

IL BISTRO CONDOMINIUMS

A REPLAT OF LOTS 31 AND 32 IN BLOCK 103, CITY OF GRAND JUNCTION

PROPERTY DESCRIPTION

Lots 31 and 32 in Block 103 of the CITY OF GRAND JUNCTION in Section 14, Township 1 South, Range 1 West of the Ute Meridian, Mesa County, Colorado. Recorded in Plat Book 1 at page 9 in the Mesa County Clerk and Recorder's Office.

OWNER CERTIFICATE

AMICI, LLC, a Colorado limited liability company is the owner of Lots 31 and 32 in Block 103 of the City of Grand Junction as recorded at Reception Number 1820582 in the Mesa County Clerk and Recorder's Office. certify that this Condominium Map of IL BISTRO CONDOMINIUMS has been prepared pursuant to the purpose stated on the Declaration of Covenants, Conditions and Restrictions for IL BISTRO CONDOMINIUMS.

There are no lienholders of record.

Brunella Gualerzi
 Brunella Gualerzi, Manager

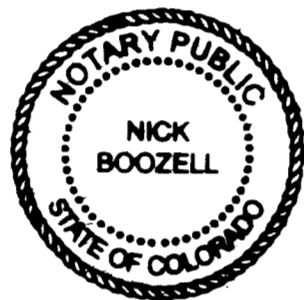
NOTARY STATEMENT

The foregoing instrument was acknowledged before me this 13 day of March ~~2006~~ 2007 by Amici, LLC, a Colorado Limited liability company, by Brunella Gualerzi, Manager.

My commission expires 7/25/2010

Witness my hand and official seal.

Notary Public *Nick Boozell*



CITY APPROVAL

This condominium map of Il Bistro Condominiums, a condominium in the City of Grand Junction, County of Mesa, State of Colorado, is approved and accepted on the 29 day of MARCH ~~2006~~ 2007

David Vauley
 City Manager

[Signature]
 City Mayor

CLERK AND RECORDER'S CERTIFICATE

STATE OF COLORADO)
) SS
 COUNTY OF MESA

I certify this instrument was filed in my office at 4:14 o'clock P.M. on the

On the 5th day of April 2007 and was recorded in

Book 4394 at Pages 51, 52, 53 Reception No. 2373560

Drawer No. 44-9 Fees \$30⁰⁰ + \$1⁰⁰ S.C.

By *Janice Rich* Clerk and Recorder
Carlyle Rose Deputy

SURVEYORS CERTIFICATE

I Cecil D. Caster, a Registered Professional Land Surveyor in the State of Colorado, do hereby certify that the accompanying map of IL BISTRO CONDOMINIUMS, a map of said parcel of land and buildings was prepared under my direct supervision and represents a field survey of the same; that it depicts the vertical and horizontal locations of the Units and Buildings hereon and was made from measurements upon the existing structures which were substantial complete at the time such measurements were made. To the best of my knowledge and belief this map conforms to the requirements for condominium maps specified in the City of Grand Junction Development Code and the applicable laws of the State of Colorado, specifically C.R.S. 38-33.3-209.

Cecil D. Caster
 PLS 24943

Basis of Bearing: A bearing of N00°00'00"E has been assumed between the City of Grand Junction monuments located at the intersections of 4th Street and Main Street and 4th Street and Rood Avenue

TITLE CERTIFICATION

We Meridian Land Title, LLC, a Title Insurance Company duly licensed in the State of Colorado, does hereby certify that we have examined the title to the hereon described property, that we find the Title to the property vested to Amici LLC, a Colorado Limited Company, that the current taxes have been paid; that all mortgages not satisfied or released or record nor otherwise terminated by law are shown hereon and that there are no other encumbrance's of record; that all easements, reservations and rights of way are shown hereon.

