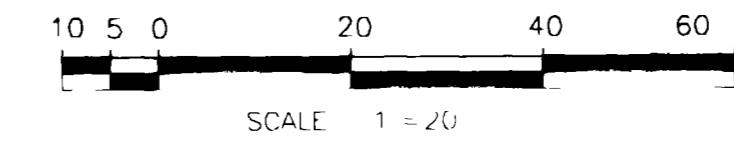
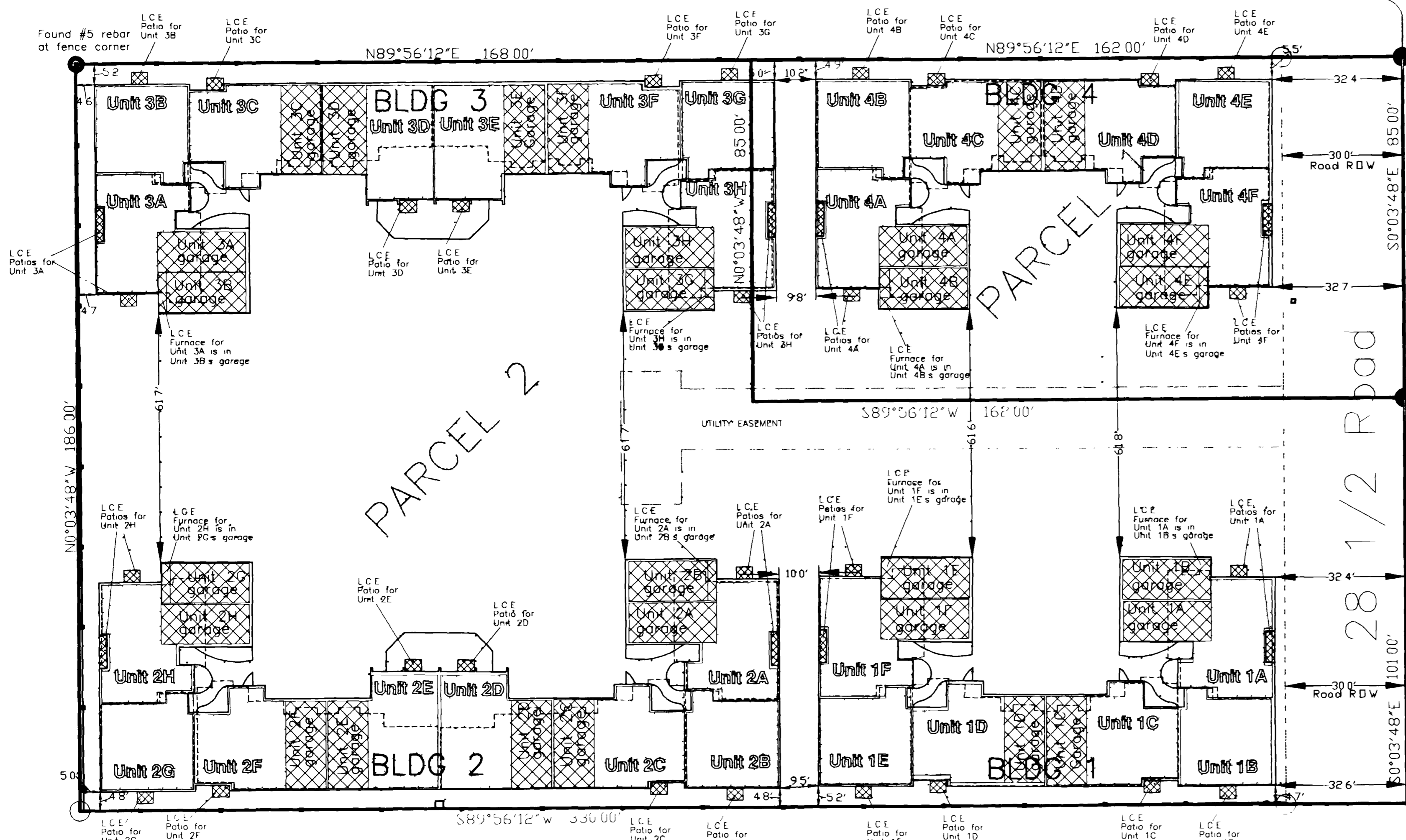


VILLA SAN MARCOS CONDOMINIUMS



- LEGEND**
- FOUND MONUMENT AS NOTED
 - FOUND #5 REBAR
 - SET #5 REBAR WITH YELLOW PLASTIC CAP STAMPED LS 12093
 - 10.00 DIMENSION
 - PROPERTY BOUNDARY
 - FENCE LINE (WOOD)
 - - - UTILITY EASEMENT (Book 1394, Page 787 and Book 1395, Page 965 and Book 1398 Page 665)
 - BUILDING EXTERIOR OUTLINE
 - UNIT FIRST FLOOR INTERIOR OUTLINE
 - - - UNIT SECOND FLOOR INTERIOR OUTLINE
 - G.C.E. GENERAL COMMON ELEMENT
 - ▨ L.C.E. LIMITED COMMON ELEMENT
 - INDIVIDUAL UNITS

Found Mesa County Monument South Quarter Corner Section 7

Point of Beginning for Parcel 1

Point of Beginning for Parcel 2

Found Mesa County Monument South Quarter Corner Section 7

OWNER'S CERTIFICATE

C Kay Sturdevant and Norma Sturdevant are the owners of that property as recorded in Book 2436 and Page 262 and described as follows:
 All that portion of Section 7 Township 1 South Range 1 East of the Ute Meridian described as:
 PARCEL 1 Beginning at a point 264 feet South of the Northeast corner of the NE 1/4 SE 1/4 SW 1/4 of said Section 7, thence South 85 feet thence West 162 feet thence North 85 feet thence East 162 feet to the Point of Beginning
 AND
 PARCEL 2 Beginning 349 feet South of the Northeast corner of the NE 1/4 SE 1/4 SW 1/4 of said Section 7, thence South 101 feet thence West 330 feet thence North 186 feet thence East 168 feet thence South 85 feet thence East 162 feet to the Point of Beginning

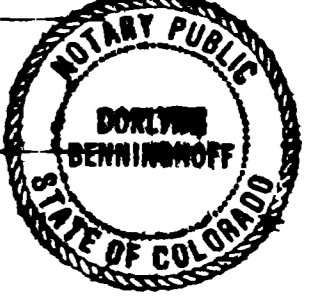
Located in T1S, R1E, Section 7, Ute M, Mesa County, Grand Junction, Colorado
 Also known as street and number 517 28 1/2 Road, Grand Junction, CO 81501
 The owners certify that this Condominium Map of VILLA SAN MARCOS CONDOMINIUMS has been prepared pursuant to the purposes stated in the Condominium Declaration for as recorded in Book 1155 at Page(s) 689-710 in the Clerk and Recorder's Office of Mesa County State of Colorado

IN WITNESS WHEREOF owners have caused their names to be hereunto subscribed this 18 day of June A.D. 1998

C Kay Sturdevant
 C Kay Sturdevant
Norma Sturdevant
 Norma Sturdevant

STATE OF COLORADO } ss
 COUNTY OF MESA
 The foregoing instrument was acknowledged before me this 18th day of June A.D. 1998

Witness my hand and official seal
 My commission expires 6/9/2001
 Address: *Norma Bernickoff*
 Notary Public



CLERK AND RECORDERS CERTIFICATE:

STATE OF COLORADO }
 COUNTY OF MESA }
 I hereby certify that this instrument was filed in my office at 12:14 o'clock PM this 23rd day of June A.D. 1998 and is duly recorded in Plat Book No. 2 Page 123, 124, 125, 126 Reception No. 1851975 Drawn: EE 14
 BY: *Monika Todd* Clerk and Recorder Deputy Fees \$ 50.00 18

SURVEYOR'S CERTIFICATE:

I Terry D. Nichols a Professional Land Surveyor licensed in the State of Colorado do hereby state that this map was prepared under my direct supervision, that it depicts the vertical and horizontal locations of each unit shown hereon, and that it was made from measurements upon and within the existing structures. This map also contains the information required by C.R.S. 38-33-3-209

Terry D. Nichols
 Terry D. Nichols LS#12093

| | |
|-------------|------|
| DESIGNED BY | DATE |
| DRAWN BY | DATE |
| SURVEY DATE | |

| NO. | DATE | REVISIONS |
|-----|------|-----------|
| | | |
| | | |

T 1 S, R 1 E, Section 7, Ute Meridian, Mesa County
 GRAND JUNCTION, COLORADO
CONDOMINIUM PLAT

CIVIL ENGINEERING • PHOTOGRAMMETRY • SURVEYING
 781 Indiana Court • Grand Junction, Colorado 81508 • Phone: 870-268-7741

NICHOLS ASSOCIATES, INC.

