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Page 1 of 5

Rhonda Francis Summit County Recorder

08/31/2021 02:37:57 PM Fee \$116.00

By R. BROOKE WILLIAMSEN, P. C.

Electronically Recorded

WHEN RECORDED RETURN TO:

James C. Ziter, Attorney at Law

4885 South 900 East, Suite 104

Salt Lake City, Utah 84117

NOTICE OF REINVESTMENT FEE COVENANT

(Pursuant to Utah Code Ann. 57-1-46)

Pursuant to the requirements of Utah Code Ann. 57-1-46, this instrument is a Notice of Reinvestment Fee Covenant ("Notice") that satisfies the requirements of Utah Code Ann. 57-1-46(6) and serves as a record notice for that certain reinvestment fee covenant (the "Reinvestment Fee Covenant") that was duly approved on the 24th day of August, 2021, as Entry No. 01171520 in book 2687 at page 0899, (specifically at page 21 of 88) against the Property within the Amended and Restated Declaration of Condominium and Declaration of Conditions, Conditions and Restrictions, Reservation of Easements, Declaration of Consolidation, and Bylaws for Edelweiss Haus and Edelweiss Haus II (including Current Rules and Regulations) in Summit County, Utah, (the "Declaration").

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

1. The name and address of the beneficiary under the above referenced Reinvestment Fee Covenant is Edelweiss Haus Homeowners' Association, with address 1482 Empire Avenue, P.O. Box 495, Park City, Utah 84060. If and when the contact information in this paragraph becomes outdated, contact with the Association may be made through its registered agent.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 Fee Covenant is intended to run with the land described in Exhibit "A" and to bind successors in interest and assigns. The duration of the above referenced Reinvestment Fee Covenant shall continue and remain in full force and effect until there is recorded an instrument directing the termination or modification of such Reinvestment Fee Covenant after the vote and approval of the same in accordance with the Declaration.

3. As of the date of this Notice and subject to increase or modification from time to time, the reinvestment fee amount of .5% is assessed at the time of sale or transfer of a condominium unit or interest in the same. Such amount shall be in addition to any pro rata share of assessments due and adjusted at settlement. The existence of the Reinvestment Fee Covenant precludes the imposition of an additional reinvestment fee covenant on the burdened property. The purpose of this reinvestment fee is to benefit the burdened property by facilitating the maintenance of the common property including but not limited to payment for:

- (A) common planning, facilities, and infrastructure;
- (B) obligations arising from an environmental covenant;
- (C) community programming;

- (D) association facilities;
- (E) open space;
- (F) recreation amenities;
- (G) charitable purposes; or
- (H) association expenses.

EDELWEISS HAUS HOMEOWNERS' ASSOCIATION

By: 
Its: PRESIDENT

STATE OF UTAH)
 ss.
COUNTY OF SUMMIT)

On the 26 day of August, 2021, before me, the undersigned, a Notary Public in and for the said County and State, personally appeared _____, who represented to me that he/she is an officer and authorized representative of the Edelweiss Haus Homeowners' Association who executed the within instrument on behalf of the Association and acknowledged to me that he/she executed the same.

Notary Public

Residing at: Orange County, California
Commission Expires: 06/30/2022

**Certificate Attached for
California Notary Wording**

**CALIFORNIA ALL-PURPOSE
CERTIFICATE OF ACKNOWLEDGMENT
(CALIFORNIA CIVIL CODE § 1189)**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.


STATE OF CALIFORNIA)
COUNTY OF Orange)

On 08/26/2021 before me, Amanda Oton Martinez (Notary Public)
(Date) (Here Insert Name and Title of the Officer)

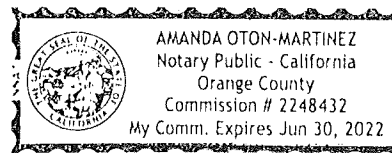
personally appeared Christopher John Faris,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same
in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument
the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.



Signature of Notary Public



(Notary Seal)

ADDITIONAL OPTIONAL INFORMATION

Description of Attached Document

Title or Type of Document: Notice if Reinvestment Fee Covenant Document Date: 08/26/2021

Number of Pages: 2 Signer(s) Other Than Named Above: N/A

Additional Information: N/A

EDELWEISS HAUS CONDOMINIUM PROJECT

Being all units contained in the Edelweiss Haus Condominium Project

UNIT NUMBER	LEGAL DESCRIPTION AND TAX ID NUMBER
A-2	BH-A-2
B-3	BH-B-3
C-4	BH-C-4
D-2	BH-D-2
E-3	BH-E-3
F-4	BH-F-4
G-2	BH-G-2
H-3	BH-H-3
I-4	BH-I-4
J-3	BH-J-3
K-4	BH-K-4
L-5	BH-L-5
M-3	BH-M-3
N-4	BH-N-4
O-5	BH-O-5
P-4	BH-P-4
Q-5	BH-Q-5
R-6	BH-R-6
S-4	BH-S-4
T-5	BH-T-5
U-6	BH-U-6

EDELWEISS HAUS II CONDOMINIUM PROJECT

Being all units contained in the Edelweiss Haus II Condominium Project

UNIT NUMBER	LEGAL DESCRIPTION AND TAX ID NUMBER
101	EH-2-101
102	EH-2-102
113	EH-2-113
114	EH-2-114
115	EH-2-115
116	EH-2-116
117	EH-2-117
118	EH-2-118
203	EH-2-203
204	EH-2-204
219	EH-2-219
220	EH-2-220
221	EH-2-221
222	EH-2-222
223	EH-2-223
224	EH-2-224
305	EH-2-305
306	EH-2-306
307	EH-2-307
308	EH-2-308
409	EH-2-409
410	EH-2-410
411	EH-2-411
412	EH-2-412
X	EH-2-X
Y	EH-2-Y
Z	EH-2-Z