By *[Signature]* Date MARCH 23, 2007

Printed Name LAWRENCE D. VENT

EXECUTED this 23rd day of MARCH 2007

VICINITY MAP
 Not to Scale



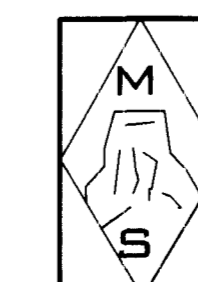
FOR CITY USE ONLY

Type of Document	Book	Page	Reception Number
<u>Declaration of Covenants</u>			

Sheet 1 of 3

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.

IL BISTRO CONDOMINIUMS
 A Replat of Lots 31 and 32, in Block 103, City of Grand Junction, lying in the SW 1/4 of Section 14, Township 1 South, Range 1 West of the Ute Meridian, City of Grand Junction, Mesa County, Colorado.

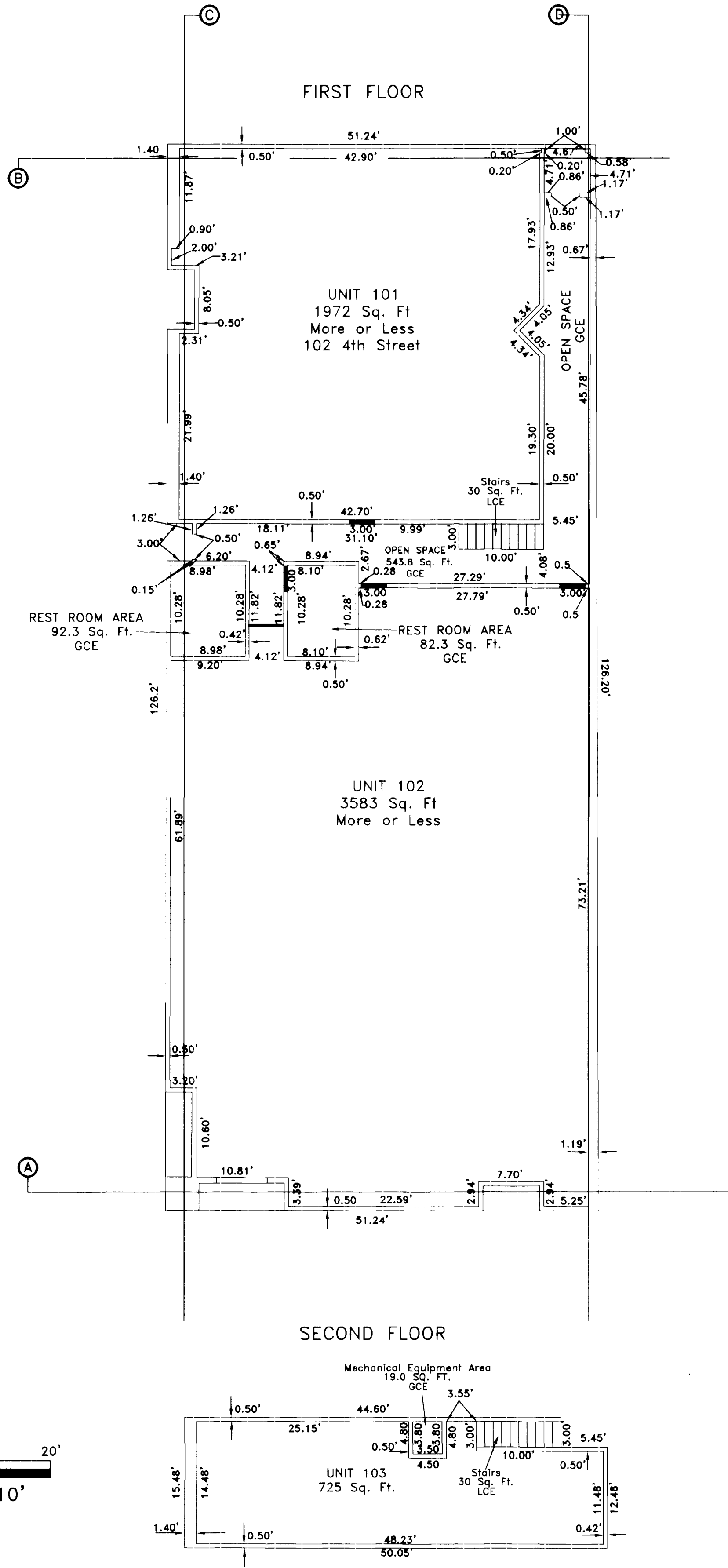


Monument Surveying Inc.
 741 Rood Ave
 Grand Junction, CO 81501
 (970) 245-4189 Fax (970) 245-4674