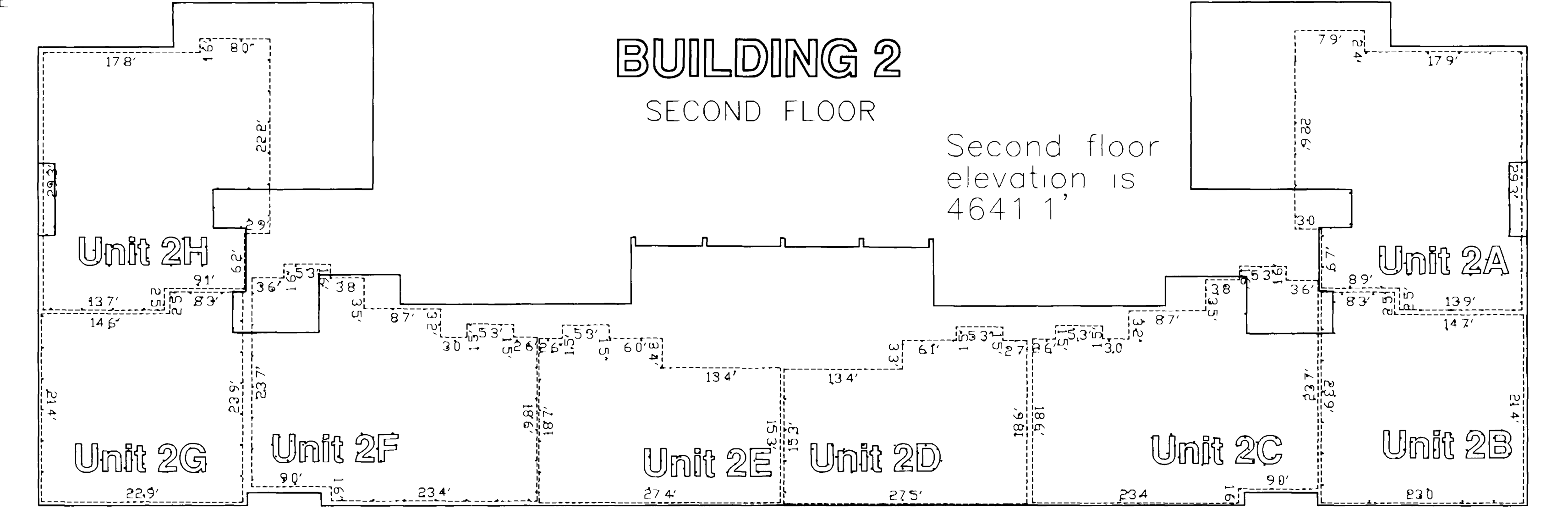
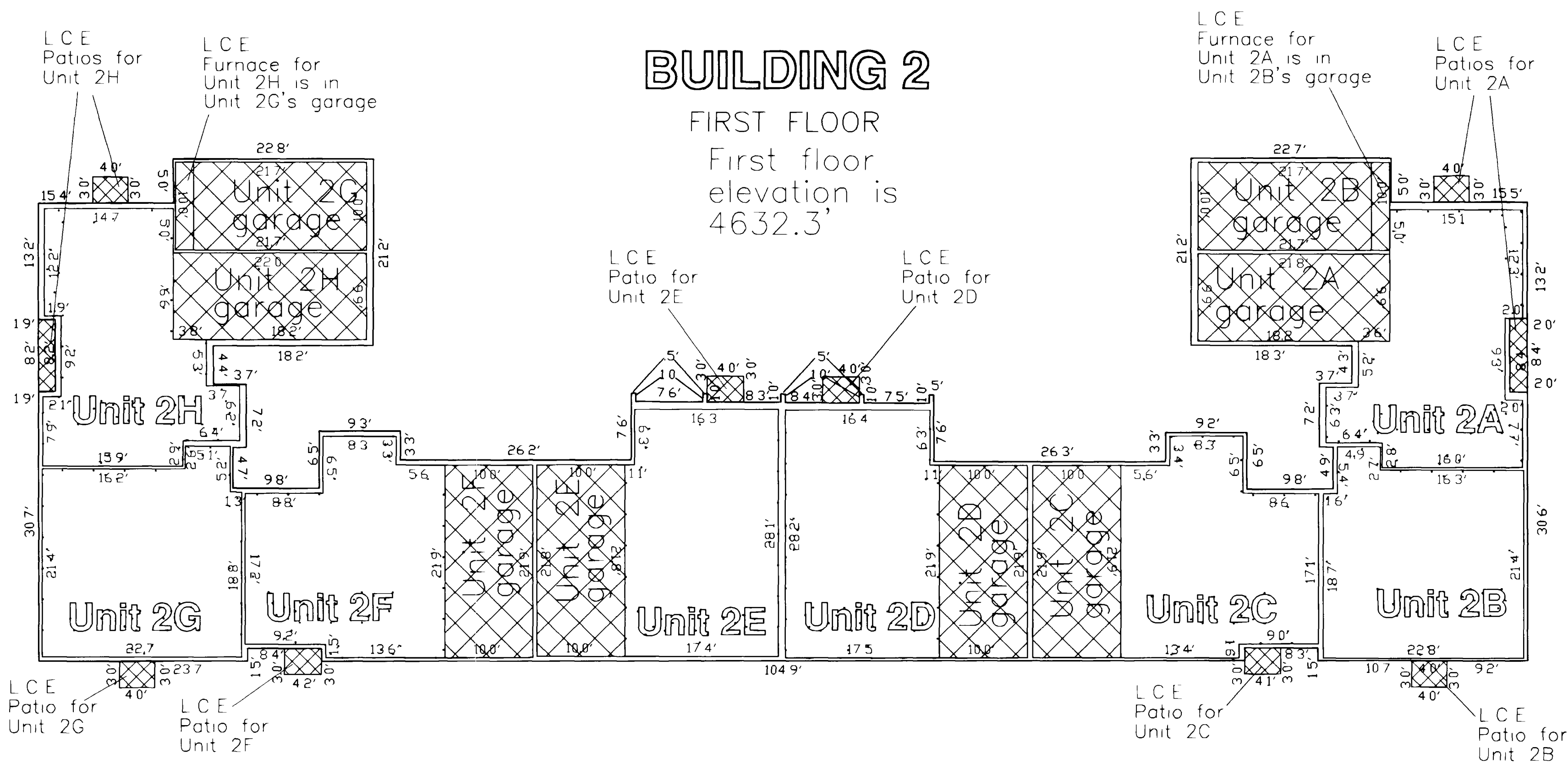
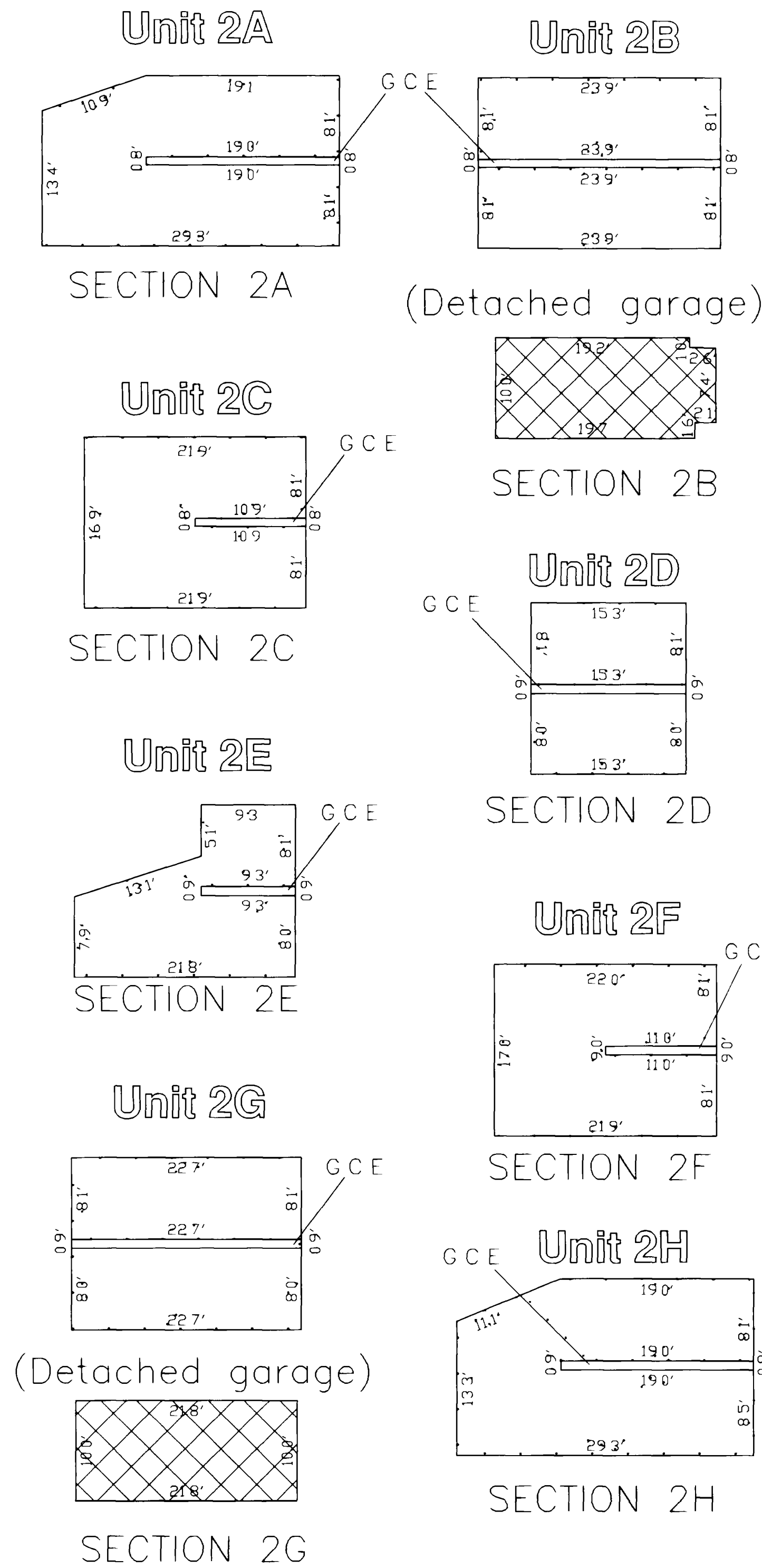
| | |
|----------------|----------|
| DATE DRAWN | 6/17/98 |
| SCALE | 1" = 20' |
| PROJECT NUMBER | 3418 |
| SHEET NUMBER | 1 OF 5 |

