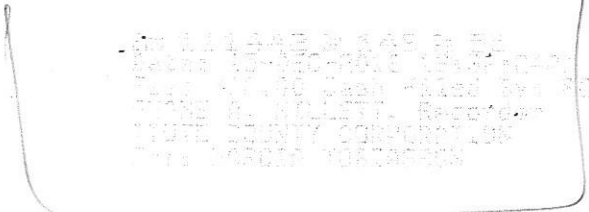


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DECLARATION OF FIRST AMENDED RESTRICTIVE COVENANTS
AND CONDITIONS FOR THE
COYOTES AND COWBOYS SUBDIVISION
COVENANTS, CONDITIONS AND RESTRICTIONS

WHEREAS THE Coyotes and Cowboys Line-Camp Subdivision is created and now existing in PIUTE COUNTY, State of Utah; and

WHEREAS the Subdivision desires to be mutually protected by the use of the real property by enacting and enforcing certain covenants, conditions and restrictions; and

WHEREAS the existing lot owners and those who become lot owners hereafter in the subdivision desire to bind and be bound by those certain covenants, conditions and restrictions; and

WHEREAS these amended covenants, conditions and restrictions are valid when signed and cannot be independently revoked.

IT IS HEREBY DECLARED:

1. In order to keep water system operational, road weeds controlled, fences and gates in good repair, there will be maintenance fee of \$250.00 per lot per year assessed. This assessment is a mandatory assessment and will be enforced through: a) shutting off access to water and/or b) placing a lien on the non-paying lot owner's property.
2. Houses may be constructed on the lot. However, mobile homes (trailer houses) are not permitted except for a period of time during which the home construction will be completed. Thereafter, the mobile home must be removed. ~~The County ordinances allow camp trailers for 2 or 3 consecutive months only.~~ *MT*
3. Animals may be permitted on the lots. However, each animal must be restrained on the lot by the owner thereof at all times. Animals may not run at-large.
4. Commercial storage containers are prohibited on all lots. These containers are sometimes referred to as cargo containers.
5. Water fees will be \$40 per month up to the first 20,000 gallons of water used. Additional fees will be charged at the rate of \$1.00 per 1,000 gallons of water used.

Dated this 15 day of December, 2016

Marcia Johnson

(Attachment to Declaration of First Amended Restrictive Covenants and Conditions for the Coyotes and Cowboys Subdivision)

State of Utah)
 §
County of Piute)

On this 15 day of December 2016, before me *Ricki Cannon* notary public, personally appeared **Marcia Tobiasson** personally known to me to be the person(s) whose name(s) is (are) subscribed to this instrument, and acknowledged that he/she/they) executed the same.

Ricki Cannon

NOTARY PUBLIC