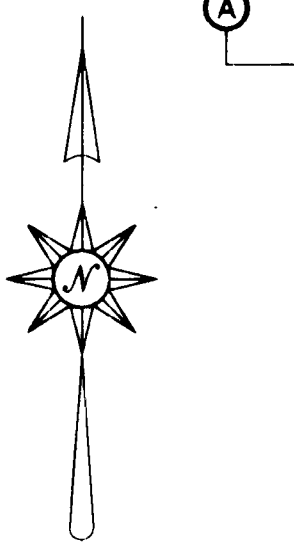
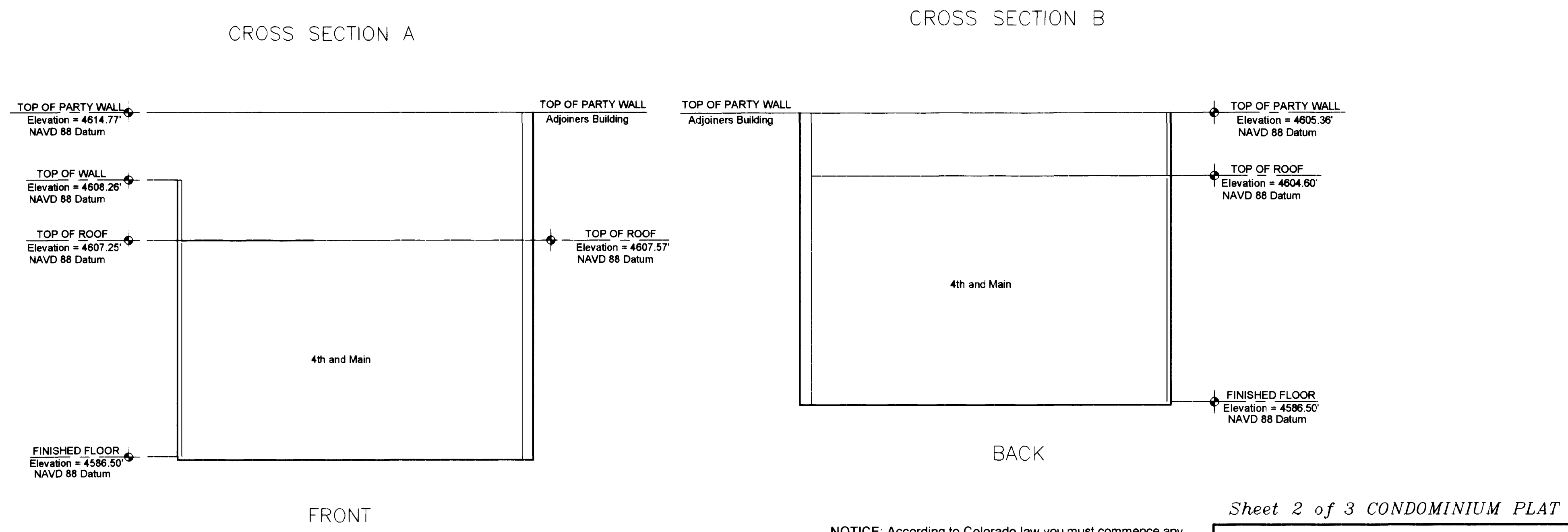
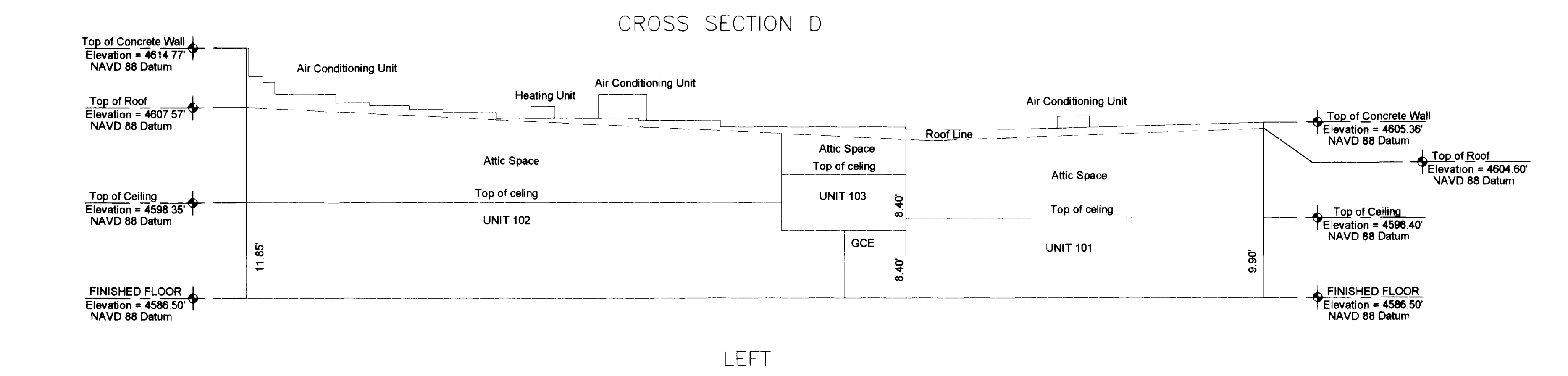
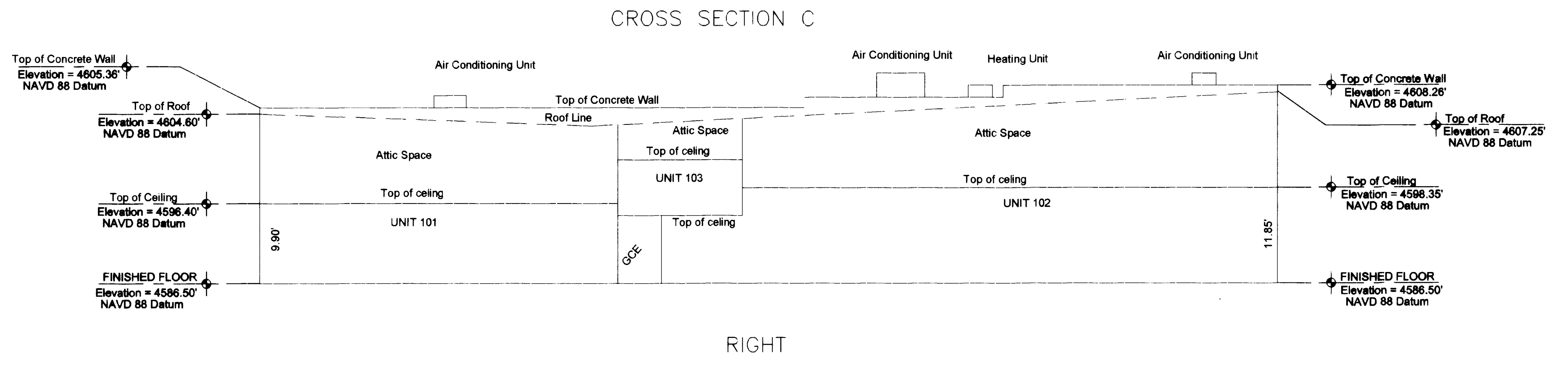
DESIGNED _____	FIELD APPROVAL <u>BKH</u>
DRAWN <u>RM</u>	REVISION DATE _____
CHECKED <u>CDC</u>	APPROVED <u>5/22/06</u>
PREPARED FOR: <u>Amici LLC</u>	JOB NO. <u>06-08</u>

