

1:7

①



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 25⁰⁰
Zone B-2

TAX SCHEDULE NO. 2945-14350-613 ^{003,003,004} CONTRACTOR ANGEL SIGN CO
BUSINESS NAME ANGEL McGees LICENSE NO. 268007
STREET ADDRESS 359 COLORADO AVE 1024103/04 ADDRESS 590 N. WEST BAY DR
PROPERTY OWNER J MARC ENTERPRISE INC TELEPHONE 244-8234
OWNER ADDRESS _____ CONTACT PERSON LORNIC METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 9 Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 ~~72~~ Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: _____ Feet Clearance to Grade: _____ Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:	
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

FOR OFFICE USE ONLY	
Signage Allowed on Parcel:	
<u>69 x 2</u> Building	<u>138</u> Sq. Ft.
<u>69 x 75</u> Free-Standing	<u>51,75</u> Sq. Ft.
Total Allowed:	<u>138</u> Sq. Ft.
	<u>- 9</u> (this sign)
	<u>129</u>

COMMENTS: SIGN #1

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] 2-17-10 PO Wendy Spurr 2/24/10
Applicant's Signature Date Planning Approval Date

(White: Planning) (Yellow: Neighborhood Services) (Pink: Applicant)



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 2500
Zone B-2

TAX SCHEDULE NO. 2945-14350-613 ^{003,003,004} CONTRACTOR ANGELA SIGN CO
BUSINESS NAME MAGGY McGees LICENSE NO. 268007
STREET ADDRESS 359 COLORADO AVE 1024103,104 ADDRESS 590 N. WEST BATTLE DR
PROPERTY OWNER J MARC ENTERPRISE INC TELEPHONE 244-8734
OWNER ADDRESS _____ CONTACT PERSON LORNIC METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 9 Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 ~~72~~ Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: _____ Feet Clearance to Grade: _____ Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:	
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

FOR OFFICE USE ONLY	
Signage Allowed on Parcel:	
<u>69 x 2</u> Building	<u>138</u> Sq. Ft.
<u>69 x 75</u> Free-Standing	<u>5,175</u> Sq. Ft.
Total Allowed:	<u>138</u> Sq. Ft.
	<u>- 9</u> (this sign)
	<u>129</u>

COMMENTS: SICOR #1 LG SICOR

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] 2-17-10 PO Wendy Spurr 2/24/10
Applicant's Signature Date Planning Approval Date

(White: Planning) (Yellow: Neighborhood Services) (Pink: Applicant)

2:7

2A+B



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 5⁰⁰
Zone B-2

TAX SCHEDULE NO. 2945-14350-613 CONTRACTOR ARCBL SIBA CO
BUSINESS NAME MAGBY McCREES LICENSE NO. 208007
STREET ADDRESS 359 COLORADO AVE - 102, 103, 104 ADDRESS 590 N WEST CANYON DR
PROPERTY OWNER J. MARC ENTERPRISE INC TELEPHONE 244-8934
OWNER ADDRESS _____ CONTACT PERSON LORRIE MOTT

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 7.2 (2 signs @ 3.507 sq each) Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: 10 Feet Clearance to Grade: 8-5 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

Sign 1 - Flushwall	9	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	9	Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:	
69x2 Building	138 Sq. Ft.
69x.75 Free-Standing	51.75 Sq. Ft.
Total Allowed:	138 Sq. Ft.
	- 9 (Sign 1)

COMMENTS: # 2A, 2B

SIG. ALLOWING NORTH
129
- 7.2 (this permit signs 2A+B)
121.8

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PD Wendy Spurr Planning Approval 2/24/10 Date

(White: Planning)

(Yellow: Neighborhood Services)

(Pink: Applicant)

3:7

3 A, B, C + D



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 5⁰⁰
Zone B-2

~~002.003.007~~

TAX SCHEDULE NO. 2945-14350-015 CONTRACTOR ANGEL SIGN CO
BUSINESS NAME MAGBY Mac Lees LICENSE NO. 208007
STREET ADDRESS 859 COLORADO AVE 102, 103, 104 ADDRESS 510 N. WEST BAY DR
PROPERTY OWNER JIMMIE ENTERPRISE INC TELEPHONE 244-8934
OWNER ADDRESS _____ CONTACT PERSON LORNIC METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 6.8 (4 signs @ 1.572 each) Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: 10 Feet Clearance to Grade: 8.5 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

Sign 1 - Flushwall	9	Sq. Ft.
Signs 2A + 2B - Flushwall	7.2	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	16.2	Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:

69 x 2 Building	138	Sq. Ft.
69 x 7.5 Free-Standing	51.75	Sq. Ft.
Total Allowed:	138	Sq. Ft.
	- 16.2	(Signs 1, 2A, 2B)
	<u>121.8</u>	(This permit for sign 3A, 3B, 3C, 3D)
	<u>115</u>	

