

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
NUUANU PARK PLACE
1720 Huna Street
Honolulu, Hawaii

REGISTRATION NO. 1054

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: September 26, 1979
Expires: October 26, 1980

SPECIAL ATTENTION

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

THIS REPORT REFLECTS INFORMATION DISCLOSED IN THE REQUIRED NOTICE OF INTENTION FILED NOVEMBER 15, 1978, AND INFORMATION SUBSEQUENTLY FILED AS OF AUGUST 30, 1979. THE DEVELOPER, IN NOTIFYING THE COMMISSION OF ITS INTENTION TO SELL, IS COMPLYING WITH THE REQUIREMENTS OF THE HORIZONTAL PROPERTY ACT, CHAPTER 514A, HAWAII REVISED STATUTES.

1. Since the issuance of the Commission's Preliminary Public Report on Registration No. 1054, dated November 27, 1978, the Developer has forwarded additional information reflecting changes that have been made in the documents for the project.

NOTE: THE PRIMARY CHANGES TO THE PROJECT INVOLVE A CHANGE IN THE DEVELOPER, AND CHANGES IN THE DIMENSIONS,

NUMBER OF BEDROOMS AND LANAIS OF CERTAIN APARTMENTS. THE COMMISSION ADVISES THE PROSPECTIVE PURCHASER OR PURCHASER TO READ THE ENTIRE REPORT IN ORDER TO BE AWARE OF ALL CHANGES REFLECTED HEREIN.

2. The Developer of the project has filed all documents and materials deemed necessary by the Commission for the registration of the condominium project and the issuance of this Final Public Report.

3. The basic documents (Declaration of Horizontal Property Regime, By-Laws of the Association of Apartment Owners and a copy of the approved Floor Plans) have been recorded in the Bureau of Conveyances of the State of Hawaii, and filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii.

The Declaration of Horizontal Property Regime dated May 22, 1979, with By-Laws attached was recorded as aforesaid in Liber 13831, Page 527, and filed as aforesaid as Document No. 950488.

The approved Floor Plans showing the layout, location, apartment numbers, etc. have been designated Condominium File Plan No. 626 and Condominium Map No. 381.

4. Advertising or promotional matter has been filed pursuant to the rules and regulations promulgated by the Commission.

5. The purchaser or prospective purchaser is advised to acquaint himself with the provisions of the Horizontal Property Act, Chapter 514A of the Hawaii Revised Statutes and the Condominium Rules and Regulations which relate to Horizontal Property Regimes.

6. This Final Public Report automatically expires thirteen (13) months after the date of issuance, September 26, 1979, unless a Supplementary Public Report issues or the Commission, upon review of the registration, issues an order extending the period of this report.

7. This Final Public Report amends the Commission's Preliminary Public Report, and is made a part of registration on NUUANU PARK PLACE condominium project. The Developer has the responsibility of placing true copies of this Final Public Report (white paper stock), the Preliminary Public Report (yellow paper stock) and the Disclosure Abstract in the hands of all purchasers. Securing a signed copy of the Receipt therefor from each purchaser is also the responsibility of Developer.

The information in the topical headings, LOCATION, DEVELOPER, DESCRIPTION, COMMON ELEMENTS, LIMITED COMMON ELEMENTS, PURPOSE OF BUILDING AND RESTRICTIONS AS TO USE, OWNERSHIP OF TITLE, ENCUMBRANCES AGAINST TITLE, MANAGEMENT OF THE PROJECT

and STATUS OF PROJECT has been altered as follows. All other topical headings have not been disturbed.

LOCATION: The approximately 86,152 square feet of land to be committed to the regime is situated at 1720 Huna Street, Honolulu, Hawaii.

DEVELOPER: Acoustic, Insulation and Drywall, Inc., a Hawaii corporation, 904-2 Kohou Street, Honolulu, Hawaii, P. O. Box 17826, Honolulu, Hawaii; officers:

FRANCISCO SEBASTIAN UGALE	President;
ANACLETO ALCANTRA	Executive Vice-President;
GEORGE STEELE	Vice-President; and
ROBERT J. AUSTIN	Secretary-Treasurer.