NOTICE: Under Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of certification shown hereon.

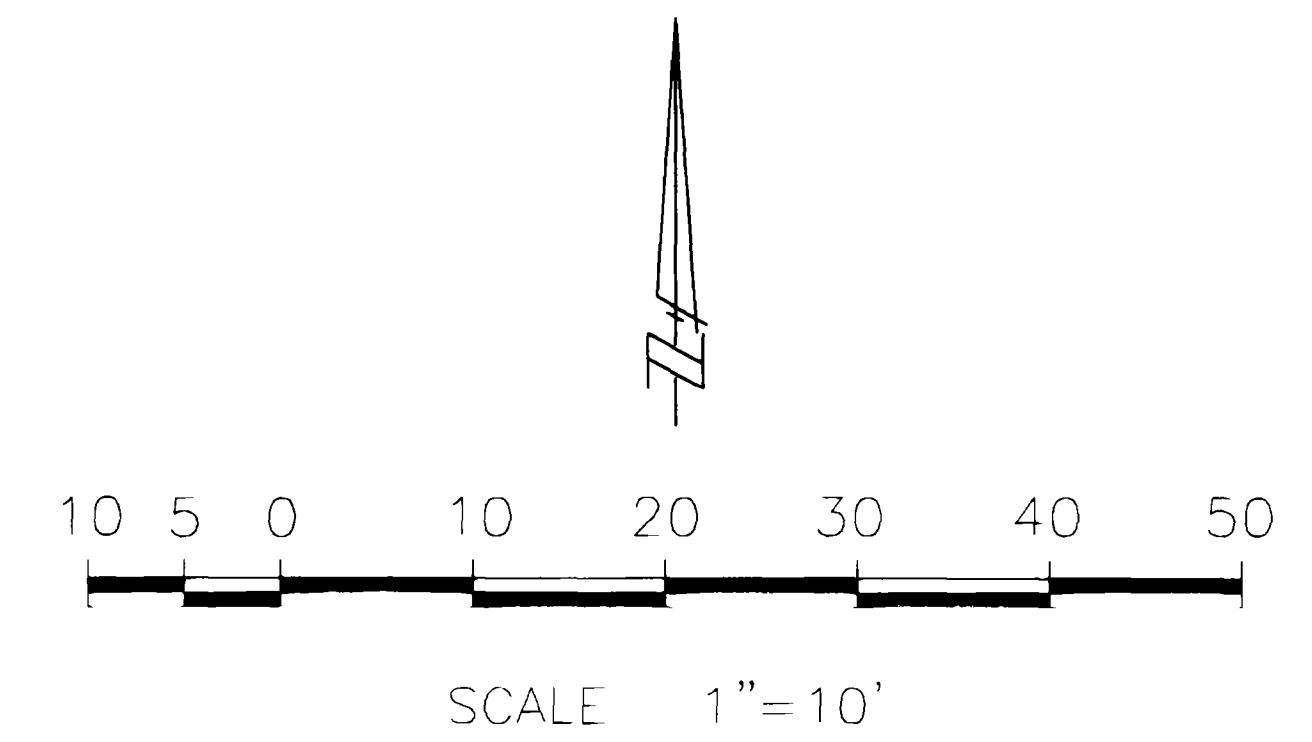
VILLA SAN MARCOS CONDOMINIUMS

HORIZONTAL BOUNDARIES

VERTICAL BOUNDARIES



- LEGEND**
- 15.9' — BUILDING EXTERIOR OUTLINE AND DISTANCE
 - FIRST FLOOR INTERIOR OUTLINE
 - SECOND FLOOR INTERIOR OUTLINE
 - ▣ LCE LIMITED COMMON ELEMENT
 - ▣ GCE GENERAL COMMON ELEMENTS
 - ▣ INDIVIDUAL UNITS



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Terry D. Nichols, L.S. 12093
2093