COMMENTS: # 3A, 3B, 3C, 3D

69 Awnings
NORTH

NOTE: No sign may exceed 300 square feet. proposed and existing signage including types, (e, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PO Wendy Spurr Planning Approval 2/24/10 Date



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

4:7

4

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 5⁰⁰
Zone B-2

002,003,004

TAX SCHEDULE NO. 2945-14350-013 CONTRACTOR AUGER SIGN CO
BUSINESS NAME MARCY Mc Gees LICENSE NO. 208007
STREET ADDRESS 359 COLORADO AVE 104103104 ADDRESS 590 N- WEST CATE DR
PROPERTY OWNER J MARC ENTERPRISE INC TELEPHONE 244-8954
OWNER ADDRESS _____ CONTACT PERSON LORRIE METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 12 Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: 26 Feet Clearance to Grade: 14 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

Sign 1 - Flushwall	<u>9</u> Sq. Ft.
Signs 2A+B - Flushwall	<u>7.2</u> Sq. Ft.
Signs 3A, B, C + D	<u>6.8</u> Sq. Ft.
Total Existing:	<u>23</u> Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:

69 x 2 Building	<u>138</u> Sq. Ft.
69 x .75 Free-Standing	<u>51.75</u> Sq. Ft.
Total Allowed:	<u>138</u> Sq. Ft.

- 23 (Sign 1, 2A, B, 3A, B, C, D)
115
- 12 this permit
103 (3514)

COMMENTS: Sign #4
BLAD B.
NORTH

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PO Wendy Spivey Planning Approval 2/24/10 Date



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

5:7

5

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 5⁰⁰
Zone B-2

TAX SCHEDULE NO 2945-14350-013 ~~002,003,004~~ CONTRACTOR ALCORL SING CO
BUSINESS NAME NACCOY Mc CES LICENSE NO. 208007
STREET ADDRESS 359 COLORADO AVE 102103104 ADDRESS 590 N. WEST OAK DR
PROPERTY OWNER J KURE ENTERPRISE INC. TELEPHONE 244-8934
OWNER ADDRESS _____ CONTACT PERSON LONNIE METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 4 Square Feet
(1-3) Building Façade: 69 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 69 Linear Feet Name of Street: Colorado
(2-4) Height to Top of Sign: 10 Feet Clearance to Grade: 8.5 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

Sign 1 - Flushwall	<u>9</u>	Sq. Ft.
Signs 2A+2B - Flushwall	<u>7.2</u>	Sq. Ft.
Signs 3A, B, C + D - Flushwall	<u>6.8</u>	Sq. Ft.
Sign 4 - projecting	<u>12</u>	Sq. Ft.
Total Existing:	<u>35</u>	Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:

69 x 2 Building	<u>138</u>	Sq. Ft.
69 x .75 Free-Standing	<u>51.75</u>	Sq. Ft.
Total Allowed:	<u>138</u>	Sq. Ft.

-35 (signs 1, 2A, 2B, 3A, 3B, 3C, 3D + 4)
103 (this permit)
-4 (sign 5)
99

COMMENTS: # 5

SMALL SIGN

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PO Wendy Spurr Planning Approval 2/24/10 Date



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
Fee \$ 5⁰⁰
Zone B-2

6:7 (6)

TAX SCHEDULE NO 2945-14350-643 ^{002, 003, 004} CONTRACTOR ANGEL SIGN CO.
BUSINESS NAME MACEY McCREES LICENSE NO. 208007
STREET ADDRESS 359 COLORADO AVE 102, 103, 104 ADDRESS 590 N. WEST CATB DR
PROPERTY OWNER J MARL ENTERPRISES INC TELEPHONE 244-8934
OWNER ADDRESS _____ CONTACT PERSON Donnic Metz

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 12 Square Feet
(1-3) Building Façade: ~~55~~ 55 Linear Feet Building Façade Direction: North South East West
(4) Street Frontage: 55 Linear Feet Name of Street: S 4th
(2-4) Height to Top of Sign: 26 Feet Clearance to Grade: 14 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:	
<u>55 x 2</u> Building	<u>110</u> Sq. Ft.
<u>55 x 75</u> Free-Standing	<u>41.25</u> Sq. Ft.
Total Allowed:	<u>110</u> Sq. Ft.
	<u>-12</u> (this permit)
	<u>98</u> Sign

COMMENTS: SIGN #6 BLADE EAST

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PO Wendy Spurr Planning Approval 2/24/10 Date

(White: Planning) (Yellow: Neighborhood Services) (Pink: Applicant)



Public Works and Planning Department
250 North 5th Street, Grand Junction CO 81501
Tel: (970) 244-1430 FAX (970) 256-4031

