

# 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  
ROYAL KAHANA  
Honoapiilani Highway  
Kahananui, Kaanapali, Maui, Hawaii

REGISTRATION NO. 619

### **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: July 9, 1974  
Expires: August 9, 1975

#### SPECIAL ATTENTION

A comprehensive reading of the report is urged in order that personal requirements and expectations to be derived from the property can be ascertained. The attention of the purchaser or prospective purchaser is particularly directed to the following:

THE REPORT REFLECTS INFORMATION DISCLOSED IN THE REQUIRED NOTICE OF INTENTION SUBMITTED SEPTEMBER 14, 1973, AND INFORMATION SUBSEQUENTLY FILED AS OF JULY 9, 1974. THE DEVELOPER, IN NOTIFYING THE COMMISSION OF ITS INTENTION TO SELL AND SUBMITTING INFORMATION OF MATERIAL CHANGES IN THE PROJECT, IS COMPLYING WITH THE REQUIREMENTS OF THE HORIZONTAL PROPERTY REGIMES LAW, CHAPTER 514, HAWAII REVISED STATUTES.

1. Since the issuance of the Commission's Preliminary Public Report of December 5, 1973, the Developer reports that changes have been made in the plan or setup as presented in the September 14, 1973 notice of intention to sell.

This Final Public Report (white paper stock) amends the Preliminary Public Report (yellow paper stock), becoming a part of Royal Kahana registration. The

Developer is responsible for placing a true copy of this Final Public Report in the hands of all purchasers and prospective purchasers, along with a copy of the Preliminary Public Report. The buyer shall sign the required receipt signifying that he has had an opportunity to read both reports.

2. The Commission has determined that the basic documents (Declaration of Horizontal Property Regime, with By-Laws of Association of Apartment Owners attached, and a copy of the approved Floor Plans) have been filed in the office of the recording officer.

The Declaration and By-Laws dated July 1, 1974, have been recorded in the Bureau of Conveyances of the State of Hawaii in Liber 10012, Page 470.

The Bureau of Conveyances has assigned Condominium Map No. 365 to the project.

3. Advertising and promotional matter has been filed pursuant to the rules and regulations promulgated by the Commission.
4. The purchaser and prospective purchaser is advised to acquaint himself with the provisions of Chapter 514, Hawaii Revised Statutes, as amended, and the rules and regulations promulgated thereunder which relate to the Horizontal Property Act.
5. This public report automatically expires thirteen months after the date of issuance, July 9, 1974, unless a supplementary report is published or the Commission, upon review of the registration issues an order extending the effective period of this report.
6. The Developer of the project has submitted to the Commission for examination all documents deemed necessary for the registration of a condominium project and issuance of this Final Public Report.

The following are changes that have been made to the Preliminary Public Report of December 5, 1973. The amendments are recited in their entirety as the Commission feels that purchasers and prospective purchasers should be aware of these changes.

NAME OF PROJECT: ROYAL KAHANA

DEVELOPER: The principals of Royal Kahana Venture, the former developer, have formed a corporation known as Royal Kahana Holdings, Inc. All documents have been amended to show Royal Kahana Holdings, Inc. as the Developer. The address of the corporation is Suite 302, 735 Bishop Street, Honolulu, Hawaii 96813, Telephone No. 524-2500. The officers of the corporation are:

Carl L. Finseth - President/Treasurer/Assistant Secretary/  
Director  
Mervyn S. Gerson - Secretary/Director  
Theodore H. Smyth - Vice President/Director

DESCRIPTION OF PROJECT: The first floor of the building has been designated as "ground floor" instead of "first floor". There will be 89 parking spaces on the basement level instead of 85 and 148 parking spaces on the ground level of the project instead of 152, 40, instead of 56, of which parking spaces will be covered. The

total number of parking spaces remains at 237. As amended, this section reads as follows:

