

12-594-0101 to 0148
12-636-0201 to 0230 3124628
BK 7127 PG 554

12-655-0301 to 0326
WHEN RECORDED, RETURN TO:

E 3124628 B 7127 P 554-557
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
10/24/2018 01:42 PM
FEE \$108.00 Pgs: 4
DEP RTT REC'D FOR WESTERN MANAGE
NT ASSOC

WESTERN MANAGEMENT ASSOC.
4252 So. Highland Drive #105
Salt Lake City, Utah 84124

NOTICE OF REINVESTMENT AND TRAFNER FEE
(Pursuant to Utah Code Ann. §57-1-46)

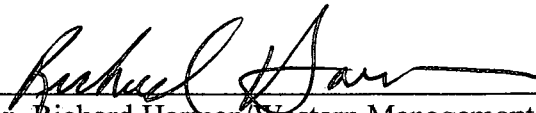
BE IT KNOWN TO ALL SELLERS, BUYERS AND TITLE COMPANIES that:

Pursuant to the requirements of Utah Code Ann. §57-1-46 (2010), this is a notice of a reinvestment fee that will run with the land.

1. A reinvestment fee is due upon transfer of title. Crystal Creek Homeowners Association, 2775 West 100 North, West Point, Utah, 84015, care of Western Management Assoc., PO Box 9375, SLC, UT 84124. Phone: (801) 278.5060. When the contact information in this paragraph becomes outdated, contact with the Association may be made through its registered agent.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 above referenced reinvestment and transfer fee covenant is intended to run with the land located in Davis County, Utah described in **Exhibit A**, attached hereto and incorporated herein by this reference, and to bind successors in interest and assigns. The amount of the Reinvestment Fee may not exceed ½ of 1.0% of the total purchase price of the Lot/Unit and may be changed from time to time by the board of directors. Transfer fee may not exceed \$200.00.
3. The above referenced reinvestment fee covenant shall continue and remain in full force and effect until the board of directors may elect in writing to amend or repeal the notice accordingly.

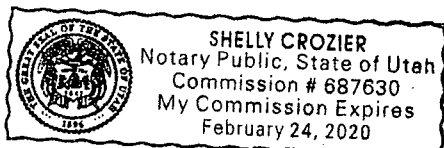
DATE: 10-23, 2018

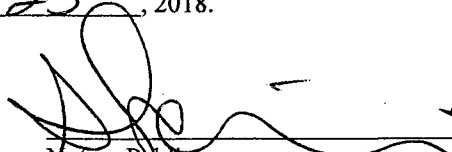
**CRYSTAL CREEK
HOMEOWNERS ASSOCIATION**


By: Richard Harman/Western Management Assoc.
Its: Authorized Agent

STATE OF UTAH)
) :SS
COUNTY OF SALT LAKE)

Subscribed and sworn to before me on October 23, 2018.




Notary Public

WP
1 Page
+ 98.00

3124628
BK 7127 PG 555

~~2066168~~
~~BK 3767 PG 456~~

12-594-0101 to 0148

E 2066166 B 3767 P 456
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
04/14/2005 12:52 PM
FEE \$108.00 Pgs: 1
DEP RTT REC'D FOR WEST POINT CITY

MARCH 4, 2005
IVORY NORTH, A JOINT
VENTURE

CRYSTAL CREEK PHASE 1
SUBDIVISION
LOTS 101 THRU 140, LOT H &
PARCELS A THRU G
NW 4 4N - 2W
OUT OF #12-032-0078
NEW # 12-594 +
FILE #4231

BOUNDARY DESCRIPTION

Beginning at a point on the section line, said line also being the centerline of 3000 West Street and being North 00°03'50" East 1743.42 feet along the section line from the West Quarter Corner of Section 4, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running;
thence North 00°03'50" East 437.04 feet along the section line and centerline of 3000 West Street;
thence South 89°56'51" East 1325.56 feet to the east line of the west One-half of the Northwest Quarter of said section 4;
thence South 00°05'32" West 532.98 feet along the east line of the West One-half of the Northwest Quarter of said section 4;
thence North 89°56'10" West 100.73 feet;
thence North 86°26'40" West 30.00 feet;
thence Southwesterly 6.40 feet along the arc of a 319.93 foot radius curve to the left (Center bears North 86°26'40" West, chord bears South 04°07'42" West 6.40 feet through a central angle of 01°08'44");
thence North 85°17'56" West 30.00 feet;
thence North 89°56'10" West 295.97 feet;
thence North 75°00'21" West 62.59 feet;
thence North 15°00'00" East 15.98 feet;
thence North 75°00'00" West 30.00 feet;
thence North 88°54'33" West 158.34 feet;
thence North 00°03'50" East 29.75 feet;
thence North 89°55'05" West 528.00 feet to the section line and centerline of 3000 West Street and the point of beginning.

Contains: 633,580 square feet. 14.545 acres.