Sign Permit

For Signs that DO NOT Require
a Building Permit

Date Submitted 2/18/10
 Fee \$ 5⁰⁰
 Zone B-2

002,003,004

TAX SCHEDULE NO. 2945-14350-43 CONTRACTOR ANDEL SIGN CO
 BUSINESS NAME NABBY Mc Lees LICENSE NO. 208007
 STREET ADDRESS 359 COLORADO AVE 122103,104 ADDRESS 540 N. WEST CANYON DR
 PROPERTY OWNER J MARC ENTERPRISES INC TELEPHONE 244-8934
 OWNER ADDRESS _____ CONTACT PERSON HOWARD METZ

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- 2. ROOF 2 Square Feet per Linear Foot of Building Façade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Façade
- 4. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

(1-4) Area of Proposed Sign: 3.4 (2 signs @ 1,572 each) Square Feet
 (1-3) Building Façade: 55 Linear Feet Building Façade Direction: North South East West
 (4) Street Frontage: 55 Linear Feet Name of Street: S 4th
 (2-4) Height to Top of Sign: 10 Feet Clearance to Grade: 8.5 Feet

EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

<u>Sign 6 - Projecting</u>	<u>12</u>	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	<u>12</u>	Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel:		
<u>55 x 2</u> Building	<u>110</u>	Sq. Ft.
<u>55 x 75</u> Free-Standing	<u>41.25</u>	Sq. Ft.
Total Allowed:	<u>110</u>	Sq. Ft.
	<u>- 12</u> (Sign 6)	

COMMENTS: SIGN # 7A, 7B LG ALUMINUM EAST
98 (this permit) 3.4 (sign 7) 94.6

NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] Applicant's Signature 2-17-10 Date PO Wendy Spurr Planning Approval 2/24/10 Date

PLAT IDENTIFICATION SHEET

RECEPTION NO/DATE/TIME

1870679 10/26/98 0409PM
MONIKA TODD CLK&REC MESA COUNTY CO
REC FEE \$50.00 SURCHG \$1.00

PLAT/CONDO BOOK 2 PAGE 143-147

DRAWER NO EE 24

FEE \$ 50⁰⁰ 1⁰⁰

NAME OF PLAT ST. REGIS CONDOMINIUMS

OWNERS/NAME OF COMMON INTEREST COMMUNITY/ NAME OF ASSOCIATION

ST. REGIS L.L.P.
SEGHATOLESLAMI, EBRAHIM

ST REGIS CONDOMINIUMS

OWNERS STATEMENT

The undersigned, St Regis L.L.P., a Colorado limited liability partnership, the owner of the herein described property, Lots 12, 13 the West 4 feet of Lot 14, the East 21 feet of Lot 14, Lots 15, 16 of Block 124 of the City of Grand Junction, County of Mesa and State of Colorado does hereby certify that this map of the St Regis Condominiums has been prepared and filed pursuant to the Colorado Common Interest Ownership Act C.R.S. 38-333-101 of the State of Colorado.

And is subjected to condominium Declarations recorded in Book 2498 Pages 67 through 84 of the Mesa County Clerk and Recorders records.

Executed this 20 day of October 1998 by
St Regis L.L.P.

Libraham Septholozem
By Libraham Septholozem, General Partner

STATE OF COLORADO)
COUNTY OF MESA) SS

The foregoing instrument was acknowledged before me this 20 day of October

A.D. 1998, by Libraham Septholozem,

Witness my hand and official seal Libraham Septholozem Notary public

My Commission Expires 10/1/01



SURVEYORS CERTIFICATE

I, Merritt P. Dismant do hereby certify that I am a registered Professional Land Surveyor, and that this plat of the ST REGIS CONDOMINIUMS was prepared from a survey performed under my direct supervision and that this plat and the condominium maps that are a part of this survey comply with the Colorado Common Interest Ownership Act C.R.S. 38-333-101.

Merritt P. Dismant 10/1/98
Merritt P. Dismant Colo PLS 10597



CLERK AND RECORDERS CERTIFICATE

STATE OF COLORADO)
COUNTY OF MESA) SS

I hereby certify that this instrument was filed in my office at 4:27 o'clock P.M. this 26 day of October A.D. 1998 and is duly recorded in