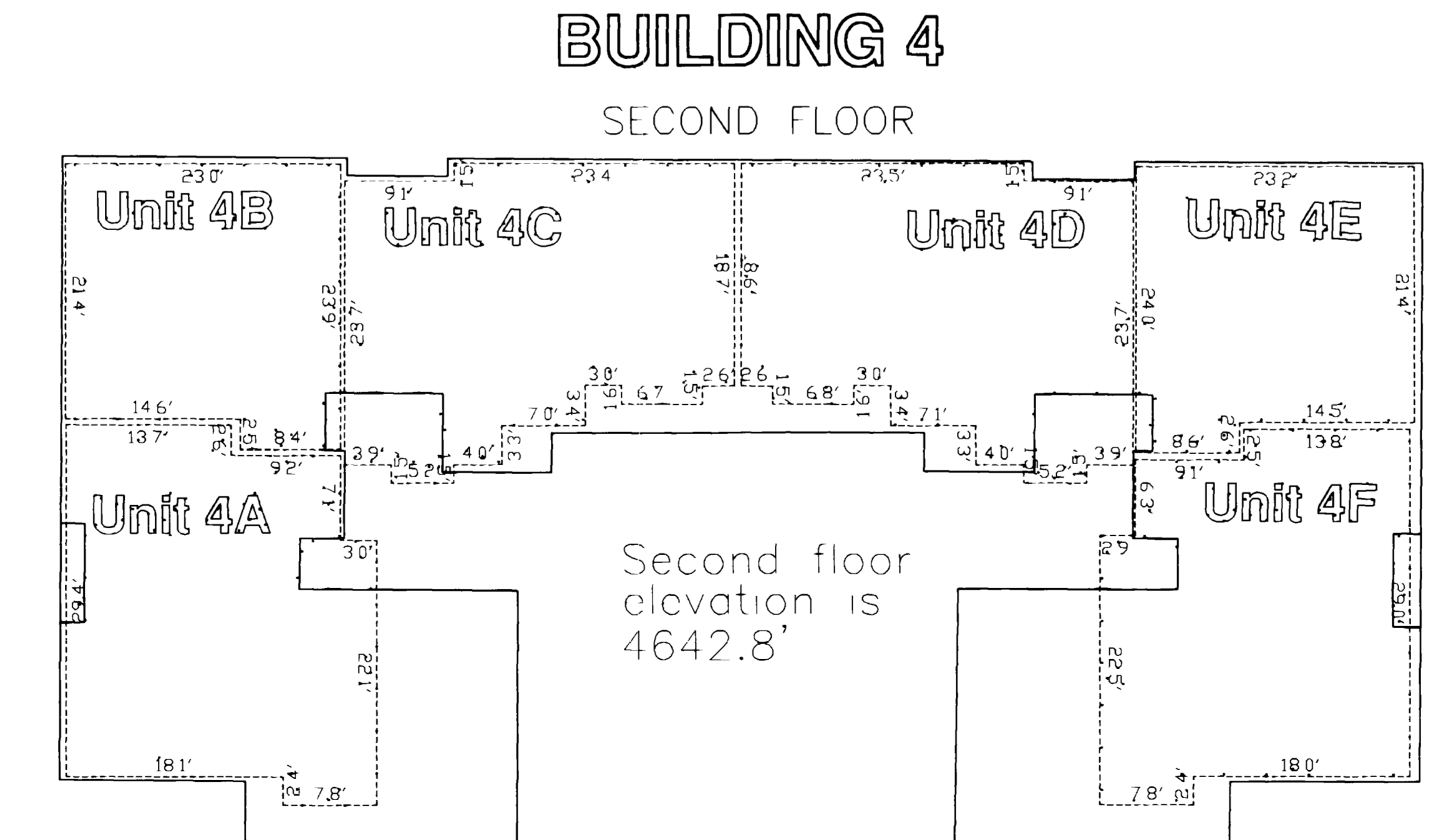
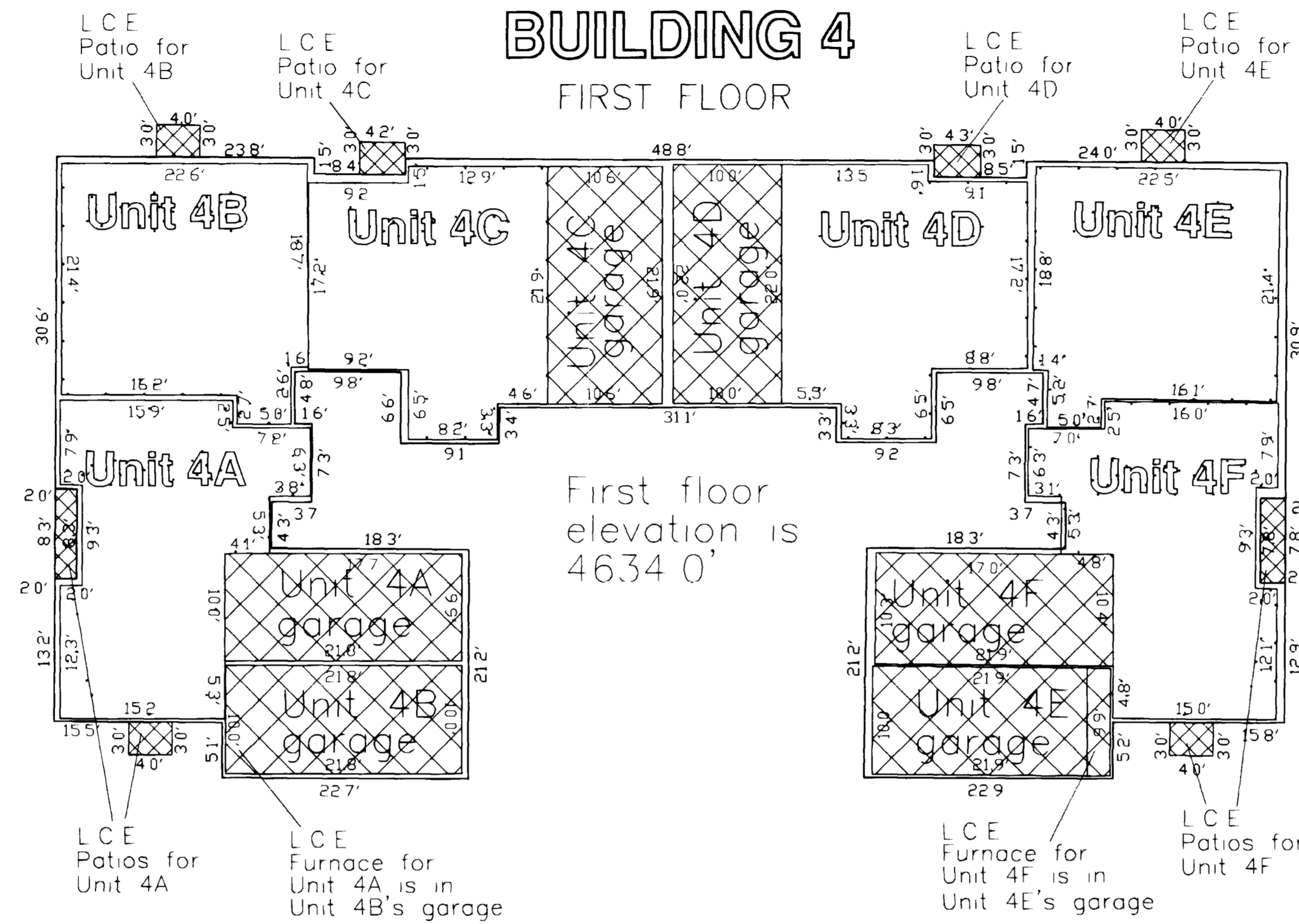
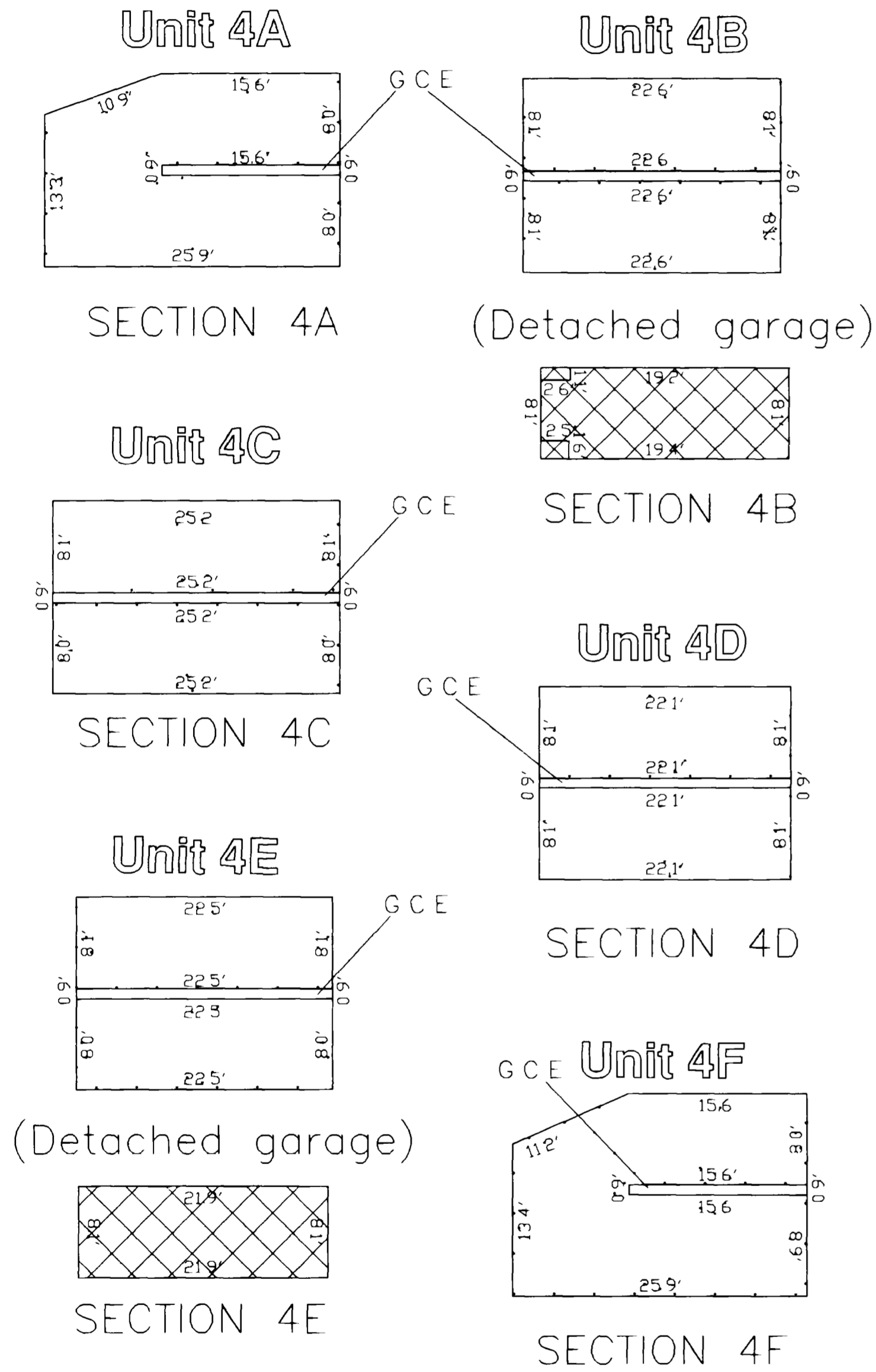
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| | | | | | |
|---|-----------|-----------------|-------------|--------------------|--|
| DESIGNED BY | NAI | DRAWN BY | NAI | SURVEY DATE | |
| REVISIONS | BY | REASON | DATE | INCL. | |
| <p>BUILDING 2 T 1 S, R 1 E, Section 7, Ute M. Mesa County GRAND JUNCTION, COLORADO</p> <p>CIVIL ENGINEERING • PHOTOGRAMMETRY • SURVEYING 777 Hudson Street • Grand Junction, Colorado 81505 • Phone: 870-667-7711</p> <p>NICHOLS ASSOCIATES, INC.</p> | | | | | |
| DATE DRAWN | 6/19/98 | | | | |
| SCALE | 1" = 10' | | | | |
| PROJECT NUMBER | 3418 | | | | |
| SHEET NUMBER | 3 OF 5 | | | | |