12-636-0201 thru 0230

3124628
BK 7127 PG 556

~~2149568~~
~~BK 3983 PG 467~~

E 2149566 B 3983 P 467
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
03/03/2006 01:09 PM
FEE \$37.00 Pgs: 1
DEP RT REC'D FOR WEST POINT CITY

FEBRUARY 27, 2006
IVORY HOMES, LTD.
IVORY NORTH

CRYSTAL CREEK PH. 2 SUBD.
LOTS 201 THRU 226 & PARCEL "C"
NW 4, T4N, R2W
OUT OF #12-032-0075,0080,0081
NEW # 12-636+
FILE # 4411

BOUNDARY DESCRIPTION

Beginning at a point on the section line, said line also being the centerline of 3000 West Street and being North 00°03'50" East 1549.69 feet along the section line from the West Quarter Corner of Section 4, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running,
thence South 89°55'05" East 290.70 feet;
thence North 00°03'50" East 193.73 feet to a point on the south line of Crystal Creek Subdivision Phase I;
thence South 89°55'05" East 237.30 feet along the south line of Crystal Creek Subdivision Phase I;
thence South 00°03'50" West 29.75 feet along said subdivision;
thence South 88°54'33" East 158.34 feet along the south line of Crystal Creek Subdivision Phase I, to the west line of 2875 West Street;
thence South 75°00'00" East 30.00 feet to a point on the centerline of 2875 West Street;
thence South 15°00'00" West 15.98 feet along said centerline;
thence South 75°00'21" East 162.59 feet to the Southwest corner of Lot 132, Crystal Creek Subdivision Phase I;
thence South 37°47'27" West 84.13 feet;
thence South 15°00'00" West 182.00 feet;
thence South 00°03'50" West 185.20 feet;
thence South 19°46'36" West 60.00 feet to a point of curvature;
thence Northwesterly 45.02 feet along the arc of a 397.00 foot radius curve to the left (center bears South 19°46'36" West, chord bears North 73°28'20" West 45.00 feet through a central angle of 06°29'52");
thence South 00°03'50" West 188.19 feet;
thence North 89°54'10" West 112.51 feet;
thence North 00°03'50" East 88.60 feet;
thence West 594.00 feet to the centerline of 3000 West Street said line also being on the section line;
thence North 00°03'50" East 192.50 feet along the centerline of 3000 West Street, also being along the section line;
thence East 42.63 feet;
thence Southeasterly 5.51 feet along the arc of a 15.00 foot radius curve to the left (center bears North 21°02'22" East, chord bears South 79°28'49" East 5.48 feet through a central angle of 21°02'22");
thence East 96.82 feet;
thence Southeasterly 73.42 feet along the arc of a 430.00 foot radius curve to the right (center bears South, chord bears South 85°06'32" East 73.33 feet through a central angle of 09°46'57");
thence North 00°03'50" East 112.25 feet;
thence North 89°55'05" West 217.90 feet to a point on the centerline of 3000 West Street and the section line;
thence North 00°03'50" East 177.78 feet along the centerline of 3000 West Street and the section line to the point of beginning.

Contains: 439,685 square feet 10.093 acres, 26 lots 1 parcel.

1 pg
+ 46⁰⁰

3124628
BK 7127 PG 557

2185704
BK 4079 PG 1073

E 2185704 B 4079 P 1073
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/19/2006 03:58 PM
FEE \$56.00 Pgs: 1
DEP RTT REL'D FOR WEST POINT CITY

12-655-0301 thru 0326

July 13, 2006
IVORY DEVELOPMENT LLC

CRYSTAL CREEK PHASE 3 SUBDIVISION

LOTS 301 THRU 326

04 T4N R2W NW

Out of 12-032-0083

New # 12-655 +
File # 4493

BOUNDARY DESCRIPTION

Beginning at the Southeast Corner of Lot 206, Crystal Creek Phase 2 Subdivision, said point being North 00°03'50" East 986.50 feet along the section line and South 89°54'10" East 706.51 feet to and along the south line to the Southeast Corner of said Lot 206, Crystal Creek Phase 2 Subdivision from the West Quarter Corner of Section 4, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running:

thence North 00°03'50" East 188.19 feet along the east line to the Northeast Corner of Lot 206, Crystal Creek Phase 2 Subdivision, being on the south line of 50 North Street;

thence Southeasterly 45.02 feet along the arc of a 397.00 foot radius curve to the right (center bears South 13°16'44" West and long chord bears South 73°28'20" East 45.00 feet through a central angle of 06°29'52") along the south line of 50 North Street as defined on the said Crystal Creek Phase 2 Subdivision;

thence North 19°46'36" East 60.00 feet to the Southeast Corner of Lot 205, Crystal Creek Phase 2 Subdivision, being on the north line of 50 North Street;

thence North 00°03'50" East 185.20 along the east line to an angle point in the east line of said Crystal Creek Phase 2 Subdivision;

thence North 15°00'00" East 182.00 feet along the east line to an angle point in the east line of said Crystal Creek Phase 2 Subdivision;

thence North 37°47'27" East 84.13 feet along the east line to the Northeast Corner of Lot 201, Crystal Creek Phase 2 Subdivision, said point also being the Southwest Corner of Lot 132, Crystal Creek Phase 1 Subdivision;

thence South 89°56'10" East 295.97 feet along the south line of Crystal Creek Phase 1 Subdivision to the Southeast Corner of Lot 130, Crystal Creek Phase 1 Subdivision, said point also being on the west line of 2825 West Street as defined on the said Crystal Creek Phase 1 Subdivision;

thence South 85°17'56" East 30.00 feet to the centerline of said 2825 West Street;

thence Northeasterly 6.40 feet along the arc of a 319.93 foot radius curve to the left (center bears North 85°17'56" West and long chord bears North 04°07'42" East 6.40 feet through a central angle of 01°08'44") along the centerline of said 2825 West Street;

thence South 86°26'40" East 30.00 feet to the east line of said 2825 West Street, also being the Southwest Corner of Lot 129, Crystal Creek Phase 1 Subdivision;

thence South 89°56'10" East 100.73 feet along the south line to the Southeast Corner of Lot 129, Crystal Creek Phase 1 Subdivision;

thence South 00°05'32" West 662.00 feet;

thence North 89°54'40" West 618.45 feet to the Southeast Corner of Lot 206, Crystal Creek Phase 2 Subdivision, being the point of beginning.

Contains 369,588 square feet, 8.485 acres, 26 lots.