DESCRIPTION: The Declaration of Horizontal Property Regime and plans submitted by the Developer indicate a leasehold condominium project consisting of one hundred fourteen (114) apartments contained in two (2) buildings, with basements, constructed principally of concrete and concrete block.

The location and description of the various apartments of the project are as set forth in the Exhibit attached to this Preliminary Public Report.

The apartments have immediate access to the grounds of the project or to a corridor leading to an elevator or a stairway which leads to the grounds of the project.

The respective apartments shall not be deemed to include the undecorated or unfinished surfaces of the perimeter or party walls or interior load-bearing walls, the floors and ceilings surrounding each apartment or any pipes, wires, conduits or other utility or service lines running through such apartment, the same being deemed common elements as hereinafter provided. Each apartment shall be deemed to include all the walls and partitions which are not load-bearing within its perimeter or party walls, doors and door frames, windows and window frames, the lanai and private yard space (if any), the inner decorated or finished surfaces of all walls, floors, and ceilings, and all fixtures originally installed therein.

COMMON ELEMENTS: One freehold estate is designated in all remaining portions of the project, herein called the "common elements", including specifically, but not limited to:

1. The land in fee simple;
2. All foundations, floor slabs, columns, girders, beams, supports, unfinished perimeter, party and load-bearing walls, roofs, entries, stairways, elevators, walkways, entrances and exits of said buildings;

3. All yards, grounds and landscaping, including the pool and two private parks.

4. All parking areas, including without limitation the one hundred seventy-two (172) parking stalls depicted on the Condominium File Plan and Condominium Map for the project.

5. All pipes, cables, conduits, ducts, electrical equipment, wiring and other central and appurtenant transmission facilities and installations over, under and across the project which serve more than one apartment for services such as power, light, gas, water, sewer, telephone and television signal distribution, if any; and

6. 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, or normally in common use.

LIMITED COMMON ELEMENTS: Certain parts of the common elements, herein called the "limited common elements", are designated and set aside for the exclusive use of certain apartments, and such apartments shall have appurtenant thereto easements for the use of such limited common elements as follows: One or more parking spaces, as designated on said condominium map and condominium file plan by a number or letter, which number or letter is also set forth opposite to the number of each of the respective apartments set forth in the exhibit attached hereto, shall be appurtenant to and for the exclusive use of such apartment.

PURPOSE OF BUILDING AND RESTRICTIONS AS TO USE. The Declaration provides that, except when the holder of the first mortgage on an apartment has entered into possession of an apartment following (i) a default under its first mortgage, (ii) a foreclosure proceeding, or (iii) a conveyance in lieu of foreclosure, the apartments shall be occupied and used only as private dwellings by the respective owners thereof, their tenants, families, domestic servants and social guests, and for no other purpose, which are defined as (a) rental for any period less than 30 days, or (b) any rental in which the occupants of the apartments are provided customary hotel services such as room service for food and beverage, maid service, laundry and linen or bellboy service. Except for such transient or hotel purposes the owners of the respective apartments shall have the absolute right to lease such apartments subject to all provisions of the Declaration and the By-Laws attached thereto; provided, however, that no apartment owner may lease less than the entire apartment. The two private parks, designated as Private Park #1 and Private Park #2, on said condominium map and condominium file plan, shall be used for private parks and playgrounds by the apartment owners in the manner intended by Ordinance No. 4621 of the City and County of Honolulu, Hawaii.

