

**FIRST AMENDMENT TO THE AMENDED AND RESTATED DECLARATION OF
COVENANTS, CONDITIONS, AND RESTRICTIONS
FOR THE CEDARS TOWNHOMES**

Pursuant to Section 7.14.4 of the Amended and Restated Declaration of Covenants, Conditions, and Restrictions for the Cedars Townhomes, a planned unit development located in Cedar Hills, Utah, the Board of Directors of The Cedars Townhomes Owners Association, duly appointed pursuant to the Amended and Restated Declaration, having obtained the necessary approval from the requisite number of Directors, hereby amends the Amended and Restated Declaration recorded with the Utah County Recorder on January 20, 2022 as Entry No. 8826:2022 as follows. Section 7.14.4 is deleted and replaced with the following:

7.14.4 Lease Limit. No more than 40% of the Living Units may be rented at a given time. The lease limit shall not pertain to hardship exempt Living Units or bank owned Living Units. The lease limit may be removed or adjusted by the Board of Directors by further amendment to the Amended and Restated Declaration which need not be approved by the Owners and which may be implemented by the Board alone.

The undersigned hereby certifies, on behalf of the Board of Directors, that after finding that the condition set forth in Section 7.14.4.3 of the Amended and Restated Declaration was met, conducted a vote concerning this amendment on July 31, 2024, and approval from four of the five Directors was obtained.

DATED this 29 day of August, 2024.

THE CEDARS TOWNHOMES
OWNERS ASSOCIATION

By: Robbin S. Herlocker
Robbin S. Herlocker. President

In the County of Utah, State of Utah,
on this 29 day of August, 2024, a notary
public, personally appeared Robbin Herlocker,
proved on the basis of satisfactory evidence to be
the person(s) whose name(s) (is/are) subscribed to
this instrument, and acknowledged (he/she/they)
executed the same.

Andrea Allen
Notary Signature and seal

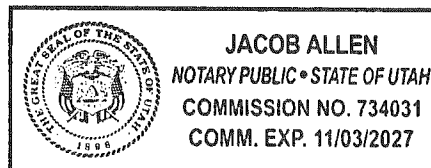


Exhibit A**Legal Description**

All Lots in The Cedars Townhomes Phase 1 as shown on the official plat thereof on file with the Utah County Recorder, Utah.

Parcel IDs:

36:972:0001	36:972:0110	36:972:0120	36:972:0130	36:972:0140	36:972:0150
36:972:0101	36:972:0111	36:972:0121	36:972:0131	36:972:0141	36:972:0151
36:972:0102	36:972:0112	36:972:0122	36:972:0132	36:972:0142	36:972:0152
36:972:0103	36:972:0113	36:972:0123	36:972:0133	36:972:0143	36:972:0153
36:972:0104	36:972:0114	36:972:0124	36:972:0134	36:972:0144	36:972:0154
36:972:0105	36:972:0115	36:972:0125	36:972:0135	36:972:0145	36:972:0155
36:972:0106	36:972:0116	36:972:0126	36:972:0136	36:972:0146	36:972:0156
36:972:0107	36:972:0117	36:972:0127	36:972:0137	36:972:0147	36:972:0157
36:972:0108	36:972:0118	36:972:0128	36:972:0138	36:972:0148	36:972:0158
36:972:0109	36:972:0119	36:972:0129	36:972:0139	36:972:0149	36:972:0159
					36:972:0160
					36:972:0161

The Cedars Townhomes Phase 2 as shown on the official map thereof on record in the Utah County Recorder's Office, Utah.

Parcel IDs:

65:014:0201	65:014:0211	65:014:0221	65:014:0231	65:014:0241
65:014:0202	65:014:0212	65:014:0222	65:014:0232	65:014:0242

65:045:0304	65:045:0314	65:045:0324	65:045:0334
65:045:0305	65:045:0315	65:045:0325	65:045:0335
65:045:0306	65:045:0316	65:045:0326	65:045:0336
65:045:0307	65:045:0317	65:045:0327	65:045:0337
65:045:0308	65:045:0318	65:045:0328	65:045:0338
65:045:0309	65:045:0319	65:045:0329	
65:045:0310	65:045:0320	65:045:0330	

All Lots in The Cedars Townhomes Phase 4 as shown on the official map thereof on record in the Utah County Recorder's Office, Utah.

Parcel IDs:

65:104:0401	65:104:0411	65:104:0421	65:104:0431	65:104:0441	65:104:0451
65:104:0402	65:104:0412	65:104:0422	65:104:0432	65:104:0442	65:104:0452
65:104:0403	65:104:0413	65:104:0423	65:104:0433	65:104:0443	65:104:0453
65:104:0404	65:104:0414	65:104:0424	65:104:0434	65:104:0444	65:104:0454
65:104:0405	65:104:0415	65:104:0425	65:104:0435	65:104:0445	
65:104:0406	65:104:0416	65:104:0426	65:104:0436	65:104:0446	
65:104:0407	65:104:0417	65:104:0427	65:104:0437	65:104:0447	
65:104:0408	65:104:0418	65:104:0428	65:104:0438	65:104:0448	
65:104:0409	65:104:0419	65:104:0429	65:104:0439	65:104:0449	
65:104:0410	65:104:0420	65:104:0430	65:104:0440	65:104:0450	