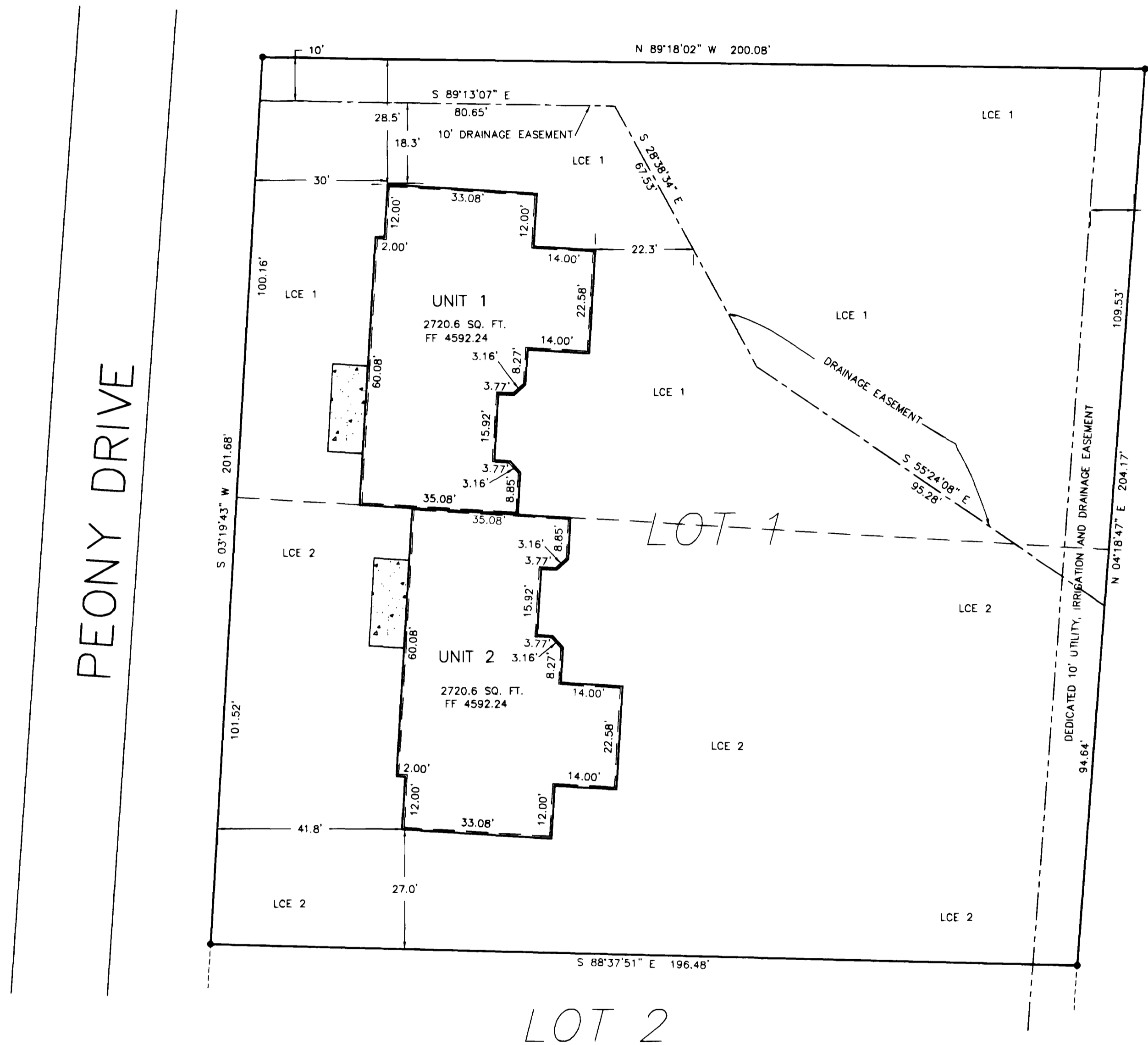


# CONDOMINIUM MAP OF 626 PEONY CONDOMINIUM GRAND JUNCTION, COLORADO

RECORDER NOTE: POOR QUALITY DOCUMENT PROVIDED FOR REPRODUCTION




### OWNERS DEDICATION

Shuman's, LLC, a Colorado Limited Liability Company is the owner of the following described real property: LOT 1, PEONY SUBDIVISION, Mesa County, Colorado. The owner verifies that this Condominium Map of 626 PEONY CONDOMINIUM has been prepared pursuant to the purpose stated in the Condominium Declaration for 626 PEONY CONDOMINIUM as recorded in Book \_\_\_\_\_ Page \_\_\_\_\_ in the Clerk and Recorder's Office of Mesa County, Colorado.