OWNERSHIP OF TITLE: A commitment for Title Insurance dated July 9, 1979, issued by National Title Corporation as submitted to the Commission, indicates that the owners of the property

committed to the regime are: (a) Toshio Matsushima and Hilda Hisago Matsushima, Trustees under Revocable Living Trust Agreements dated May 14, 1975, who are the current Lessors under an unrecorded lease dated April 1, 1973, a short form of which was filed as aforesaid as Document No. 634776 and recorded as aforesaid in Liber 9243, Page 432, as amended, and currently held by the Developer, as lessee, pursuant to Assignment of Lease dated May 23, 1979, filed as aforesaid as Document No. 950485, and recorded as aforesaid in Liber 13831, Page 499, and (b) Jo Paul Rognstad, husband of Betty Ann Rognstad, and Diane Myung Sun Kim, unmarried, who have issued to the Developer a lease thereon dated May 22, 1979, filed as aforesaid as Document No. 950484, and recorded as aforesaid in Liber 13831, Page 431. The individual purchasers will receive an Apartment Lease directly from the said fee owners.

ENCUMBRANCES AGAINST TITLE: Said commitment for Title Insurance dated July 9, 1979, issued by National Title Corporation provides that the following are encumbrances against title to the property:

1. For any taxes that may be due and owing and a lien on the land, reference is hereby made to the Office of the Tax Assessor of the First Division, City and County of Honolulu, Hawaii.
2. Reservation in favor of the State of Hawaii of all mineral and metallic mines as reserved in Royal Patent No. 7793. (as to Lots 1, 2 and 3)
3. Designation of Easement for sanitary sewer purposes, as shown on Map 4, as set forth by Land Court Order No. 31378, filed February 27, 1970. (as to Lot B)
4. Grant dated January 12, 1970, filed as aforesaid as Document No. 495724, and also recorded as aforesaid in Liber 6908, Page 1, in favor of the CITY AND COUNTY OF HONOLULU, granting an easement for sewer purposes. (as to Lots 1, 2 and B)
5. The terms and provisions of unrecorded Lease dated April 1, 1973, a short form of which was filed as aforesaid as Document No. 634776, and also recorded as aforesaid in Liber 9243, Page 432, as amended.
6. Assignment of Lease Rental dated February 28, 1975, filed as aforesaid as Document No. 712503, and also recorded as aforesaid in Liber 10494, Page 91.
7. Updated Financing Statement recorded as aforesaid on March 3, 1975, in Liber 10494, Page 90.
8. Mortgage dated February 27, 1975, filed as aforesaid as Document No. 712360, and also recorded as aforesaid in Liber 10486, Page 52, to CENTRAL PACIFIC BANK, a Hawaii corporation, as Mortgagee. Consideration: \$53,000.00.

9. Additional Charge Mortgage dated February 27, 1975, filed as aforesaid as Document No. 712361, and also recorded as aforesaid in Liber 10486, Page 59, to CENTRAL PACIFIC BANK, a Hawaii corporation, as Mortgagee. Consideration: \$64,217.00. This is an additional charge to the foregoing mortgage.

10. The Terms and Provisions and the Conditions and Restrictions contained in Revocable Living Trust Agreement dated May 14, 1975, filed as aforesaid as Document No. 803753, and also recorded as aforesaid in Liber 11996, Page 497.

11. The Terms and Provisions and the Conditions and Restrictions contained in Revocable Living Trust Agreement dated May 14, 1975, filed as aforesaid as Document No. 803754, and also recorded as aforesaid in Liber 11996, Page 503.

12. Free flowage of water in ditch running along the south boundary of Lot 3, File Plan No. 387, as contained in Deed dated May 25, 1973, recorded as aforesaid in Liber 9175, Page 413. (as to Lot 3)

13. Grant dated April 30, 1970, recorded as aforesaid in Liber 6998, Page 136 in favor of the CITY AND COUNTY OF HONOLULU, granting an easement to construct, reconstruct, install, maintain, operate, repair and remove an underground sewer pipe line or pipe lines, with manholes and other appurtenant equipment, as part of a sewer system. (as to Lot 3)

14. Easement of right-of-way for a sewer main granted to the City and County of Honolulu, as contained in Deed dated October 10, 1945, filed as aforesaid as Document No. 80795. (as to Lot C)

15. Master Lease dated May 22, 1979, filed as aforesaid as Document No. 950484, and also recorded as aforesaid in Liber 13831, Page 431.

