

Insurance Information:

The insurance information on this association can be found by going to www.AssociationOnline.Info

Unit Information:

Occupancy of Units:

| | <u>Number of Units</u> | <u>Owner Occupied</u> | <u>Investor/Rental</u> |
|----------------------------|------------------------|-----------------------|------------------------|
| Number of units in project | 27 | Not tracked | N o t tracked |
| Number of units sold | 27 | | |
| Units Under Contract | 0 | | |
| Units owned by Developer | 0 | | |

14) Any entities own more than one unit in the project? Yes [] No [X]

If yes, please list: 1st Owner ____ units 5th Owner ____ units
2nd Owner ____ units 6th Owner ____ units
3rd Owner ____ units 7th Owner ____ units
4th Owner ____ units 8th Owner ____ units

15) Does any single entity (individual, investor group, etc.) own more than 10% of the total project? Yes [] No [X]

16) Fee Simple Ownership or Leasehold Estate Ownership? Fee Simple Ownership

If Leasehold, are the leasehold and subleases in full force and effect and not subject to any prior lien or encumbrance by which the leasehold or sub-leasehold could be terminated or subject to any charge or penalty? Yes [] No []. Please provide a copy of the Leasehold and sub-lease agreement.

17) Any duplex, triplex, or fourplex secured by one deed? Yes [] No [X]

Project Questions:

18) All condominiums completed? Yes [X] No []

If no, anticipated completion date or explain: _____

19) All common areas completed? Yes [X] No []

if no, anticipated completion date or explain: _____

20) All facilities completed? Yes [X] No []

If no, anticipated completion date or explain: _____

21) Future phasing planned? Yes [] No [X]

If yes, explain: _____

22) Future amenities planned? Yes [] No [X]

If yes, explain: _____

23) Houseboat Project? Yes [] No [X]

If yes, explain: _____

24) Timeshare Project? Yes [X] No []

If yes, explain: 27 of 60 units are interval ownership

25) Segmented Ownership Project? Yes [] No [X]

26) Rental Desk? Yes [] No [X]

27) Cleaning Service for Rentals? Yes [] No [X]

28) Allow for Short Term Rentals? Yes [X] No []

29) Project subject to "inclusionary zoning" which restricts the future sales of any of the units?

Yes [] No [X]

If yes, explain: _____

30) Existing Building Conversion? Yes [] No [X]

If yes, year of conversion: _____ Age of Building: _____

Original Use: _____

31) Part of Master Association? Yes [X] No []

If yes, are the Master Association's common areas and facilities completed?

Yes [X] No []

32) Legal but non-conforming use? Yes [] No [X]

33) Age restrictions? Yes [] No [X]

34) Pending Litigation? Yes [] No [X]

If yes, please give details of the pending litigation: _____

35) Association controlled by Developer? Yes [] No [X]

If no, date the Association was turned over to the unit owners:
Month June Year 1986

36) Any space within the project only for commercial/non-residential use? Yes [] No [X]

If yes, number of commercial units? _____ and who retains title to the commercial units: [] Owners Association [] Individual Commercial Unit Owners

Describe commercial/non-residential units and permitted uses: _____

37) Commercial square footage: 0

38) Is the management firm related to the developer? Yes [] No [X]

I f y e s , e x p l a i n :

39) Can management contract/agreement be terminated when advance notice is given without cause or without payment of a penalty? Yes [X] No []

If yes, when is the notice required? 30 days. If no, termination penalty is \$ _____

40) Will any first mortgagee who obtains title to a condominium unit pursuant to the remedies in the mortgage or through foreclosure be liable for more than six months of the unit's unpaid regularly budgeted dues accrued before the acquisition of the title to the unit by the mortgage?

Yes [X] No []

Our policy is full disclosure and the above information is true and correct to the best of our knowledge.

As of dated: 9/30/04

The above form and all data contained herein exceeds the standard uniform condominium/PUD questionnaire and all questions have been reviewed by a representative from the Colorado Mortgage Lenders Association.