"Description of Building. The apartment building shall consist of twelve (12) stories and a basement, designated the ground floor through twelfth floor, with a level designated 'Basement', located below ground level, containing two hundred thirty-six (236) apartments, each of which shall constitute an 'apartment', as defined and used in Chapter 514, Hawaii Revised Statutes, and which are sometimes hereafter separately or collectively called condominium unit or units, and each of which shall constitute a separate freehold estate, and in addition thereto, there shall be a resident manager's apartment. The building is constructed principally of reinforced concrete, steel, glass, aluminum and allied building materials with integrated walls, columns, supports and parking facilities. Said building is more particularly described as follows:

The basement level consists of eighty-nine (89) parking spaces with access to ground level by four (4) stairwells and three (3) elevators. There is a transformer vault and a switchgear room, a recreation room, a storage room, and saunas with showers, toilets, and storage. There is one (1) trash and one (1) electric room.

The ground floor has an elevator lobby, a mail room, the Manager's office and Manager's apartment, a common area, one (1) trash and storage room, two (2) electric rooms and stairwells. There are eight (8) studio apartments, six (6) one-bedroom apartments, and two (2) two-bedroom apartments on the ground floor. Outside of the building there is an equipment area and there are one hundred forty-eight (148) parking spaces at the ground level, forty (40) of which are covered by tennis courts over the parking level. There is a cabana, a pool and shower, a shuffleboard court, a volleyball court and a putting green at the ground level.

The second through twelfth floors contain eight (8) studio apartments, eight (8) one-bedroom apartments and four (4) two-bedroom apartments on each floor. Also located on each of the second through twelfth floors are one (1) trash room and two (2) electric rooms, and stairwells.

The building is V shaped with the wings running roughly east to west. The point is toward the west.

Description of Apartments: Each apartment has been given a three or four digit number designation by which its location in the building can be determined. The first one or two digits indicate the floor on which the apartment is located and the last two digits indicate the location of the apartment on the floor. For example, Apartment 701 is located at the Mauka end of the building on the 7th floor and Apartment 1210 is located at the Makai end of the building on the 12th floor. Apartments with the last two digits numbered 1 through 10 are located in the north wing of the building and Apartments with the last two digits 11 through 20 are located in the south wing of the building.

Manager's apartment is located on the ground floor.  
Apartments 101 to 109 and 114 to 120 are located on the ground floor.  
Apartments 201 to 220 are located on the 2nd floor.  
Apartments 301 to 320 are located on the 3rd floor.  
Apartments 401 to 420 are located on the 4th floor.  
Apartments 501 to 520 are located on the 5th floor.  
Apartments 601 to 620 are located on the 6th floor.  
Apartments 701 to 720 are located on the 7th floor.  
Apartments 801 to 820 are located on the 8th floor.  
Apartments 901 to 920 are located on the 9th floor.  
Apartments 1001 to 1020 are located on the 10th floor.  
Apartments 1101 to 1120 are located on the 11th floor.  
Apartments 1201 to 1220 are located on the 12th floor.

The apartments are further described as follows:

**TYPICAL STUDIO APARTMENT:** There are ninety-six (96) studio apartments. There is one basic type: Type B, contains three (3) rooms, including a living-dining-kitchen, a bathroom, a dressing room and a lanai. The floor area of this apartment is approximately 515 sq. ft. including the lanai of approximately 84 sq. ft. Note: Apartments of this type in the north wing are mirror images of apartments of this type in the south wing.

**TYPICAL ONE-BEDROOM APARTMENT:** There are ninety-four (94) one-bedroom apartments. There is one basic type: Type A, which contains six (6) rooms, including a living-dining room, a kitchen, a bedroom, a dressing room, a lavatory, a bathroom and a lanai. The floor area of this apartment is approximately 861 sq. ft. including the lanai of approximately 84 sq. ft. Note: Apartments of this type in the north wing are mirror images of apartments of this type in the south wing.