16. Reservations, terms, conditions and covenants in said Deed dated December 29, 1978, recorded as aforesaid in Liber 13707, Page 627. (as to portion of Puehuehu Stream)

17. ". . . an easement (10-foot wide) for sanitary sewer purposes in favor of the City and County of Honolulu over and across the above-described parcel of land . . .", containing an area of 50 square feet as per survey by Melvin M. Masuda, Land Surveyor, C.S.F. No. 18,427, dated September 29, 1978. (as to portion of Puehuehu Stream)

18. Mortgage and Financing Statement dated May 21, 1979, filed as aforesaid as Document No. 950121, and also recorded as aforesaid in Liber 13827, Page 195, to AMFAC DEVELOPMENT CORP., a Hawaii corporation, as Mortgagee. Consideration: \$950,000.00.

19. State Tax Lien dated December 28, 1978, recorded as aforesaid in Liber 13387, Page 689.

20. State Tax Lien dated December 28, 1978, recorded as aforesaid in Liber 13387, Page 690.
21. Department of Labor & Industrial Relations State Tax Lien, dated June 25, 1979, recorded as aforesaid in Liber 13800, Page 533.
22. Stipulation of Judgment dated May 12, 1978, recorded as aforesaid in Liber 12903, Page 50.
23. Department of Labor & Industrial Relations State Tax Lien dated June 13, 1978, recorded as aforesaid in Liber 12956, Page 103.
24. Federal Tax Lien dated August 1, 1978, recorded as aforesaid in Liber 13055, Page 487.
25. Judgment dated August 4, 1978, recorded as aforesaid in Liber 13081, Page 554.
26. State Tax Lien dated September 20, 1978, recorded as aforesaid in Liber 13156, Page 116.
27. State Tax Lien dated December 8, 1978, recorded in Liber 13336, Page 149.
28. Department of Labor & Industrial Relations State Tax Lien dated April 16, 1979, recorded in Liber 13621, Page 114.
29. Updated Judgment recorded as aforesaid on May 2, 1979 in Liber 13658, Page 373.
30. Federal Tax Lien dated June 7, 1979, recorded as aforesaid in Liber 13762, Page 239.
31. State Tax Lien dated June 25, 1979, recorded as aforesaid in Liber 13811, Page 695.
32. The Terms, Provisions and Covenants in Co-Owners Agreement dated May 22, 1979, filed as aforesaid as Document No. 950487, and also recorded as aforesaid in Liber 13831, Page 512.
33. Condominium Map No. 381, filed in the Office of the Assistant Registrar of the Land Court of the State of Hawaii. Condominium File Plan No. 626, filed in the Bureau of Conveyances of the State of Hawaii.
34. The covenants, agreements, obligations, conditions and other provisions set forth in Declaration of Horizontal Property Regime dated May 22, 1979, filed as aforesaid as Document No. 950488, and also recorded as aforesaid in Liber 13831, Page 527, and the By-Laws attached thereto, to which reference is hereby made.

35. Declaration of Restrictive Covenants (Private Parks) dated June 28, 1979, filed as aforesaid as Document No. 966170, and also recorded as aforesaid in Liber 14007, Page 572.

MANAGEMENT OF THE PROJECT: The By-Laws which are incorporated in the Declaration provide that the operation of the project shall be conducted for the Association of Apartment Owners under the direction of the Board of Directors by a responsible managing agent. The specimen Sales Contract provides that the Developer may appoint the initial managing agent for the project. The Developer indicates that it has appointed as said initial managing agent: Pacific Islands Management, Ltd., a Hawaii corporation, whose principal place of business and post office address is 1750 Kalakaua Avenue, Suite 211, Honolulu, Hawaii 96826.

STATUS OF PROJECT: The Developer advises that it estimates construction of the project will begin on October 1, 1979, and will be completed on September 30, 1980.

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 November 15, 1978, and information subsequently filed as of August 30, 1979.

This FINAL HORIZONTAL PROPERTY REGIMES (CONDOMINIUM) PUBLIC REPORT is made a part of REGISTRATION NO. 1054 filed with the Commission on November 15, 1978. 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.