VILLA SAN MARCOS CONDOMINIUMS

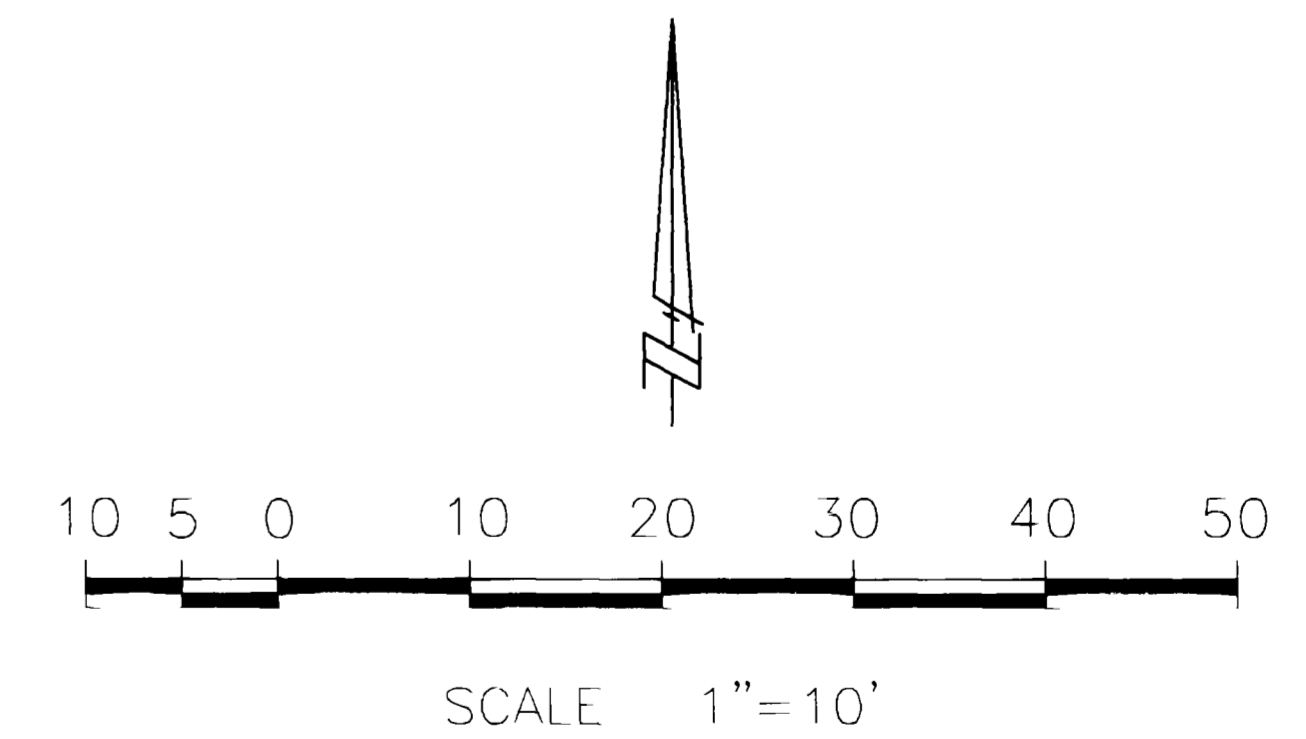
HORIZONTAL BOUNDARIES

VERTICAL BOUNDARIES



LEGEND

- 15.9' ——— BUILDING EXTERIOR OUTLINE AND DISTANCE
- FIRST FLOOR INTERIOR OUTLINE
- - - - - SECOND FLOOR INTERIOR OUTLINE
- INDIVIDUAL UNITS
- ▨ LCE LIMITED COMMON ELEMENTS
- GCE LIMITED COMMON ELEMENTS



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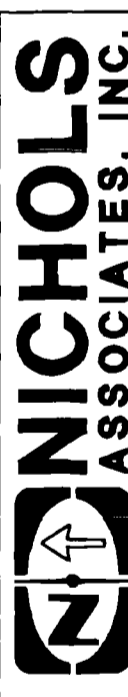
Terry D. Nichols
Terry D. NICHOLS 12093

| | |
|-------------|-----|
| DESIGNED BY | NAI |
| DRAWN BY | NAI |
| SURVEY DATE | |

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
| | |

BUILDING 4
T 1 S, R 1 E, Section 7, Twp. 1 N., Mesa County
GRAND JUNCTION, COLORADO

CIVIL ENGINEERING • PHOTOGRAMMETRY • SURVEYING
781 Horizon Court • Grand Junction, Colorado 81508 • Phone: 874-6447-7147



DATE DRAWN
6/19/98

SCALE
1" = 10'