KNOW ALL MEN BY THESE PRESENTS that the owner does hereby dedicate, grant and submit LOT 1, PEONY SUBDIVISION and the easements, together with all improvements thereon, to condominium common interest ownership under the style and name "626 PEONY CONDOMINIUM" with various portions of such real property and easements having designated for separate and common ownership as shown on this map and in accordance with the 626 PEONY CONDOMINIUM declaration.

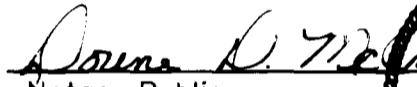

SHUMAN'S LLC

By:   
William L. Shuman, Manager

### NOTARY PUBLIC CERTIFICATION

STATE OF COLORADO) ss  
COUNTY OF MESA )

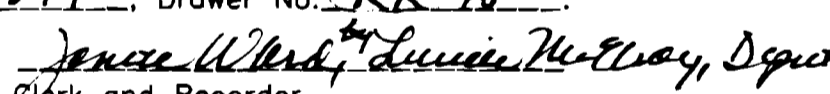
The foregoing instrument was acknowledged before me by William Shuman this 25th day of July, A.D., 2003.  
Witness my hand and official seal:

  
Notary Public  
My Commission Expires 9/29/2004  


### CLERK AND RECORDER'S CERTIFICATE

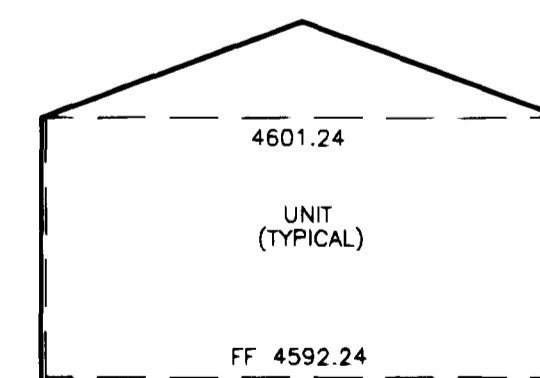
STATE OF COLORADO) ss  
COUNTY OF MESA )

I hereby certify that this instrument was filed in my office at 1:52 o'clock P.M., July 25, A.D., 2003, and was duly recorded in Plat Book No. 3 Page

No. 118 Reception No. 2136879, Drawer No. KK-48  
Fees: 10<sup>th</sup> 1<sup>st</sup>  
  
Clerk and Recorder

### NOTES

- 1) ALL DIMENSIONS ARE MEASURED FROM FINISHED WALLS.
- 2) ALL AREAS WITHIN THE BOUNDARIES OF LOT 1, PEONY SUBDIVISION THAT ARE NOT DESIGNATED AS UNITS ARE TO BE GENERAL COMMON ELEMENTS.
- 3) COMMON WALL BETWEEN UNITS ARE (2) 6" WALLS.
- 4) ALL EXTERIOR WALLS ARE 6".



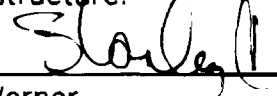
TYPICAL UNIT SECTION  
NOT TO SCALE

### LEGEND

- SET ALUMINUM CAP ON No. 5 REBAR, PLS 27279
- LCE LIMITED COMMON ELEMENT

### SURVEYOR'S CERTIFICATION

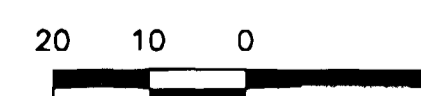
I, Stanley K. Werner, a Professional Land Surveyor in the State of Colorado, do hereby state that the condominium map of 626 PEONY CONDOMINIUM, was prepared containing information required by C.R.S. 38-33.3-209 and under my direct supervision, that it depicts the vertical and horizontal locations of each unit shown hereon, and that it was prepared by measurements upon and with in the existing structure.

  
Stanley K. Werner

P.L.S. 27279

CERTIFIED  OF July, 2003.

SCALE: 1"=20'



Prepared for: William L. Shuman  
Grand Junction, Colorado

CONDOMINIUM MAP OF  
626 PEONY CONDOMINIUM  
GRAND JUNCTION, COLORADO

High Desert Surveying, LLC  
2591 B 3/4 Road, Grand Jct., CO 81503  
970-254-8649 Fax 970-255-7047

SUR. BY: BE/FB/CW	DRAWN BY: SKW
JOB NO. 02-76	SHEET 1 OF 1
REVISION DATE: June 27, 2003	

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 CERTIFICATION SHOWN HEREON.