**TYPICAL TWO-BEDROOM APARTMENT:** There are forty-six (46) two-bedroom apartments, consisting of two basic types: 24 Type C apartments and 22 Type D apartments. Type C consists of seven (7) rooms including a living-dining room, a kitchen, two bedrooms, two bathrooms, a dressing room and a lanai. The floor area of Unit C is approximately 1225 sq. ft. including the lanai of approximately 84 sq. ft. Type D consists of six (6) rooms including a living-dining-kitchen, two bedrooms, two bathrooms, a powder room and a lanai. The floor area of Unit D is approximately 1541 sq. ft. including the lanai of approximately 254 sq. ft. Note: Apartments of this type in the north wing are mirror images of apartments of this type in the south wing.

The number, type, area and floor level of each apartment is shown on Exhibit "A" attached hereto and made a part hereof. (NOTE: Except for the designation of the first floor of the building as "ground floor", the information contained in said Exhibit "A" remains unchanged from the information contained in the Exhibit "A" attached to the Preliminary Public Report of December 5, 1973.)

The respective apartments do not include the undecorated or unfinished surfaces of the perimeter or party walls, or interior load-bearing walls, or the floors and ceiling

which surround the apartments or any pipes, shafts, wires, conduits or other utility or service lines, running through such apartments which are utilized for or serve more than one condominium unit, the same being deemed common elements as hereinafter provided. Subject to the foregoing each apartment shall include the adjacent lanai or lanais shown on said Condominium Map, all the walls and partitions which are not load-bearing within its perimeter walls, the inner decorated or finished surfaces of all walls, floors and ceilings, doors and door frames, windows and window frames, the interior of the lanai railing and all air space encompassed within the apartment, together with the built-in fixtures including all electrical and plumbing fixtures, range with hood, refrigerator/freezer, garbage disposal unit, clothes washer and dryer, dishwasher (installed only in one bedroom and two bedroom apartments); wall-to-wall carpeting in living room, bedroom and hallway areas; vinyl asbestos tile in kitchens and bathrooms, drapes and drapery rods in living room and bedroom areas."

COMMON ELEMENTS: Paragraph (a) of this section has been amended by addition of the words "in fee simple", and Paragraph (j) of this section has been amended by changing "first floor" to "ground floor". As amended this section reads as follows:

"The owners of apartments will have an undivided interest in the common elements including specifically but not limited to:

(a) The land on which the project is located in fee simple;

(b) All foundations, columns, girders, beams, supports, load-bearing walls, corridors, fire escapes, entry halls, stairs, walkways, entrances and exits of said building;

(c) The roofs;

(d) All yards and refuse areas;

(e) All driveway and parking areas;

(f) All ducts, electrical equipment, wiring and other central and appurtenant installations for service, including power, light, cold and hot water, air conditioning, television antenna, refuse and telephone;

(g) Automatic electric passenger elevators with elevator housing and appurtenant equipment;

(h) Swimming pool with recreation area situated on ground level;

(i) The manager's residence on the ground floor;

(j) The manager's office on the ground floor and the manager's parking stall on the basement level;

(k) Any and all other apparatus and installations of common use and all other parts of the property

necessary or convenient to its existence, maintenance and safety, normally in common use."

LIMITED COMMON ELEMENTS: This section has been amended by deleting the second sentence of paragraph (a) and by inserting the words "their families, guests, permitted tenants, invitees and business visitors." at the end of paragraph (b). As amended, this section reads as follows:

"Certain parts of the common elements, designated 'limited common elements', are set aside and reserved for the exclusive use of certain apartments and such apartments shall have appurtenant thereto exclusive easements for the use of such limited common elements. The limited common elements so set aside and reserved are as follows:

(a) One parking stall designated on said Condominium Map with the same designation as an apartment shall be appurtenant to and for the exclusive use of such apartment.

(b) The corridors, storage area, trash room and elevator lobbies on each apartment floor are restricted for the use of the apartment owners living on such floor, their families, guests, permitted tenants, invitees and business visitors."

PURPOSE OF BUILDING AND RESTRICTION AS TO USE: This section is amended in its entirety to read as follows:

"The purposes for which the building and other improvements and each of the condominium units are intended and shall be restricted as to use are as follows:

(a) The owner of each apartment within the building shall use such apartment only as living accommodations, for permanent or transitory use.