PROJECT NUMBER
3418

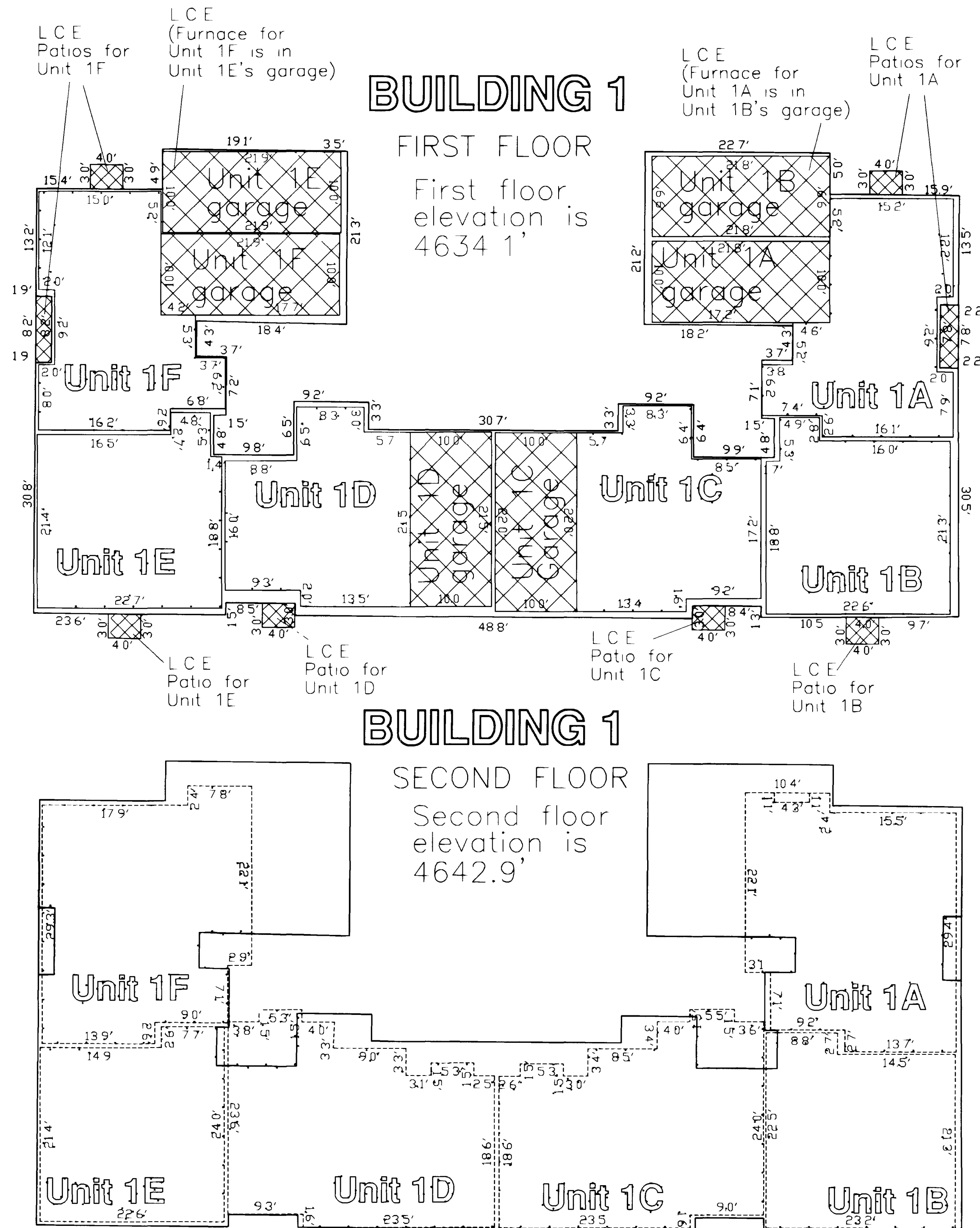
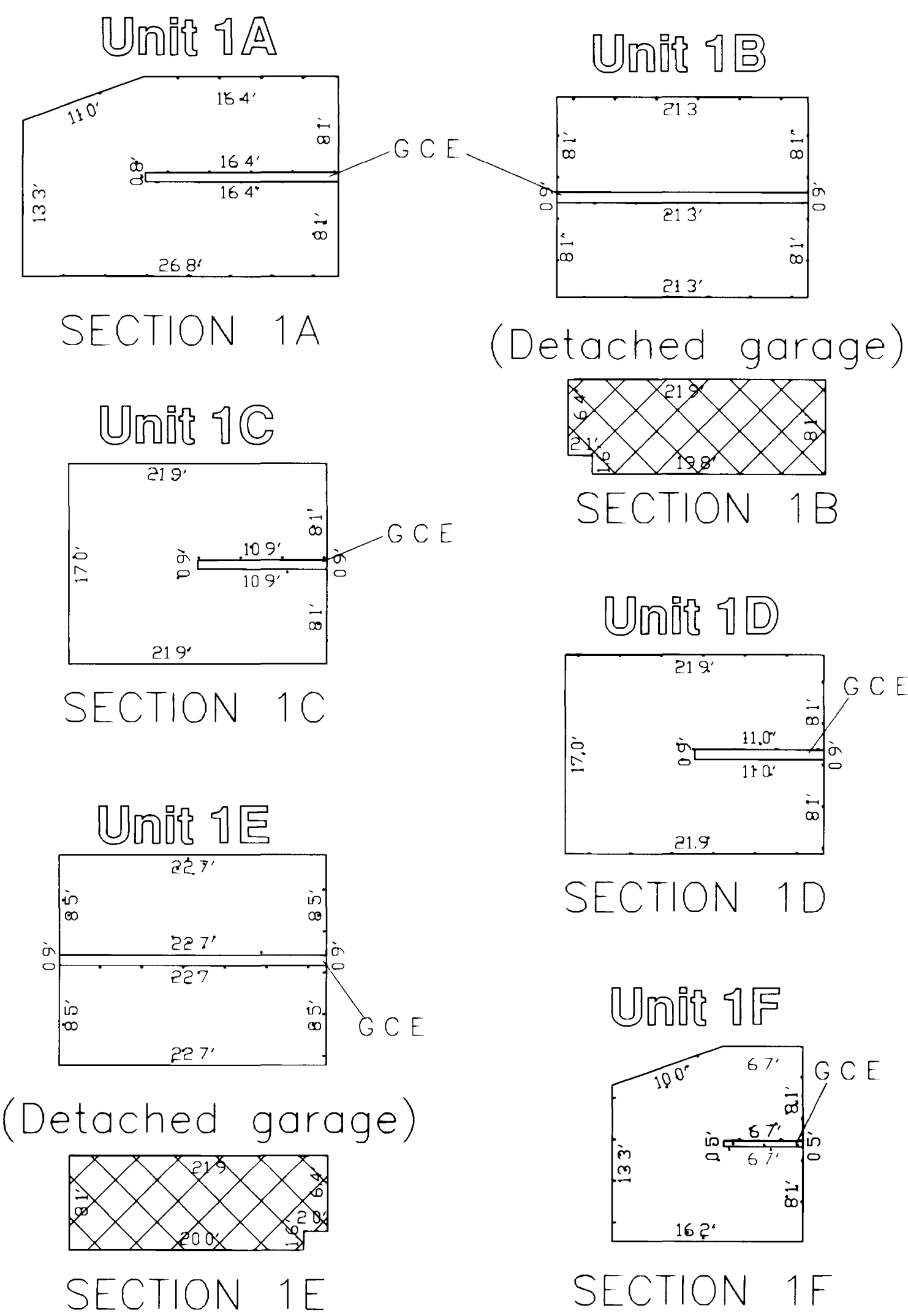
SHEET NUMBER
5 OF 5

NOTICE: Under Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of certification shown hereon.