 (for)
AH KAU YOUNG, CHAIRMAN,
REAL ESTATE COMMISSION
STATE OF HAWAII

Distribution:

DEPARTMENT OF TAXATION
BUREAU OF CONVEYANCES
PLANNING COMMISSION, CITY & COUNTY OF HONOLULU
FEDERAL HOUSING ADMINISTRATION
ESCROW AGENT

REGISTRATION NO. 1054
September 26, 1979

EXHIBIT

The project consists of two (2) buildings, being Buildings A and B. The apartments on each floor of the buildings are numbered consecutively from southwest to northeast, beginning with 01 on each floor of Building B and 15 on each floor of Building A, as set forth below.

1. Building A contains a basement and three (3) floors.

(a) Apartment Nos. 115, 116, 117 and 118 are located on the first floor (the basement).

(b) Apartment Nos. 215, 216, 217 and 218 are located on the second floor.

(c) Apartment Nos. 315, 316, 317 and 318 are located on the third floor.

(d) Apartment Nos. 415, 416, 417 and 418 are located on the fourth floor.

2. Building B contains a sub-basement (the pool level, containing a recreation room and five storage rooms), a basement and six (6) floors.

(a) Apartment Nos. 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113 and 114 are located on the first floor (the basement).

(b) Apartment Nos. 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213 and 214 are located on the second floor.

(c) Apartment Nos. 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313 and 314 are located on the third floor.

(d) Apartment Nos. 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413 and 414 are located on the fourth floor.

(e) Apartment Nos. 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513 and 514 are located on the fifth floor.

(f) Apartment Nos. 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613 and 614 are located on the sixth floor.

(g) Apartment Nos. PH-1, PH-2, PH-3, PH-4, PH-5, PH-6, PH-7, PH-8, PH-9, PH-10, PH-11, PH-12, PH-13 and PH-14 are located on the penthouse floor (seventh floor).

3. Two (2) apartments, being Apartment Nos. 116 and 117, are built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen, three (3) lanais and a private yard. Each apartment contains a floor area of approximately 1330 square feet, including the lanais of approximately 270 square feet and the private yard of approximately 110 square feet.

4. Two (2) apartments, being Apartment Nos. 115, and 118, are built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen, three (3) lanais and a private yard. Each apartment contains a floor area of approximately 1370 square feet, including the lanais of approximately 310 square feet and the private yard of approximately 110 square feet.

5. Four (4) apartments, being Apartment Nos. 215, 216, 217 and 218, are built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and three (3) lanais. Each apartment contains a floor area of approximately 1250 square feet, including the lanais of approximately 300 square feet.

6. Eight (8) apartments, being Apartment Nos. 315, 316, 317, 318, 415, 416, 417 and 418, are built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and a lanai. Each apartment contains a floor area of approximately 1080 square feet, including the lanai of approximately 130 square feet.

7. Apartment No. 101 is built according to a floor plan consisting of eight (8) rooms, including two (2) bedrooms, two (2) bathrooms, a storage room, a living room, a dining room, a kitchen and two (2) lanais, containing a floor area of approximately 1060 square feet, including the lanais of approximately 80 square feet.

8. Apartment No. 201 is built according to a floor plan consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and two (2) lanais, containing a floor area of approximately 1030 square feet, including the lanais of approximately 70 square feet.

9. Two (2) apartments, being Apartment Nos. 301 and 314, are each built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and two (2) lanais, containing a floor area of approximately 1030 square feet, including the lanais of approximately 70 square feet.

10. Eight (8) apartments, being Apartment Nos. 401, 414, 501, 514, 601, 614, PH-1 and PH-14, are built according to a floor plan, or its mirror image, each consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and two (2) lanais, containing a floor area of approximately 1020 square feet, including the lanais of approximately 60 square feet.

11. Apartment No. 114 is built according to a floor plan consisting of eight (8) rooms, including two (2) bedrooms, two (2) bathrooms, a storage room, a living room, a dining room, a kitchen, a lanai and a private yard, containing a floor area of approximately 1290 square feet, including the lanai of approximately 125 square feet and the private yard of approximately 180 square feet.

