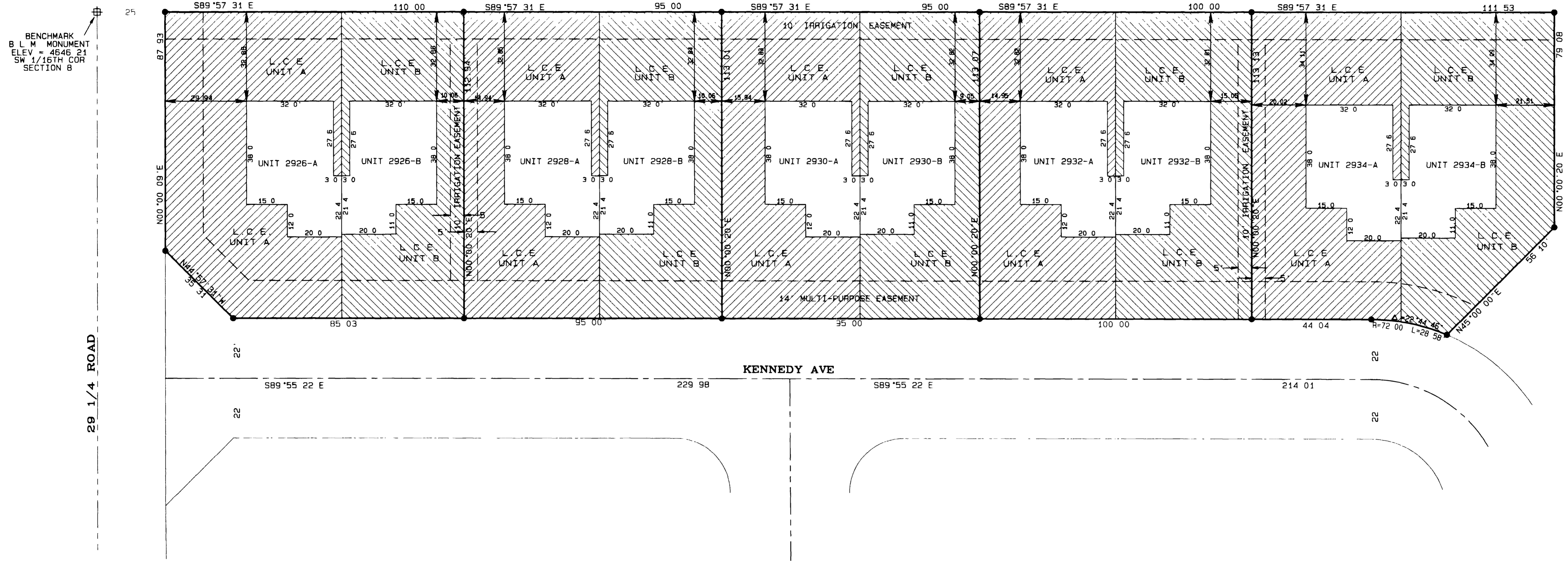


CONDOMINIUM MAP OF PALACE ESTATES FILING NO. TWO CONDOMINIUM III LOTS 1 THROUGH 5, BLOCK ONE



DEDICATION

Sonshine Construction Development LLC James A Bell, Leona Bell and Lee Homes Inc known as (Declarant) are the owner of the following described property Lots 1 through 5 of Block One of Palace Estates Subdivision Filing No Two, Mesa County Colorado

The owner certifies that this Condominium Map of PALACE ESTATES FILING NO TWO, CONDOMINIUM III has been prepared pursuant to the purposes stated in the Condominium Declaration for Palace Estates Filing No Two Condominium III as recorded in Book 2404 at Page 431 in the Clerk and Recorder's Office of Mesa County State of Colorado

KNOW ALL MEN BY THESE PRESENTS that the Declarant does hereby dedicate grant and submit the real property and the easements together with all improvements thereon, to condominium common interest ownership under the style and name Palace Estates Filing No Two Condominium III with the various portions of such real property and easements being designated for separate and common ownership as shown on this map and in accordance with the Palace Estates Filing No Two Condominium III Declaration