VILLA SAN MARCOS CONDOMINIUMS

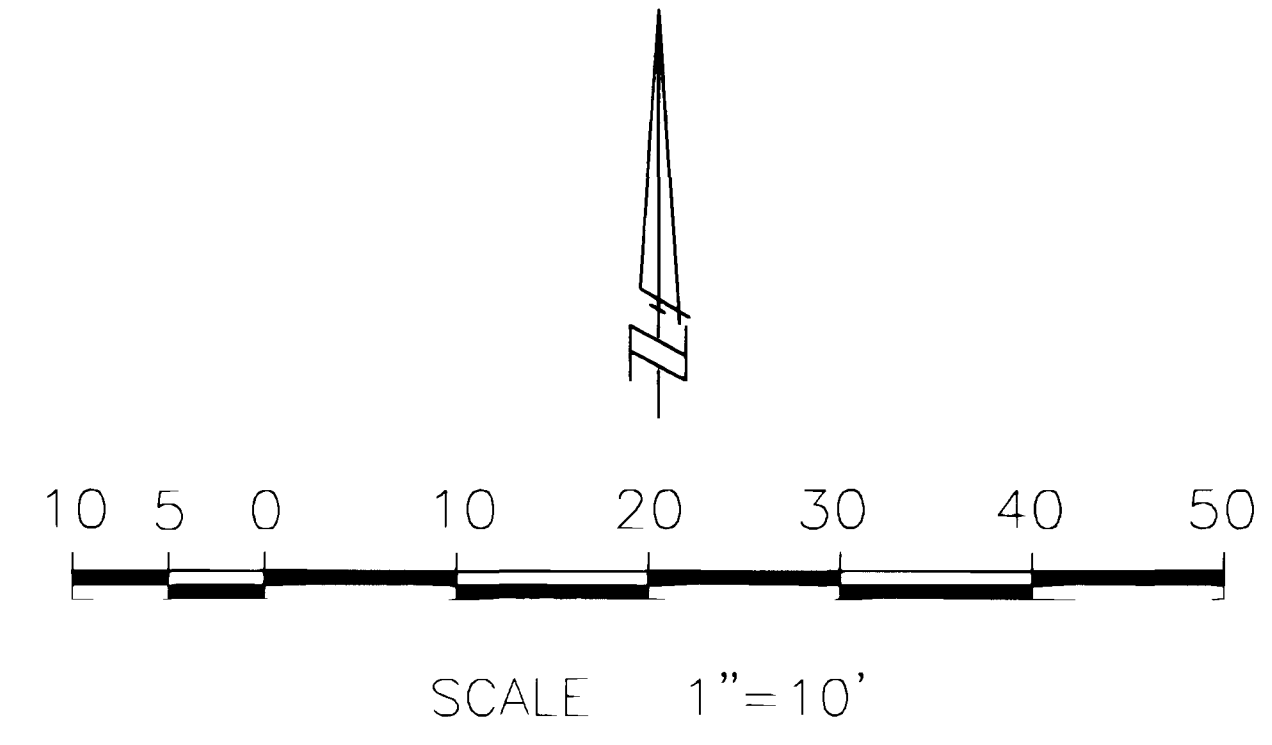
HORIZONTAL BOUNDARIES

VERTICAL BOUNDARIES



LEGEND

- 15.9' BUILDING EXTERIOR OUTLINE AND DISTANCE
- FIRST FLOOR INTERIOR OUTLINE
- SECOND FLOOR INTERIOR OUTLINE
- L.C.E. LIMITED COMMON ELEMENT
- G.C.E. GENERAL COMMON ELEMENTS
- INDIVIDUAL UNITS



| | |
|-------------|-----|
| DESIGNED BY | NAI |
| DRAWN BY | NAI |
| SURVEY DATE | |

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
| | |

BUILDING 1
T 1 S. R 1 E. Section 7, Ute M. Mesa County
GRAND JUNCTION, COLORADO

CIVIL ENGINEERING • PHOTOGRAMMETRY • SURVEYING
701 Hudson Court • Grand Junction, Colorado 81505 • Phone: 970-244-7101



DATE DRAWN
6/19/98

SCALE
1" = 10'

PROJECT NUMBER
3418

SHEET NUMBER
2 OF 5

SURVEYOR'S CERTIFICATE:

I, Terry D. Nichols, a Professional Land Surveyor licensed in the State of Colorado, do hereby state that this map was prepared under my direct supervision, that it depicts the vertical and horizontal locations of each unit shown hereon, and that it was made from measurements upon and within the existing structures. This map also contains the information required by C.R.S. 38-33-209.

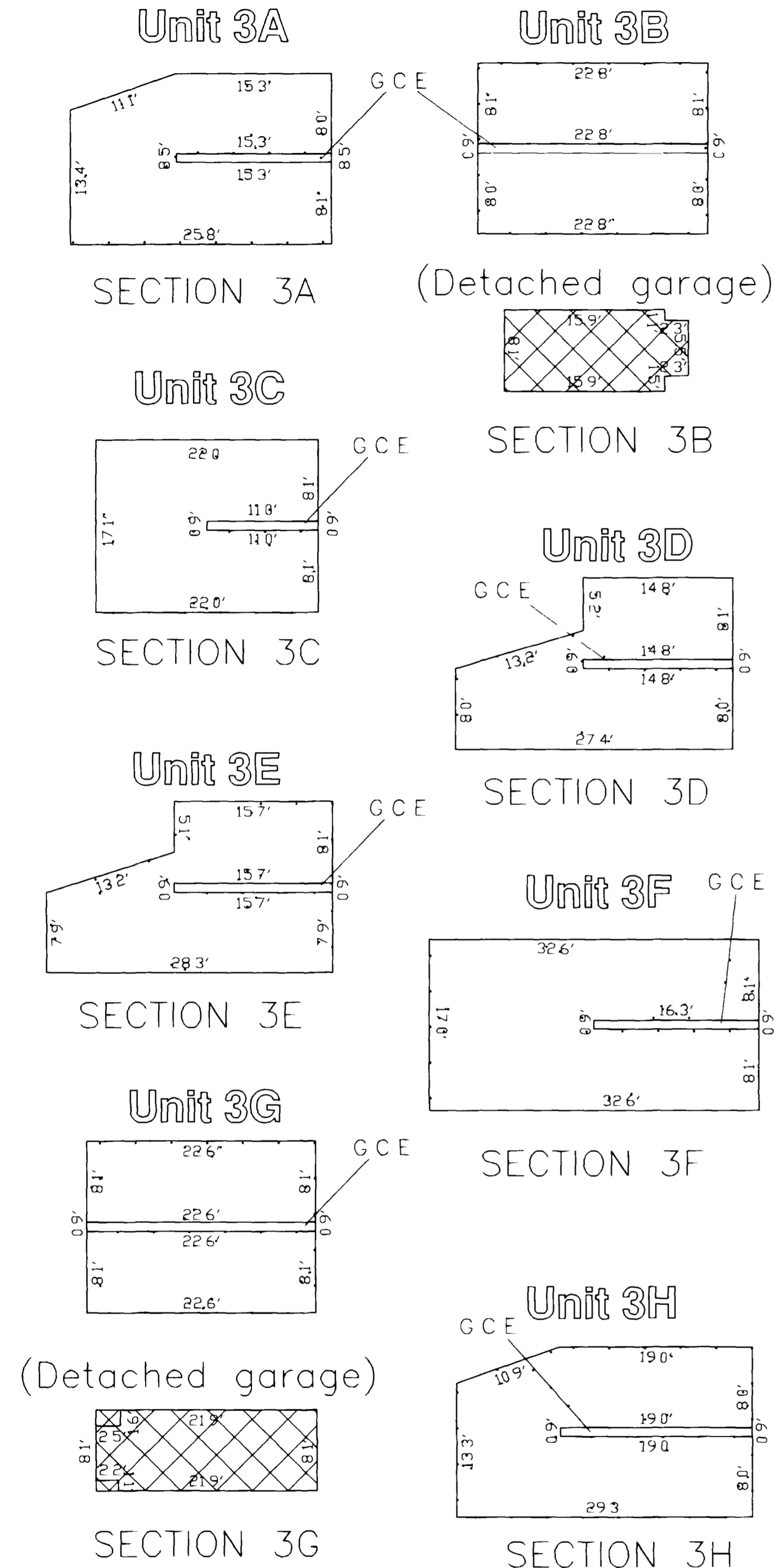
Terry D. Nichols
STATE OF COLORADO

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VILLA SAN MARCOS CONDIMINIUMS