Plot Book 2 Page 187 Reception No. 1870679

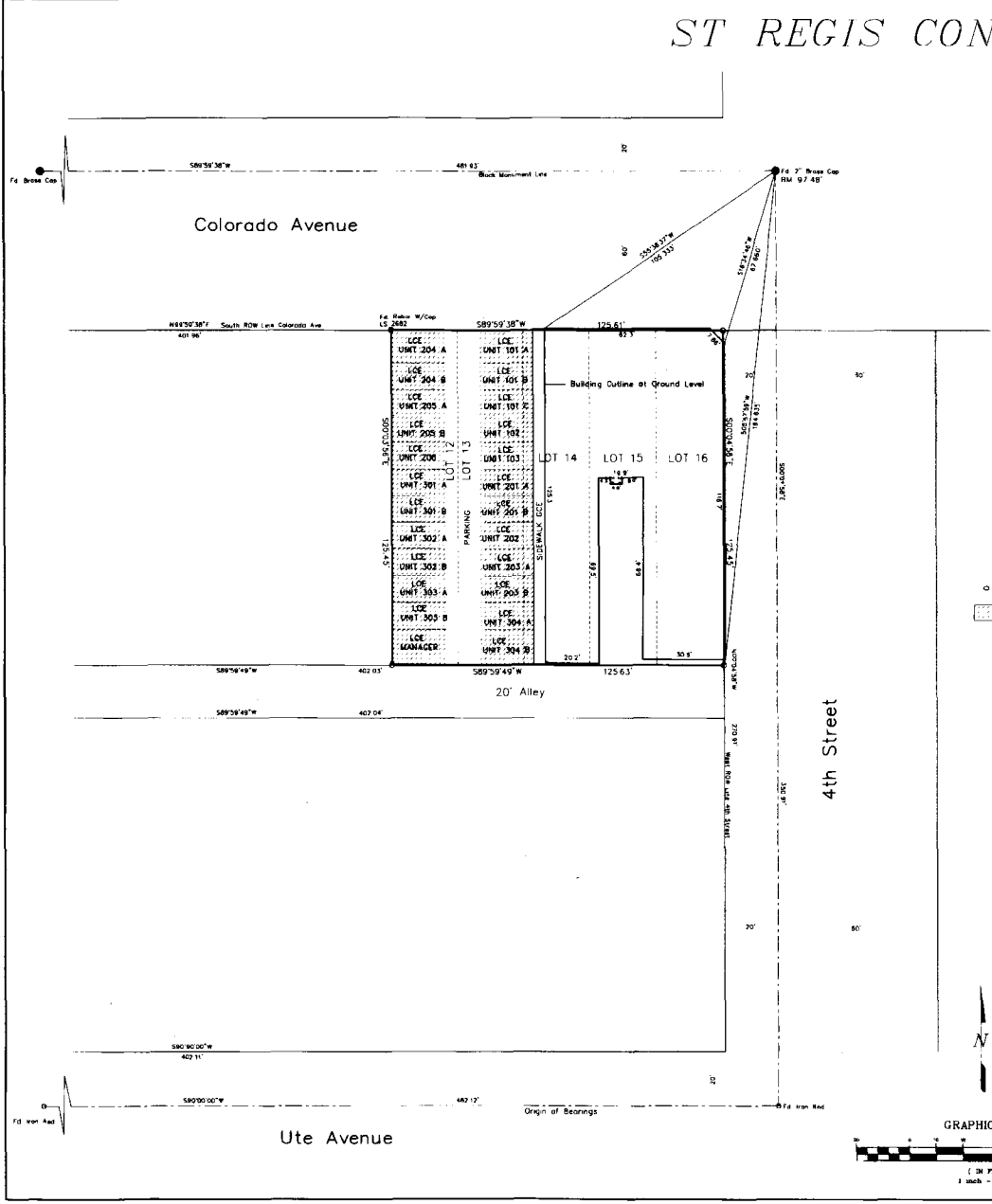
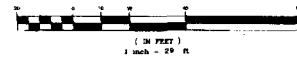
Drawer No. EE 24

Thomas Todd Clerk and Recorder
Lucinda D. Colroy Deputy
50' 1" Feet

BASIS OF BEARINGS

The bearings consider that the bearing from the block monument at 4th St and Ute Ave to the block monument at 3rd St and Ute Ave bears 59°00'00" W

