

NOTICE TO ALL OWNERS OF

Heritage Village Association, Inc.

PO Box 2368

Pocatello, ID 83206

March 31, 2017

RE: Necessary increase to future assessments at the Heritage Village Townhomes

Homeowners,

After reviewing the association's available cash on hand for 2017 and the still pressing need to replace the remaining roofs within the community, the Board of Directors deems it necessary to increase the ongoing monthly assessment by five dollars (\$5.00) and to renew the twelve (12) month twenty-five dollar (\$25.00) increase in the monthly assessment to pay for the next roof replacement. As it is recognized that this cost is best paid over time and with notice enough to prepare for all homeowners, this increase will not start until later this summer. As the Board of Directors, we are committed to maintaining your investment and keeping Heritage Village a wonderful place to live.

To meet these costs and commitments, starting August 1, 2017 and ending July 31, 2018 (twelve months), the Board of Directors, pursuant to the Declaration of Covenants, Conditions and Restrictions (CC&Rs) hereby authorizes an increase in the per unit monthly assessment of twenty-five dollars (\$25.00). Additionally, starting June 1, 2017, the Board of Directors, pursuant to the Declaration of Covenants, Conditions and Restrictions (CC&Rs) hereby authorizes an ongoing increase in the per unit monthly assessment of five dollars (\$5.00). These will increase the monthly assessment to one hundred thirty-five dollars (\$135.00) per month June 2017 to July 2018.

This Notice shall be recorded with the Bannock County Recorder's Office and shall remain in effect until such time as it is released and/or amended by the Board of Directors. This Notice shall be associated with and appurtenant to the real property described in Exhibit "A" attached hereto. Additionally, this Notice is associated with those certain CC&Rs and Amendments of the Association which bear the following Bannock County Recorder's Instrument Nos.: 497271, 565723, 586492, 618511, 619188, 641607, 646092, 651778, 733873, 20406008, 21311070, 21318418, 21401930, 21508371, and 21609121.

DAVID GEORGE, Board Member building A

ZENDA HALL, Board Member building B

NANCY HILL, Board Member building C

EMMA BURTON-HOPKINS, Board Member building D

GIL GROSS, Board Member building E

DEREK KENNEDY, Board Member building F

STATE OF IDAHO)
 :SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared DAVID GEORGE, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____

STATE OF IDAHO)
 :SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared ZENDA HALL, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____

STATE OF IDAHO)
 :SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared NANCY HILL, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____

STATE OF IDAHO)
:SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared EMMA BURTON-HOPKINS, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____

STATE OF IDAHO)
:SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared GIL GROSS, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____

STATE OF IDAHO)
:SS
County of Bannock)

On this ____ day of _____, 2017, before me, the undersigned Notary Public, in and for said State, personally appeared DEREK KENNEDY, a member of the Board of Directors of the Heritage Village Association, Inc., known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same on behalf of Heritage Village Association, Inc..

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first written above.

NOTARY PUBLIC STATE OF IDAHO
Commission Expires:_____