(b) The owner of a condominium unit shall not use the same for any purpose in violation of any statute, ordinance, rule, regulation or other requirement of any governmental authority, or which will injure the reputation of the building. Such owner shall not suffer anything to be done or kept in his apartment or elsewhere which will jeopardize the soundness of the building, or which will interfere with or unreasonably disturb the rights of other owners, or which will obstruct the public halls or stairways of the building, or which will increase the rate of fire insurance on the building or the contents thereof or which will reduce the value of the apartment building or any apartment unit therein.

(c) The owner of a condominium unit shall not make any structural alterations in or additions to the exterior of the apartment or to any other portion or portions of the common elements without the unanimous consent of all apartment owners and the written consent of the Board of Directors and the holders of all mortgages and liens of any of the apartments in the project.

(d) The owner of a condominium unit shall not, without the prior written consent of the Board or the Managing Agent, display any sign or any other device in or upon any door, window, wall or other portion of the apartment or common elements, or otherwise so as to be visible from the exterior.

(e) Except for the foregoing restrictions, the owners of the respective apartments shall have the absolute right to lease such apartments subject to all the provisions of the Declaration."

RESERVATION OF EASEMENTS: This section has been amended by adding the words "at his sole cost and expense" after the words "The Fee Owner" at the beginning of the paragraph and by adding the words "nor alter the common interest percentage of the apartment owners." at the end of the paragraph. As amended, this section reads as follows:

"The Fee Owner, at his sole cost and expense, reserves the right to grant, relocate, cancel and otherwise dispose of any and all utility and other easements now or hereafter located on or affecting the land above described, provided, however, no such grant, relocation, cancellation or other disposition of any utility or other easements shall be such as to locate or place the same within or under any structures located on said land, nor shall the same unreasonably interfere with the use of said land or the project by the owners of apartments in the project or materially affect the value of apartments in the project, nor alter the common interest percentage of the apartment owners."

OWNERSHIP OF TITLE: By Deed dated December 7, 1973, recorded in the Bureau of Conveyances of the State of Hawaii in Liber 9793, Page 440, Theodore H. Smyth, as Trustee for Elizabeth M. Smyth, and Theodore H. Smyth, Individually, conveyed title to the land to Theodore Hilton Smyth, as Trustee under that certain Declaration of Trusts dated January 29, 1960, of which a Short Form Declaration of Trusts dated March 7, 1974 was recorded in said Bureau of Conveyances in Liber 9793, Page 437. The Preliminary Title Report dated July 3, 1974 issued by Title Guaranty of Hawaii, Incorporated confirms such ownership.

ENCUMBRANCES AGAINST TITLE: The Preliminary Title Report dated July 3, 1974 issued by Title Guaranty of Hawaii, Incorporated reports that title to the land is subject to the following:

1. Real property taxes that may be due and owing.
2. Reservation in favor of the State of Hawaii of all mineral and metallic mines.
3. Location of the seaward boundary in accordance with the law of the State of Hawaii.
4. The terms and conditions contained in that certain Loan Agreement dated April 25, 1974, recorded in Liber 9861 at Page 279, by and between Kassler & Co., as Lender, and Royal Kahana Holdings, Inc., as Borrower.
5. Terms, agreements, reservations, covenants, conditions and provisions contained in Lease recorded in Liber 9861 at Page 211, by and between Theodore Hilton Smyth, Trustee, as Lessor, and Royal Kahana Holdings, Inc., as Lessee.

6. Mortgage dated July 2, 1973, recorded in Liber 9288 at Page 387, made by Theodore H. Smyth, Trustee, in favor of David C. Anderson and Jeanne A. Anderson, husband and wife, and Mark Reid Yates, husband of Charlotte Yates.

7. Mortgage and Security Agreement dated April 25, 1974, recorded in Liber 9861 at Page 242, made by Royal Kahana Holdings, Inc. to Kassler & Co., a Colorado corporation.

