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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
WESTERN MANAGEMENT ASSOC
4252 S HIGHLAND DR #105
SLC UT 84124
BY: SSA, DEPUTY - MI S P.

WHEN RECORDED, RETURN TO:
WESTERN MANAGEMENT ASSOC.
4252 So. Highland Drive #105
Salt Lake City, Utah 84124

NOTICE OF OWNER MAINTENANCE OBLIGATION

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

Pursuant to the Declaration of Ivy Springs Condominium Development, this is a notice of Owner Maintenance Obligation upon Sale of a Unit in Ivy Springs Condominium that will run with the land.

**IVY SPRINGS CONDOMINIUMS
Owner Maintenance Obligation**

This Notice of Owner Maintenance Obligation is adopted pursuant to the Declaration for Ivy Springs Condominium recorded October 30, 2002 and will run with the land.

1. All of the covenants, conditions and restrictions set forth in Article 3, **Description of the Units Limited Common Area, Interests and Plat**, Article 4, **Maintenance and Utilities**, and Article 9, **Use Restrictions** of the Declaration recorded October 30, 2002 shall apply.
2. Any Owner who elects to install or attach any equipment (such as but not limited to a Satellite Dish, Cable Installation, TV Antenna), to the roof or the exterior building structure agrees to remove when needed any such items and make any and all necessary repairs at his sole expense, to the roof and/or building structure needed to bring building back to original condition prior to any sell of the unit to a new purchaser.
3. Owners who do not comply with this notice will be assessed a \$500.00 fine at closing along with the anticipated cost to have the work performed by a licensed contractor and/or the new purchaser of the unit will be responsible for any such repairs needed to do the same.
4. Seller shall enter into a written agreement (of which a copy shall be delivered to the association) at closing with the purchaser to assume the obligation of maintenance going forward if the equipment is not removed prior to the sale and closing of the unit.

DATE: July 1, 2015

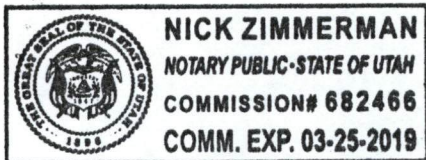
IVY SPRINGS CONDOMINIUMS
HOMEOWNERS ASSOCIATION

Richard Harman

By: Richard Harman/Western Management Assoc.
It's: Authorized Agent

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

Subscribed and sworn to before me on July 1, 2015



Nick Zimmerman
Notary Public