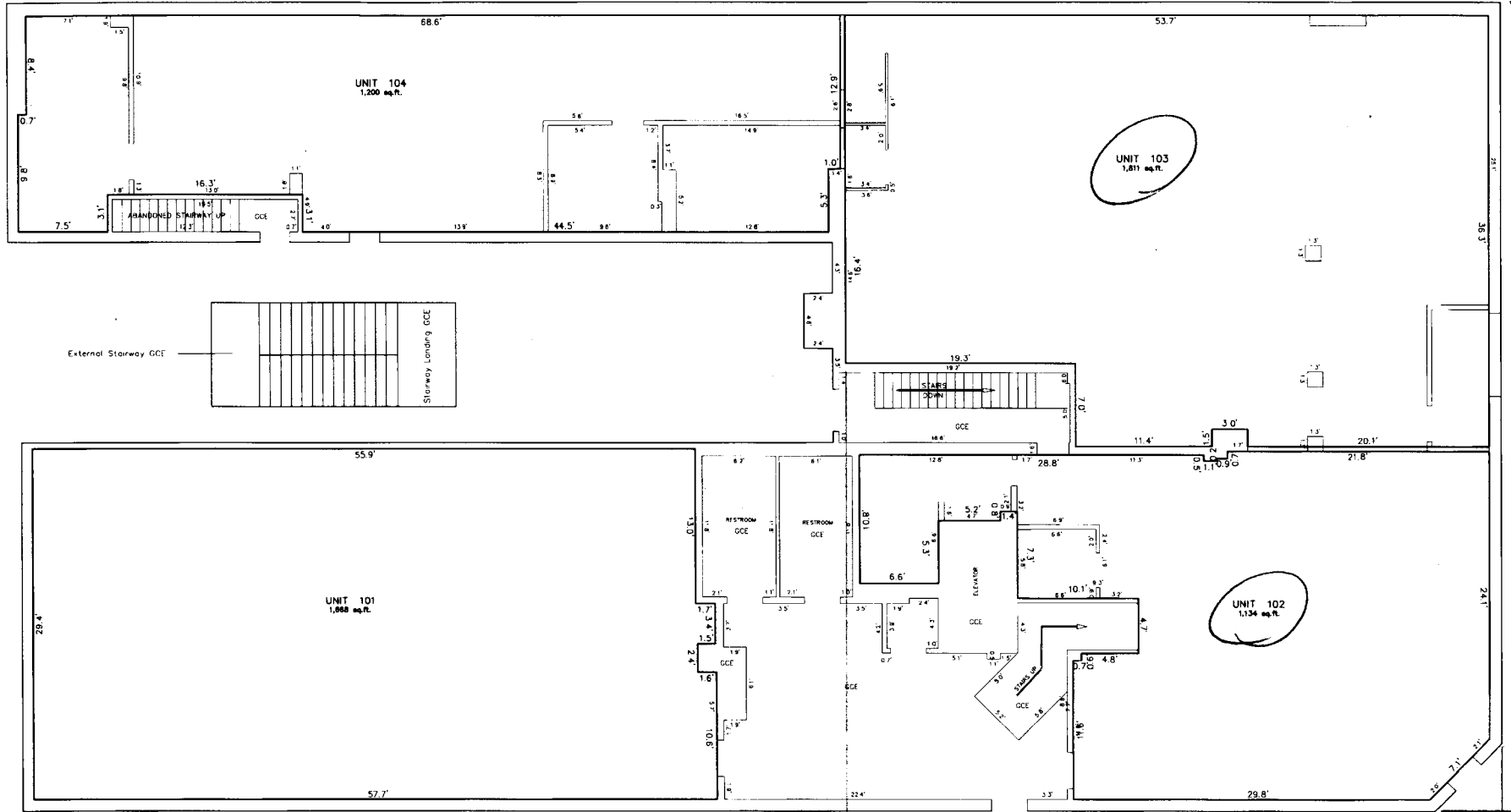
GRAPHIC SCALE



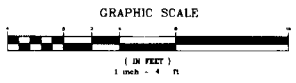
L. 04/10/98 IN. 10:15:00:00 MERRITT P. DISMANT PLS

Merritt P. Dismant, PLS 585 (1042) AM GRAND JUNCTION, COLORADO 81504 PHONE (970) 434-0235 FAX (970) 434-4136		
ST REGIS CONDOMINIUMS 359 Colorado Avenue Lots 12, 13, 14, 15 and 16, Block 124 City of Grand Junction, Colorado		
DATE	8-1-98	SCALE
DRAWN BY	CHR. MHD	PROJECT NO.
REVISED	REV.	SHEET 1 OF 5