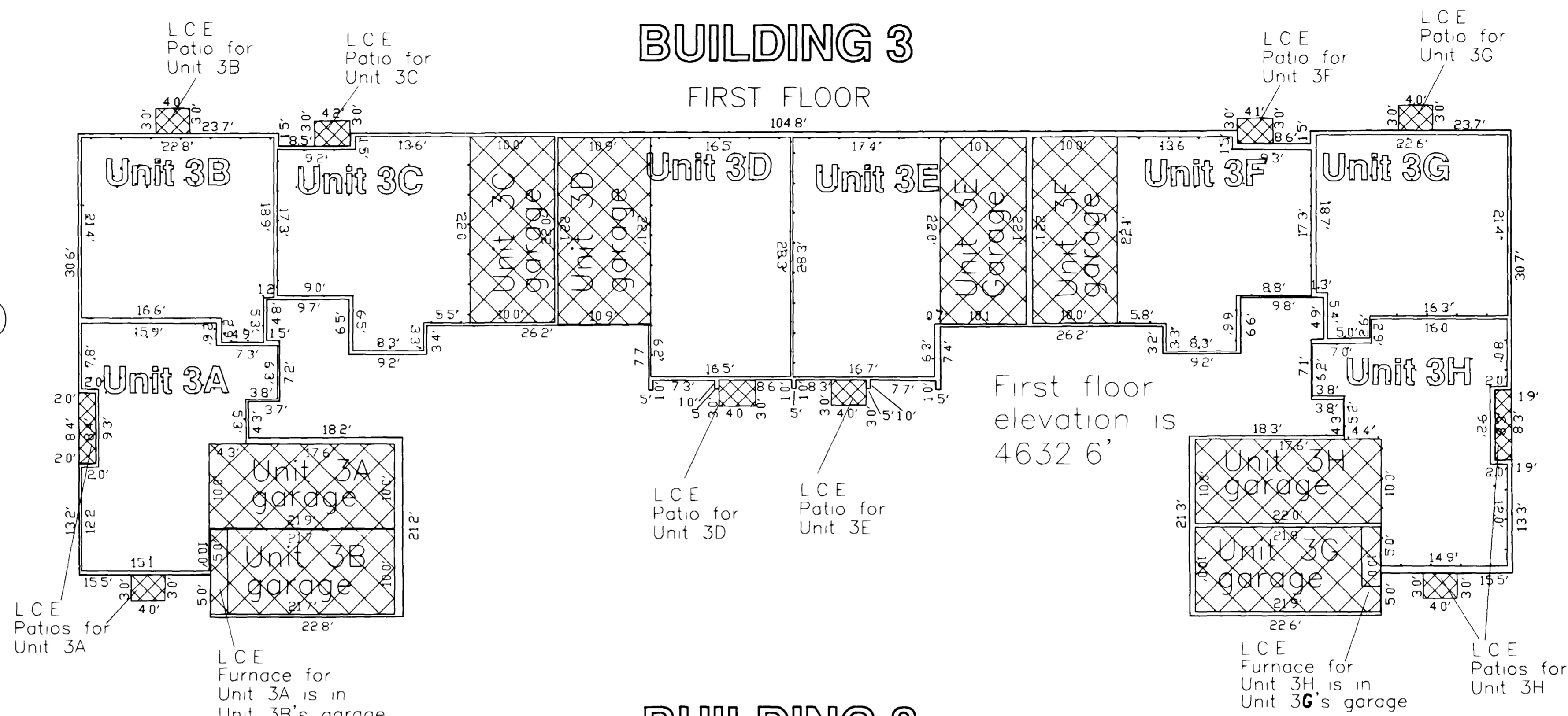
HORIZONTAL BOUNDARIES

VERTICAL BOUNDARIES



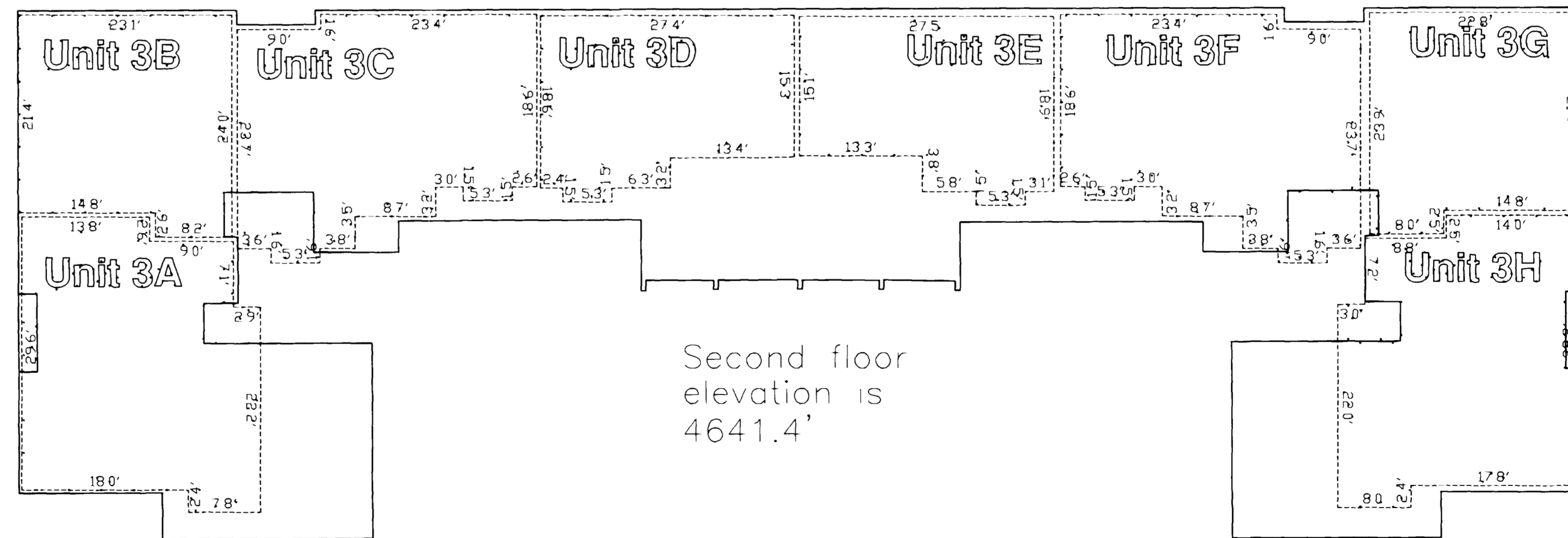
BUILDING 3

FIRST FLOOR



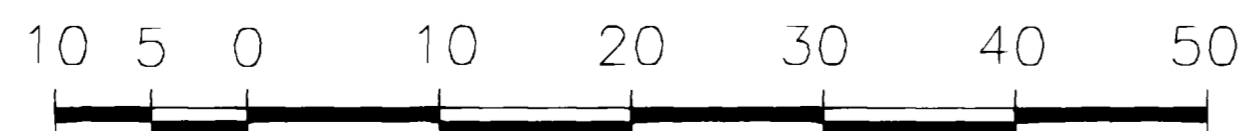
BUILDING 3

SECOND FLOOR



LEGEND

- BUILDING EXTERIOR OUTLINE AND DISTANCE
- FIRST FLOOR INTERIOR OUTLINE
- SECOND FLOOR INTERIOR OUTLINE
- INDIVIDUAL UNITS
- LCE LIMITED COMMON ELEMENTS
- GCE GENERAL COMMON ELEMENTS



SCALE 1" = 10'

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Terry D. Nichols
 12093
 2093

| | |
|-------------|-----|
| DESIGNED BY | NAI |
| DRAWN BY | NAI |
| SURVEY DATE | |

| REVISIONS | |
|-----------|------|
| NO. | DATE |
| | |
| | |
| | |

BUILDING 3
 T. S. R. 1 E., Section 7, Twp. 36 N., Range 107 W., Mesa County
 GRAND JUNCTION, COLORADO

CIVIL ENGINEERING • PHOTOGRAMMETRY • SURVEYING
 181 Hudson Street • Grand Junction, Colorado 81505 • Phone: 878-687-7761



DATE DRAWN
 6/19/98

SCALE
 1" = 10'

PROJECT NUMBER
 3418

SHEET NUMBER
 4 OF 5

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