0001		121	15-796-0021		141	15-796-0041
102	15-796-0002		122	15-796-0022		142	15-796-0042
103	15-796-0003		123	15-796-0023		143	15-796-0043
104	15-796-0004		124	15-796-0024		144	15-796-0044
105	15-796-0005		125	15-796-0025		145	15-796-0045
106	15-796-0006		126	15-796-0026		146	15-796-0046
107	15-796-0007		127	15-796-0027		147	15-796-0047
108	15-796-0008		128	15-796-0028		148	15-796-0048
109	15-796-0009		129	15-796-0029		149	15-796-0049
110	15-796-0010		130	15-796-0030		150	15-796-0050
111	15-796-0011		131	15-796-0031		151	15-796-0051
112	15-796-0012		132	15-796-0032		152	15-796-0052
113	15-796-0013		133	15-796-0033		153	15-796-0053
114	15-796-0014		134	15-796-0034		154	15-796-0054
115	15-796-0015		135	15-796-0035		<end>	
116	15-796-0016		136	15-796-0036			
117	15-796-0017		137	15-796-0037			
118	15-796-0018		138	15-796-0038			
119	15-796-0019		139	15-796-0039			
120	15-796-0020		140	15-796-0040			



NOTICE OF REINVESTMENT FEE COVENANT

WINSTON PARK HOMEOWNERS ASSOCIATION

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 Second Amended and Restated Declaration of Covenants, Conditions, and Restrictions of WINSTON PARK HOMEOWNERS ASSOCIATION in Ogden, Weber County, Utah, as recorded on the 16 day in the month of January in the year 2025 as entry no. 3354588 in the recorder's office of Weber 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 WINSTON PARK HOMEOWNERS ASSOCIATION (the "Association"), 1835 W 1500 S, Salt Lake City, UT, 84104. 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 0.5% (1/2%) 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.

DECLARANT

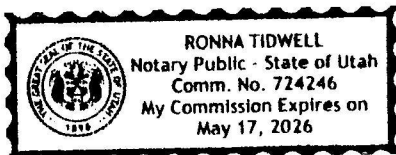
Wade Rumsey
Wade Rumsey, Authorized Member or Manager
Ogden 3, LLC

Date: 16 Jan., 20245

State of Utah)
) ss.
County of Weber)

On the 16 day of January, in the year 2025, the above-named individual, proven by satisfactory evidence, personally appeared before me and, while under oath or affirmation, stated that he is an authorized member or manager of the Declarant, did sign this instrument of his own free will, and that the Declarant shall be bound by the same.

(Seal)



Ronna Tidwell
NOTARY PUBLIC SIGNATURE

EXHIBIT A
Legal Description of the Property

Lots 101-154 of the Winston Park Subdivision as shown on the plat entitled the same that was recorded as entry no. 3245491 on the 12th day of the month of July 2022, in the recorder's office of Weber Country, Utah, such lots also known as parcel nos. 15-796-0001 – 0054.

PCV

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