ST REGIS CONDOMINIUMS



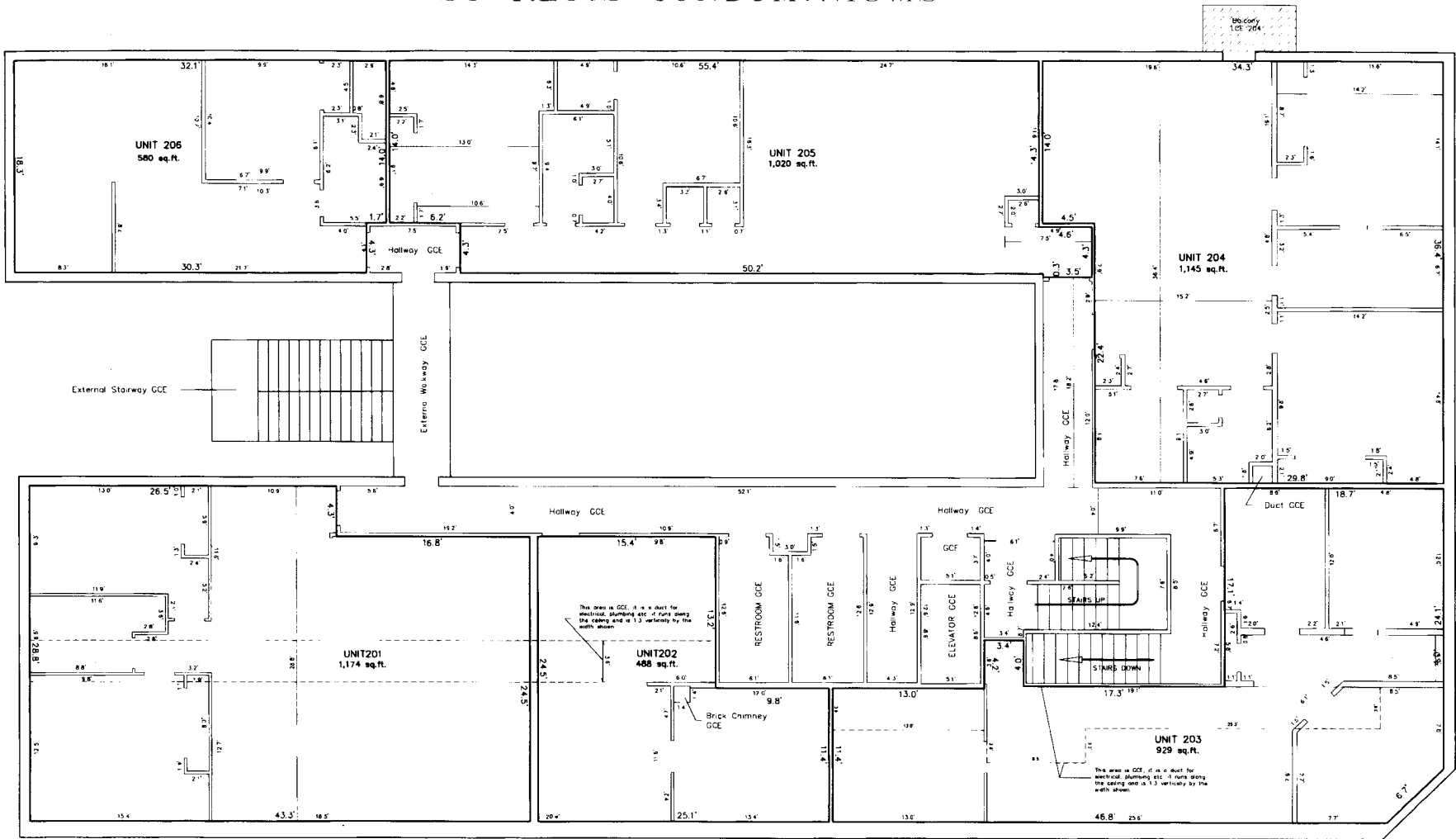
GCE = General Common Element



Merritt P. Dismant, P.E.	
585 ELKHART LANE GRAND JUNCTION, COLORADO 81504	
PHONE (970) 434-0235	FAX (970) 434-4336
ST REGIS CONDOMINIUMS	
FIRST FLOOR	
PLAN VIEW	
DATE: 8-3-98	SCALE: 1" = 4'
DRAWN BY: CMC, MPD	PROJECT NO.: 18019
REVISED: REV	SHEET 2 OF 5

C:\DWGFILES\1\ST REG 7-10-98 13 1988 Merritt P. Dismant, P.E.

