

WHEN RECORDED, PLEASE MAIL TO:

Richmond American Homes of Utah, Inc.  
c/o Benson Whitney  
849 West Levoy Dr,  
Salt Lake City, Utah 84123

12856381  
9/26/2018 2:01:00 PM \$190.00  
Book - 10716 Pg - 2020-2024  
ADAM GARDINER  
Recorder, Salt Lake County, UT  
RAY QUINNEY & NEBEKER  
BY: eCASH, DEPUTY - EF 5 P.

Parcel NOS: see  
Exhibit B

**SECOND AMENDMENT TO DECLARATION  
OF PROTECTIVE COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR  
SOUTH HILLS POD 4**

THIS SECOND AMENDMENT TO DECLARATION OF PROTECTIVE COVENANTS, CONDITIONS AND RESTRICTIONS FOR SOUTH HILLS POD 4 (this "Amendment") is made and executed this 20 day of September, 2018, by Richmond American Homes of Utah, Inc., a Colorado corporation, with an address of 849 West Levoy Dr, Salt Lake City, Utah 84123 ("Declarant").

**RECITALS**

A. Declarant is the owner of certain real property in Herriman City, Salt Lake County, Utah, more particularly described on Exhibit A attached hereto (the "Property").

B. Declarant recorded that certain Declaration of Protective Covenants, Conditions and Restrictions for South Hills Pod 4 with the Salt Lake County Recorder on March 13, 2018 as Entry No. 12732616 (the "Original Declaration").

C. Declarant recorded that certain First Amendment to Declaration of Protective Covenants, Conditions and Restrictions for South Hills Pod 4 with the Salt Lake County Recorder on July 20, 2018 as Entry No. 12814577 (the "First Amendment," and together with the Original Declaration, the "Declaration").

D. Declarant desires to amend the Declaration as follows.

**AMENDMENT**

NOW, THEREFORE, the undersigned hereby amends the Declaration as follows:

1. Parking and Storage. Section 10.22 of the Declaration is hereby deleted in its entirety and replaced with the following:

10.22 Parking and Storage. No major mechanical work or repairs are to be conducted in streets or front yards. No inoperative vehicle shall be placed or remain on any Lot adjacent street for more than forty-eight (48) hours. No commercial-type vehicles and no trucks shall be parked or stored on the front yard

setback of any Lot or within the side yard buildings setback on the street side of a corner Lot, or on the residential street except while engaged in transportation. Trucks over three quarter ton capacity, buses, tractors, and maintenance or commercial equipment of any kind shall be parked or stored behind the front yard setback in an enclosed area screened from street view as approved by the Committee. Sufficient side yard gate access should be planned and provided for in the design of the home to permit ingress, egress, and storage on the side and rear yards, if any, of trailers and recreational type vehicles. The storage or accumulation of junk, trash, manure, or other offensive or commercial materials is prohibited. No pads used for the storage of items other than vehicles, either temporarily or permanently, shall be constructed within the side or the front yard setback requirements of a given Lot.

2. No Further Amendment. To the extent any of the provisions of this Amendment modify or conflict with any provisions in the Declaration, the provisions of this Amendment shall control. All provisions of the Declaration not expressly modified herein shall remain the same.

IN WITNESS WHEREOF, Declarant has executed this Declaration this 20 day of September, 2018.

**DECLARANT:**

RICHMOND AMERICAN HOMES OF UTAH,  
INC., a Colorado corporation

By: 

Name: Benson J. Whitney

Title: V.P. of Land Acquisition

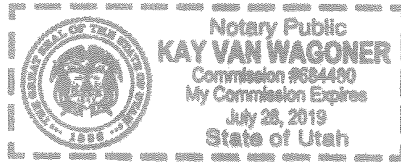
STATE OF UTAH )  
 : ss.  
 COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of September, 2018, by BENSON WHITNEY, the VP of Land Acquisition of Richmond American Homes of Utah, Inc. a Colorado corporation on behalf of said corporation.

K Van Wagoner  
Notary Public  
Residing at SALT LAKE County

My Commission Expires:

7.28.2019



1466300

**EXHIBIT A**

**(Legal Description of the Property)**

The Property is located in Herriman City, Salt Lake County, State of Utah, and is more particularly described as follows:

A PARCEL OF LAND SITUATED IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 4 SOUTH, RANGE 1 WEST; SALT LAKE BASE AND MERIDIAN, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT A POINT THAT IS NORTH 89°25'56" EAST ALONG THE NORTH SECTION LINE OF SECTION 17, 986.69 FEET FROM THE NORTH QUARTER CORNER OF SECTION 17, TOWNSHIP 4 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE NORTH 89°25'56" EAST 328.90 FEET; THENCE SOUTH 0°36'05" WEST 942.69 FEET; THENCE NORTH 89°23'55" WEST 92.00 FEET; THENCE NORTH 85°01'17" WEST 32.09 FEET; THENCE NORTH 89°23'55" WEST 94.17 FEET; THENCE NORTH 0°36'05" EAST 40.50 FEET; THENCE NORTH 89°23'55" WEST 220.31 FEET; THENCE SOUTH 0°36'05" WEST 81.00 FEET; THENCE NORTH 89°23'55" WEST 94.15 FEET; THENCE SOUTH 0°36'05" WEST 43.50 FEET; THENCE NORTH 89°23'55" WEST 124.30 FEET; THENCE NORTH 0°33'48" EAST 339.55 FEET; THENCE NORTH 89°07'38" EAST 328.66 FEET; THENCE NORTH 0°34'54" EAST 669.53 FEET TO THE POINT OF BEGINNING.

Contains +/- 9.16 acres

**EXHIBIT B**

**Parcel Nos.**

<b>Lot: South Hills Pod 4 Subdiv., Phase 1</b>	<b>Corresponding Parcel No.</b>
101	3317-202-006
102	3317-202-005
103	3317-202-004
104	3317-202-003
105	3317-202-007
106	3317-202-008
107	3317-202-009
108	3317-202-010
109	3317-202-014
110	3317-202-013
111	3317-202-012
112	3317-202-011
113	3317-202-015
114	3317-202-016
115	3317-202-017
116	3317-202-018
117	3317-202-022
118	3317-202-021
119	3317-202-020
120	3317-202-019
121	3317-202-023
122	3317-202-024
123	3317-202-025
124	3317-202-026
125	3317-202-043
126	3317-202-042
127	3317-202-041
128	3317-202-040
129	3317-202-039
130	3317-202-038
131	3317-202-037
132	3317-202-036
133	3317-202-035
134	3317-202-027
135	3317-202-028
136	3317-202-029

<b>Lot: South Hills Pod 4 Subdiv., Phase 1</b>	<b>Corresponding Parcel No.</b>
137	3317-202-030
138	3317-202-031
139	3317-202-032
140	3317-202-033
141	3317-202-034
142	3317-202-047
143	3317-202-046
144	3317-202-045
145	3317-202-044
146	3317-202-048
147	3317-202-049
148	3317-202-051
149	3317-202-050
150	3317-202-073
151	3317-202-072
152	3317-202-071
153	3317-202-070
154	3317-202-069
155	3317-202-068
156	3317-202-067
157	3317-202-066
158	3317-202-065
159	3317-202-064
160	3317-202-063
161	3317-202-062
162	3317-202-061
163	3317-202-060
164	3317-202-059
165	3317-202-058
166	3317-202-057
167	3317-202-056
168	3317-202-055
169	3317-202-054
A	3317-202-053
B	3317-202-002
C	3317-202-052
Roadway	3317-202-001