Sonshine Construction Development LLC
Sundance Property Leasing Inc Manager

By Lloyd J Davis Jr
Lloyd J Davis Jr
President

Steven R Lee
Lee Homes Inc
Steven R Lee - President

James A Bell
James A Bell

Leona F Bell
Leona F Bell

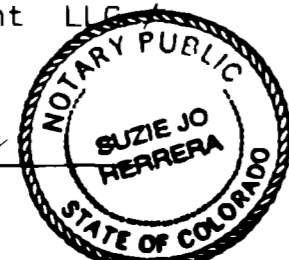
STATE OF COLORADO)
COUNTY OF MESA)^{ss}

The foregoing owner's certificate was acknowledged before me this 30 day of June A D 1998 by Sonshine Construction Development LLC Lloyd J Davis Jr President James A Bell, Leona F Bell and Lee Homes Inc / Steven R Lee, President

Witness my hand and official seal Steven R Lee
Notary Public

Address 2755 North Ave, Grand Jct, Co 81501

My commission expires 10/11/1998



CLERK AND RECORDER'S CERTIFICATE

I hereby certify that this instrument was filed for recording in my office at 9:02 o'clock AM this 30th day of June A D 1998

Reception No 1853052 Fees 10.00 1.00
In Book 2 on Page 128 Drawer No. EE 15

Monika Todd
Mesa County Clerk & Recorder

Christina
Deputy Clerk

SURVEYOR'S STATEMENT

I Steven L Hagedorn 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 all the information required by C.R.S. 38-33-3-209

Steven L Hagedorn
Steven L Hagedorn 24306

6-26-1998
Date

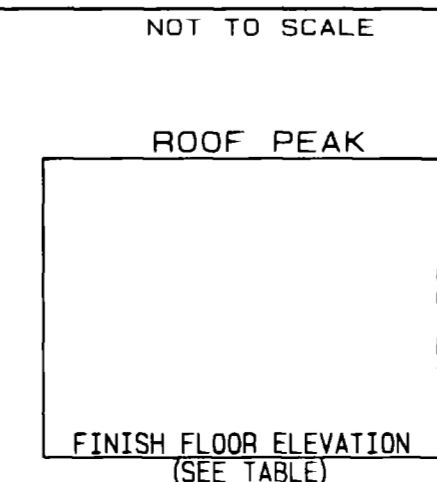


FINISH FLOOR ELEVATION

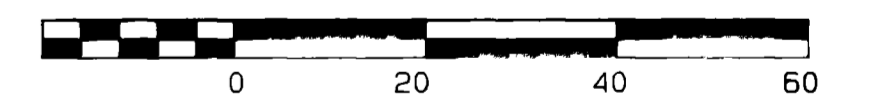
LOT & BLOCK	UNIT	ELEVATION	ADDRESS
LOT 1 BLOCK 1	2926-A & 2926-B	4647 01	2926 KENNEDY AVE
LOT 2 BLOCK 1	2928-A & 2928-B	4647 18	2928 KENNEDY AVE
LOT 3 BLOCK 1	2930-A & 2930-B	4647 04	2930 KENNEDY AVE
LOT 4 BLOCK 1	2932-A & 2932-B	4646 96	2932 KENNEDY AVE
LOT 5 BLOCK 1	2934-A & 2934-B	4646 40	2934 KENNEDY AVE

NOTE: THE VERTICAL BOUNDARY OF EACH UNIT CONTINUES THROUGH THE ROOF OF THE SINGLE STORY STRUCTURE

TYPICAL UNIT COMMON WALL CROSS-SECTION



GRAPHIC SCALE 1"=20'



LEGEND

- SET #5 REBAR W/2 ALUM CAP STAMPED D H SURVEYS INC L'S 24306
- ▨ L C E (LIMITED COMMON ELEMENT)

NOTICE: According to 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 the certification shown hereon.

**PALACE ESTATES FILING NO. TWO
CONDOMINIUM III**
LOCATED IN THE
SE1/4 SW1/4 SEC. 8, T1S, R1E, U.M.
D H SURVEYS INC.
118 OURAY AVE - GRAND JUNCTION, CO
(970) 245-8749

Designed By S L H Checked By M W D Job No 198-98-27
Drawn By TMODEL Date JUNE, 1998 Sheet 1 OF 1