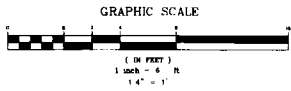
ST REGIS CONDOMINIUMS



Limited Common Element

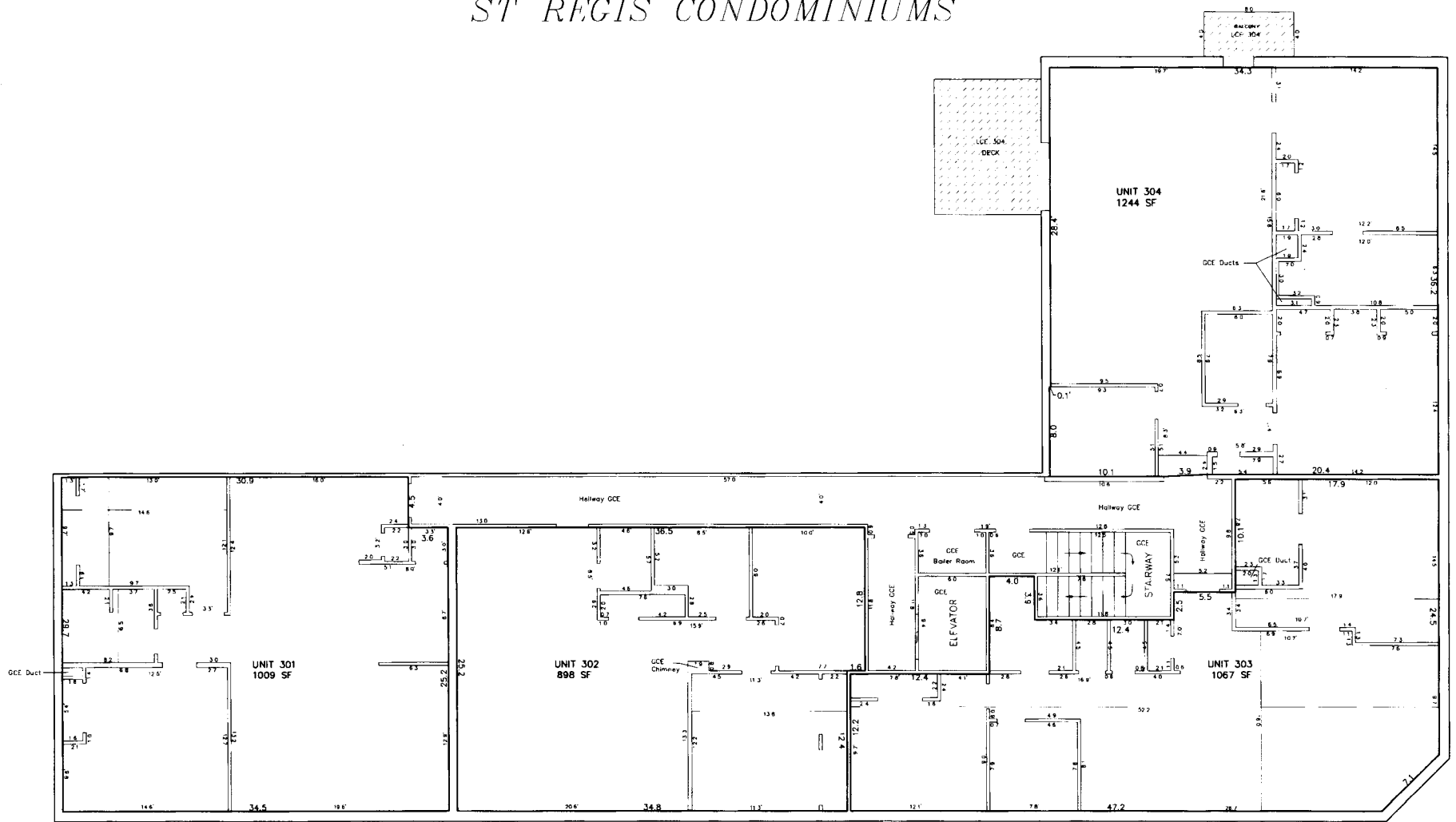
GCE = General Common Element

LCE = Limited Common Element



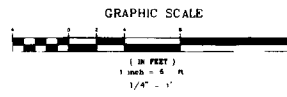
Merritt P. Dismant, PLS	
585 KIKHART LANE GRAND JUNCTION, COLORADO 81504	
PHONE (970) 434-0235 FAX (970) 434-4336	
ST REGIS CONDOMINIUMS	
SECOND FLOOR	
PLAN VIEW	
DATE 8.3.88	SCALE 1" = 4'
DRAWN JS	CHK: MPD
REVISED REV	PROJECT NO. 9809
	SHEET 3 OF 5

