

# Soldier Summit Estates

## Buyer Information and Receipt for CC&R's and By-Laws

Thank you for purchasing your property in Soldier Summit Estates. As a homeowner and lot owner, you have made a purchase in one of the most prestigious subdivision in the area.

- Wooded lots from 6 to 15 acres
- All lots have underground water, telephone and electrical lines stubbed to lot
- Construction of homes, garages and fences are controlled by Soldier Summit Architectural Review Committee
- All lots have protective CC&R's (Codes, Covenants and Restrictions) and By-Laws
- Active Association Board of Directors
- All roads are built to the latest Utah county standards
- Water system is owned and operated by Soldier Summit Special Service District which is administered by Utah and Wasatch Counties

Each lot owner will be subject to the following when they purchase a lot in Plat C or Plat D

- Agree to be subject to the rules and regulations of the Association Architectural Review Committee and the Water Conservancy District. Each lot owner agrees to pay any and all assessments due to the Homeowner's Association and the Soldier Summit Special Services District.
- Only one water hook-up per lot
- Current billing rate for Soldier Summit Water as of January 1<sup>st</sup> 2017:
  - None Connected rate: monthly \$29.50 or \$354.00 annually
  - Connected rate: monthly \$46.50 or \$558.00 annually
- Homeowners Association dues are currently \$420 annually - due October 1<sup>st</sup>
- Pro-rated dues remaining at purchase to be paid at time of closing

Thank you for purchasing your lot from Soldier Summit Estates. Please call your sales representative with any questions. We here at Soldier Summit Estates welcome you to your mountain retreat.

Lot # \_\_\_\_\_

I have received a copy of the CC&R's and By-Laws, Seller's Property Condition Land Disclosure for Soldier Summit Estates, and Buyer Information letter.

Buyer \_\_\_\_\_

Date \_\_\_\_\_

Buyer \_\_\_\_\_

Date \_\_\_\_\_

**This form to accompany all real estate purchase contracts**