IL BISTRO CONDOMINIUMS

A REPLAT OF LOTS 31 AND 32 IN BLOCK 103, CITY OF GRAND JUNCTION

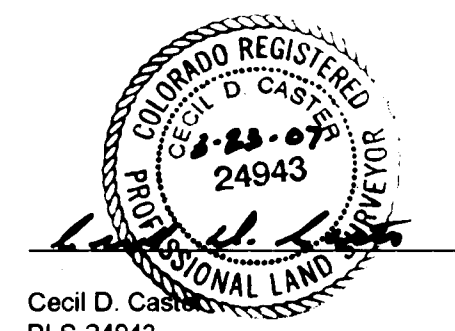


AREA SUMMARY		
Units	6280 Sq. Ft.	100%
Streets	0 Sq. Ft.	0%
Total	6280 Sq. Ft.	



Scale 1"=10'

LEGEND
 Unit= a Condominium Unit together with an undivided interest in Common Elements.
 GCE= General Common Element
 LCE= Limited Common Element
 Sq. Ft.= Square Feet
 NAVD 88 = National American Vertical Datum 1988



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 741 Road Ave
 Grand Junction, CO 81501
 (970) 245-4189 Fax (970) 245-4674

Sheet 2 of 3 CONDOMINIUM PLAT

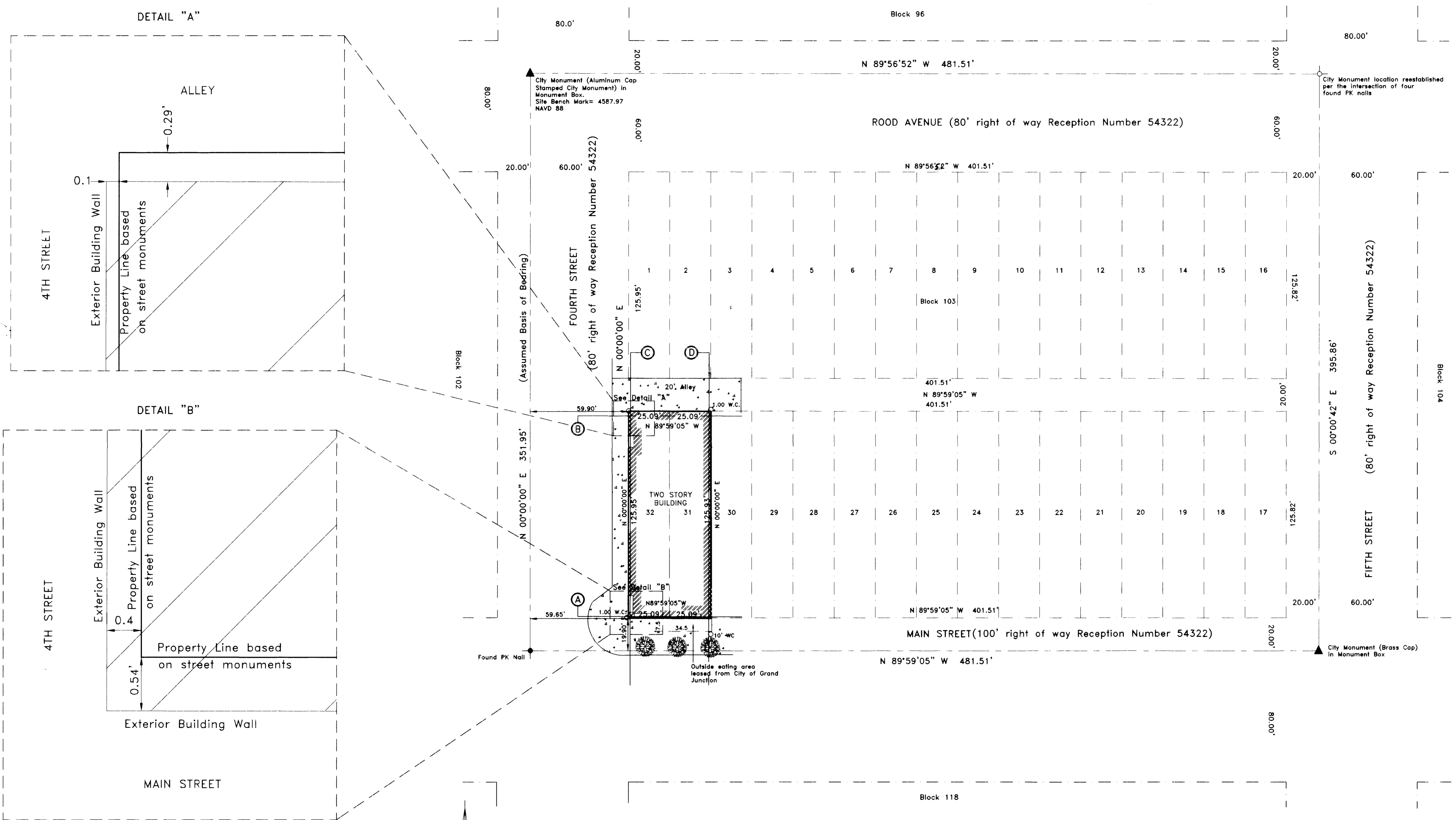
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 DRAWN RM REVISION DATE _____
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DETAIL "A"