ST REGIS CONDOMINIUMS



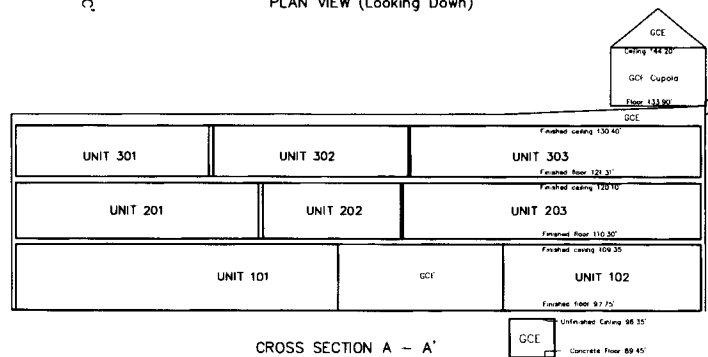
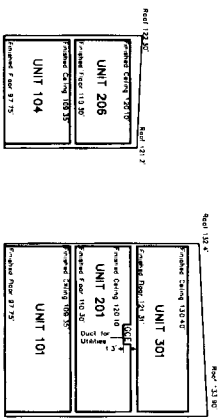
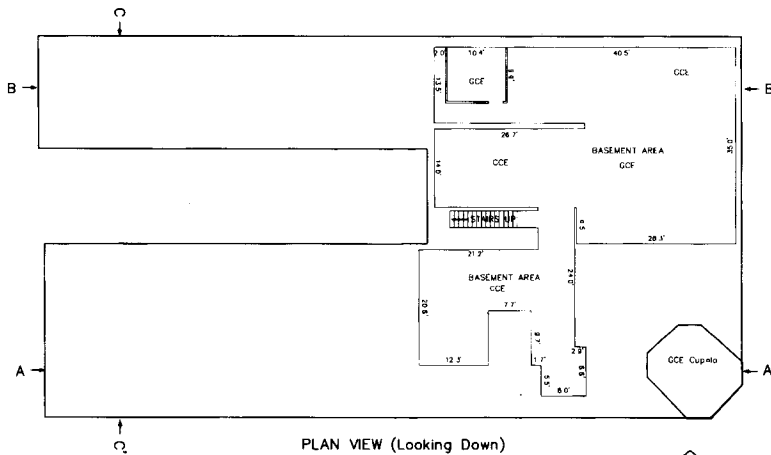
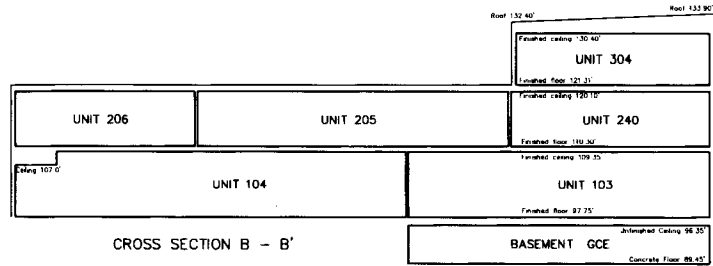
Limited Common Element

GCE - General Common Element
LCE - Limited Common Element



Merritt P. Dismant, PLS 560 ELKHART LANE GRAND JUNCTION, COLORADO 81504 PHONE (970) 434-0235 FAX (970) 434-4336			
ST REGIS CONDOMINIUMS THIRD FLOOR PLAN VIEW			
DATE	8.1.98	SCALE	1" = 4'
DRAWN	JS	CHK	MPD
PROJECT NO.	9809		
REVISED	REV	SHEET	4 OF 5

ST REGIS CONDOMINIUMS

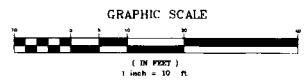


CROSS SECTION C - C'

PLAN VIEW (Looking Down)

CROSS SECTION A - A'

GCE = General Common Element



<p>Merritt P. Dismant, PLS 585 ELKHART LANE GRAND JUNCTION, COLORADO 81504 PHONE (970) 434-0225 FAX (970) 434-4336</p>			
<p><i>ST REGIS CONDOMINIUMS</i> CROSS SECTIONS AND BASEMENT AREA</p>			
DATE	9-14-95	SCALE	1" = 4'
DRAWN	MPD	CHK	JS
PROJECT NO.	9809		SHEET 5 OF 5
REVISED	10/19/98		

#6

3'

36 in

#1

36 in



flush

#5

2'

24 in

24 in

4 ft



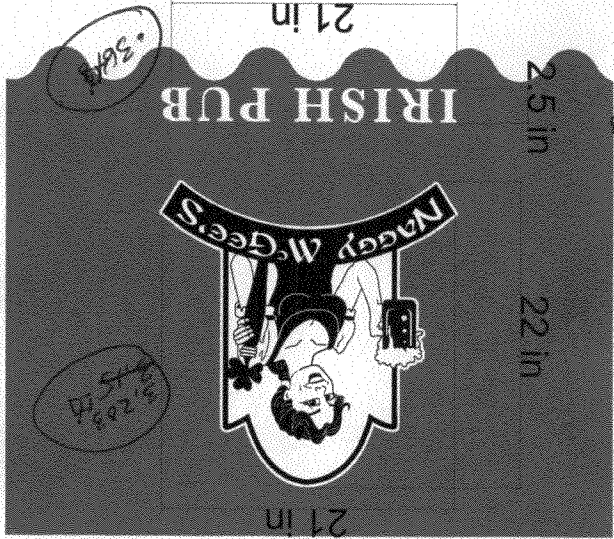
flush
Flushwall

1.572
 + .476
 1.096



3a, 3b, 3c, 3d, 7a, 7b, 4'
 48 in

3.203
 + .364
 3.567
 1.75'



2a, 2b, 1.75'

1.5'

18 in

#4, #6

8'

96 in