By instrument dated April 25, 1974, recorded in Liber 9861 at Page 354, Theodore Hilton Smyth, Trustee, assigns to Kassler & Co. all of his right, title and interest as Fee Owner and as Lessor in and to that certain lease recorded in Liber 9861 at Page 211, as additional security to said above mortgage.

By Subordination Agreement dated April 25, 1974, recorded in Liber 9863 at Page 476, David C. Anderson and Jeanne A. Anderson, husband and wife, and Mark Reid Yates, husband of Charlotte Yates, have agreed and consented to subordinate mortgage recorded in Liber 9288 at Page 387, to the lien of said above mortgage.

8. Covenants, conditions, restrictions, easements, reservations and all other provisions set forth in Declaration of Horizontal Property Regime dated July 1, 1974, recorded in Liber 10012 at Page 470 and the By-Laws attached thereto as the same are or may hereafter be amended in accordance with law, said Declaration or By-Laws. (Project covered by Condominium Map No. 365.)

STATUS OF PROJECT: The estimated date of completion of the project is August 1975.

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The purchaser or prospective purchaser should be cognizant of the fact that this published report represents information disclosed by the Developer in the required Notice of Intention submitted September 14, 1973 and additional information subsequently filed as of July 9, 1974.

The FINAL HORIZONTAL PROPERTY REGIMES (CONDOMINIUM) PUBLIC REPORT is made a part of REGISTRATION NO. 619 filed with the Commission on September 14, 1973.

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

  
(For) DOUGLAS R. SODEHANI, Chairman  
Real Estate Commission  
State of Hawaii

Distribution:

Department of Taxation  
Bureau of Conveyances  
Planning Commission, County of Maui  
Federal Housing Administration  
Escrow Agent

Registration No. 619

July 9, 1974

EXHIBIT "A"

