REAL ESTATE COMMISSION
PROFESSIONAL & VOCATIONAL LICENSING DIVISION
DEPARTMENT OF REGULATORY AGENCIES
STATE OF HAWAII
1010 RICHARDS STREET
P. O. BOX 3469
HONOLULU, HAWAII 96801

FINAL
HORIZONTAL PROPERTY REGIMES (CONDOMINIUM) PUBLIC REPORT

on

HOLIDAY GARDENS
1431-1434 Kahanu Street
Honolulu, Hawaii

REGISTRATION NO. 340

IMPORTANT — Read This Report Before Buying

This Report Is Not an Approval or Disapproval of This Condominium Project

It reflects information obtained by the Real Estate Commission in its investigation of the project. This report, based on a principle of disclosure, is issued by the Commission for the purpose of preventing fraud, misrepresentation or deceit.

The developer shall not enter into a binding contract or agreement for the sale of any unit in a Condominium Project until

(1) A copy of this Report has been given to the prospective purchaser,
(2) The latter has been given an opportunity to read same, and,
(3) His receipt taken therefor.

Issued: November 17, 1970
Expires: December 17, 1971

SPECIAL ATTENTION

Since the issuance of the Preliminary Report on the HOLIDAY GARDENS project, Registration No. 340, dated July 14, 1970, the Developer submitted additional information and requests a Final Report on the project. This Final Report is made a part of the registration, a copy of which the Developer is required to provide all purchasers or prospective purchasers of apartments.

1. According to the updated Preliminary Report of Security Title Corporation dated October 13, 1970, the outstanding mortgage as reflected in the Preliminary Report under ENCUMBRANCES AGAINST TITLE, page 4, has been removed and the only existing encumbrances are the Bishop Estate Lease, the improvement district assessment and taxes.

2. Developer advises that he has filed with the Office of the Recording Officer the Declaration of Horizontal Property Regime with By-Laws and the floor plans and they are reflected as Document No. 516149 and Condominium Map No. 107.

3. The Developer also filed a Performance and Payment Bond, executed October 19, 1970, between Harvis Construction, Inc. and Argonaut Insurance Company of Menlo, Park, California.

Earlier, with the original filing, the Developer submitted a detailed estimate of the cost of the project and finance commitment arrangement for interim and permanent loan with the Territorial Savings and Loan Association.

The Developer has satisfied the requirements under Chapter 514, Hawaii Revised Statutes, for issuance of the final public report.

STATUS OF PROJECT: The Developer reports that the construction of building has commenced September 21, 1970 and as of this date, the building is 10% complete.

This FINAL HORIZONTAL PROPERTY REGIMES (CONDOMINIUM) PUBLIC REPORT is made a part of Registration No. 340 dated July 14, 1970.

This report, when reproduced, shall be a true copy of the Commission's public report. The paper stock must be white in color.

HERBERT S. ISONAGA, Chairman
REAL ESTATE COMMISSION
STATE OF HAWAII

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ESCROW AGENT

November 17, 1970
Registration No. 340