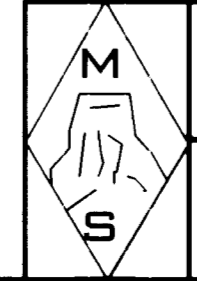
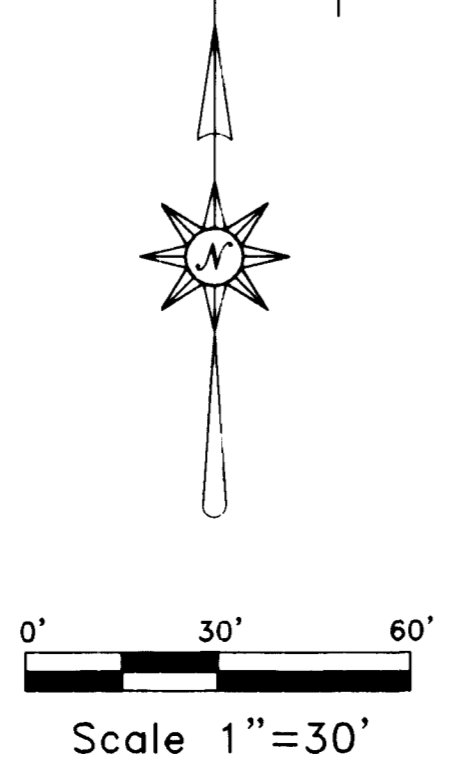
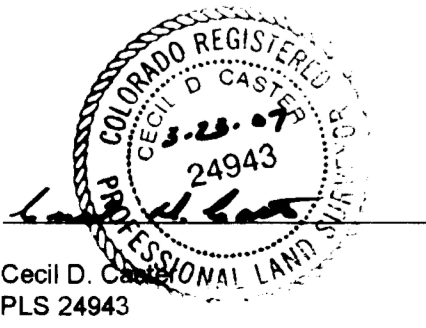
DETAIL "B"

LEGEND	
▲ = Found City Monument	○ = Set PK Nail with 2" metal tag marked W.C. Monument PLS 24943
□ = Concrete	W.C. = Witness Corner
⊕ = Electric Meter	⊕ = Calculated Position per accessory evidence
⊙ = Gas Meter	⊙ = Existing Tree
◆ = Found PK Nail (Parker Kalen)	Ⓐ = Cross Section Designation

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Sheet 3 of 3 CONDOMINIUM PLAT

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DESIGNED _____	FIELD APPROVAL <u>BKH</u>
DRAWN <u>RM</u>	REVISION DATE _____
CHECKED <u>CDC</u>	APPROVED <u>9/20/06</u>
PREPARED FOR: <u>Amici LLC</u>	JOB NO. <u>06-08</u>