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
101	C	1141	84	1225	ground	.631%
102	B	431	84	515	ground	.266%
103	B	431	84	515	ground	.266%
104	B	431	84	515	ground	.266%
105	B	431	84	515	ground	.266%
106	A	777	84	861	ground	.445%
107	A	777	84	861	ground	.445%
108	A	777	84	861	ground	.445%
109	A	777	84	861	ground	.445%
114	A	777	84	861	ground	.445%
115	A	777	84	861	ground	.445%
116	B	431	84	515	ground	.266%
117	B	431	84	515	ground	.266%
118	B	431	84	515	ground	.266%
119	B	431	84	515	ground	.266%
120	C	1141	84	1225	ground	.631%
201	C	1141	84	1225	2	.631%
202	B	431	84	515	2	.266%
203	B	431	84	515	2	.266%
204	B	431	84	515	2	.266%
205	B	431	84	515	2	.266%
206	A	777	84	861	2	.445%
207	A	777	84	861	2	.445%
208	A	777	84	861	2	.445%
209	A	777	84	861	2	.445%
210	D	1287	254	1541	2	.795%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
211	D	1287	254	1541	2	.795%
212	A	777	84	861	2	.445%
213	A	777	84	861	2	.445%
214	A	777	84	861	2	.445%
215	A	777	84	861	2	.445%
216	B	431	84	515	2	.266%
217	B	431	84	515	2	.266%
218	B	431	84	515	2	.266%
219	B	431	84	515	2	.266%
220	C	1141	84	1225	2	.631%
301	C	1141	84	1225	3	.631%
302	B	431	84	515	3	.266%
303	B	431	84	515	3	.266%
304	B	431	84	515	3	.266%
305	B	431	84	515	3	.266%
306	A	777	84	861	3	.445%
307	A	777	84	861	3	.445%
308	A	777	84	861	3	.445%
309	A	777	84	861	3	.445%
310	D	1287	254	1541	3	.795%
311	D	1287	254	1541	3	.795%
312	A	777	84	861	3	.445%
313	A	777	84	861	3	.445%
314	A	777	84	861	3	.445%
315	A	777	84	861	3	.445%
316	B	431	84	515	3	.266%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
317	B	431	84	515	3	.266%
318	B	431	84	515	3	.266%
319	B	431	84	515	3	.266%
320	C	1141	84	1225	3	.631%
401	C	1141	84	1225	4	.631%
402	B	431	84	515	4	.266%
403	B	431	84	515	4	.266%
404	B	431	84	515	4	.266%
405	B	431	84	515	4	.266%
406	A	777	84	861	4	.445%
407	A	777	84	861	4	.445%
408	A	777	84	861	4	.445%
409	A	777	84	861	4	.445%
410	D	1287	254	1541	4	.795%
411	D	1287	254	1541	4	.795%
412	A	777	84	861	4	.445%
413	A	777	84	861	4	.445%
414	A	777	84	861	4	.445%
415	A	777	84	861	4	.445%
416	B	431	84	515	4	.266%
417	B	431	84	515	4	.266%
418	B	431	84	515	4	.266%
419	B	431	84	515	4	.266%
420	C	1141	84	1225	4	.631%
501	C	1141	84	1225	5	.631%
502	B	431	84	515	5	.266%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
503	B	431	84	515	5	.266%
504	B	431	84	515	5	.266%
505	B	431	84	515	5	.266%
506	A	777	84	861	5	.445%
507	A	777	84	861	5	.445%
508	A	777	84	861	5	.445%
509	A	777	84	861	5	.445%
510	D	1287	254	1541	5	.795%
511	D	1287	254	1541	5	.795%
512	A	777	84	861	5	.445%
513	A	777	84	861	5	.445%
514	A	777	84	861	5	.445%
515	A	777	84	861	5	.445%
516	B	431	84	515	5	.266%
517	B	431	84	515	5	.266%
518	B	431	84	515	5	.266%
519	B	431	84	515	5	.266%
520	C	1141	84	1225	5	.631%
601	C	1141	84	1225	6	.631%
602	B	431	84	515	6	.266%
603	B	431	84	515	6	.266%
604	B	431	84	515	6	.266%
605	B	431	84	515	6	.266%
606	A	777	84	861	6	.445%
607	A	777	84	861	6	.445%
608	A	777	84	861	6	.445%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
609	A	777	84	861	6	.445%
610	D	1287	254	1541	6	.795%
611	D	1287	254	1541	6	.795%
612	A	777	84	861	6	.445%
613	A	777	84	861	6	.445%
614	A	777	84	861	6	.445%
615	A	777	84	861	6	.445%
616	B	431	84	515	6	.266%
617	B	431	84	515	6	.266%
618	B	431	84	515	6	.266%
619	B	431	84	515	6	.266%
620	C	1141	84	1225	6	.631%
701	C	1141	84	1225	7	.631%
702	B	431	84	515	7	.266%
703	B	431	84	515	7	.266%
704	B	431	84	515	7	.266%
705	B	431	84	515	7	.266%
706	A	777	84	861	7	.445%
707	A	777	84	861	7	.445%
708	A	777	84	861	7	.445%
709	A	777	84	861	7	.445%
710	D	1287	254	1541	7	.795%
711	D	1287	254	1541	7	.795%
712	A	777	84	861	7	.445%
713	A	777	84	861	7	.445%
714	A	777	84	861	7	.445%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Larai</u>	<u>Total</u>		
715	A	777	84	861	7	.445%
716	B	431	84	515	7	.266%
717	B	431	84	515	7	.266%
718	B	431	84	515	7	.266%
719	B	431	84	515	7	.266%
720	C	1141	84	1225	7	.631%
801	C	1141	84	1225	8	.631%
802	B	431	84	515	8	.266%
803	B	431	84	515	8	.266%
804	B	431	84	515	8	.266%
805	B	431	84	515	8	.266%
806	A	777	84	861	8	.445%
807	A	777	84	861	8	.445%
808	A	777	84	861	8	.445%
809	A	777	84	861	8	.445%
810	D	1287	254	1541	8	.795%
811	D	1287	254	1541	8	.795%
812	A	777	84	861	8	.445%
813	A	777	84	861	8	.445%
814	A	777	84	861	8	.445%
815	A	777	84	861	8	.445%
816	B	431	84	515	8	.266%
817	B	431	84	515	8	.266%
818	B	431	84	515	8	.266%
819	B	431	84	515	8	.266%
820	C	1141	84	1225	8	.631%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
901	C	1141	84	1225	9	.631%
902	B	431	84	515	9	.266%
903	B	431	84	515	9	.266%
904	B	431	84	515	9	.266%
905	B	431	84	515	9	.266%
906	A	777	84	861	9	.445%
907	A	777	84	861	9	.445%
908	A	777	84	861	9	.445%
909	A	777	84	861	9	.445%
910	D	1287	254	1541	9	.795%
911	D	1287	254	1541	9	.795%
912	A	777	84	861	9	.445%
913	A	777	84	861	9	.445%
914	A	777	84	861	9	.445%
915	A	777	84	861	9	.445%
916	B	431	84	515	9	.266%
917	B	431	84	515	9	.266%
918	B	431	84	515	9	.266%
919	B	431	84	515	9	.266%
920	C	1141	84	1225	9	.631%
1001	C	1141	84	1225	10	.631%
1002	B	431	84	515	10	.266%
1003	B	431	84	515	10	.266%
1004	B	431	84	515	10	.266%
1005	B	431	84	515	10	.266%
1006	A	777	84	861	10	.445%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
1007	A	777	84	861	10	.445%
1008	A	777	84	861	10	.445%
1009	A	777	84	861	10	.445%
1010	D	1287	254	1541	10	.795%
1011	D	1287	254	1541	10	.795%
1012	A	777	84	861	10	.445%
1013	A	777	84	861	10	.445%
1014	A	777	84	861	10	.445%
1015	A	777	84	861	10	.445%
1016	B	431	84	515	10	.266%
1017	B	431	84	515	10	.266%
1018	B	431	84	515	10	.266%
1019	B	431	84	515	10	.266%
1020	C	1141	84	1225	10	.631%
1101	C	1141	84	1225	11	.631%
1102	B	431	84	515	11	.266%
1103	B	431	84	515	11	.266%
1104	B	431	84	515	11	.266%
1105	B	431	84	515	11	.266%
1106	A	777	84	861	11	.445%
1107	A	777	84	861	11	.445%
1108	A	777	84	861	11	.445%
1109	A	777	84	861	11	.445%
1110	D	1287	254	1541	11	.795%
1111	D	1287	254	1541	11	.795%
1112	A	777	84	861	11	.445%

<u>Apt. No.</u>	<u>Type</u>	<u>Area Square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
1113	A	777	84	861	11	.445%
1114	A	777	84	861	11	.445%
1115	A	777	84	861	11	.445%
1116	B	431	84	515	11	.266%
1117	B	431	84	515	11	.266%
1118	B	431	84	515	11	.266%
1119	B	431	84	515	11	.266%
1120	C	1141	84	1225	11	.631%
1201	C	1141	84	1225	12	.631%
1202	B	431	84	515	12	.266%
1203	B	431	84	515	12	.266%
1204	B	431	84	515	12	.266%
1205	B	431	84	515	12	.266%
1206	A	777	84	861	12	.445%
1207	A	777	84	861	12	.445%
1208	A	777	84	861	12	.445%
1209	A	777	84	861	12	.445%
1210	D	1287	254	1541	12	.795%
1211	D	1287	254	1541	12	.795%
1212	A	777	84	861	12	.445%
1213	A	777	84	861	12	.445%
1214	A	777	84	861	12	.445%
1215	A	777	84	861	12	.445%
1216	B	431	84	515	12	.266%
1217	B	431	84	515	12	.266%
1218	B	431	84	515	12	.266%

<u>Apt. No.</u>	<u>Type</u>	<u>Area square Feet</u>			<u>Floor Level</u>	<u>Common Interest</u>
		<u>Apt.</u>	<u>Lanai</u>	<u>Total</u>		
1219	B	431	84	515	12	.266%
1220	C	1141	84	1225	12	.631%

Each Apartment has immediate access to the hallway on its level and to the stairways and elevators between the floors of the building.