12. Apartment No. 214 is built according to a floor plan consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and two (2) lanais, containing a floor area of approximately 1185 square feet, including the lanais of approximately 225 square feet.

13. Three (3) apartments, being Apartment Nos. 102, 103 and 104, are built according to a floor plan, or its mirror image, each consisting eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 1125 square feet, including the lanai of approximately 40 square feet.

14. Seven (7) apartments, being Apartment Nos. 105, 106, 107, 110, 111, 112 and 113, are built according to a floor plan, or its mirror image, each consisting eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen, a lanai, and a private yard, containing a floor area of approximately 1350 square feet, including the lanai of approximately 125 square feet, and the private yard of approximately 140 square feet.

15. Two (2) apartments, being Apartment Nos. 108 and 109, are built according to a floor plan, or its mirror image, consisting of six (6) rooms, including two (2) bedrooms, a bathroom, a living room, a dining room, a kitchen, a lanai, and a private yard, containing a floor area of approximately 1220 square feet, including the lanai of approximately 125 square feet, and the private yard of approximately 140 square feet.

16. Fifty-five (55) apartments, being Apartment Nos. 202, 203, 204, 205, 206, 302, 303, 304, 305, 306, 307, 310, 311, 312, 313, 402, 403, 404, 405, 406, 407, 410, 411, 412, 413, 502, 503, 504, 505, 506, 507, 510, 511, 512, 513, 602, 603, 604, 605, 606, 607, 610, 611, 612, 613, PH-2, PH-3, PH-4, PH-5, PH-6, PH-7, PH-10, PH-11, PH-12 and PH-13, are built according to a floor plan, or its mirror image, each consisting eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 1015 square feet, including the lanai of approximately 40 square feet.

17. Five (5) apartments, being Apartment Nos. 207, 210, 211, 212 and 213, are built according to a floor plan, or its mirror image, consisting of eight (8) rooms, including three (3) bedrooms, two (2) bathrooms, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 1100 square feet, including the lanai of approximately 125 square feet.

18. Apartment No. 208 is built according to a floor plan consisting of six (6) rooms, including two (2) bedrooms, a bathroom, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 1005 square feet, including the lanai of approximately 125 square feet.

19. Apartment No. 209 is built according to a floor plan consisting of six (6) rooms, including two (2) bedrooms, a bathroom, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 995 square feet, including the lanai of approximately 125 square feet.

20. Five (5) apartments, being Apartment Nos. 308, 408, 508, 608 and PH-8, are built according to a floor plan consisting of six (6) rooms, including two (2) bedrooms, a bathroom, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 890 square feet, including the lanai of approximately 40 square feet.

21. Five (5) apartments, being Apartment Nos. 309, 409, 509, 609 and PH-9, are built according to a floor plan consisting of six (6) rooms, including two (2) bedrooms, a bathroom, a living room, a dining room, a kitchen and a lanai, containing a floor area of approximately 905 square feet, including the lanai of approximately 40 square feet.

NOTE: IN ACCORDANCE WITH LOCAL PRACTICE, THE APPROXIMATE GROSS FLOOR AREA OF EACH APARTMENT AS SET FORTH ABOVE INCLUDES ALL OF THE WALLS AND PARTITIONS WITHIN ITS PERIMETER WALLS, THE ENTIRETY OF ITS PERIMETER NON-PARTY WALLS AND THE INTERIOR HALF OF ITS PERIMETER PARTY WALLS, WHETHER LOAD BEARING OR NON-LOAD BEARING.

<u>Apt. No.</u>	<u>Parking Stall No(s).</u>	<u>Apt. No.</u>	<u>Parking Stall No(s).</u>
101	101	316	316, 316 (Tandem)
102	102	317	317, 317 (Tandem)
103	103	318	318, 318 (Tandem)
104	104	401	401 (Compact)
105	105	402	402
106	106	403	403
107	107	404	404
108	108	405	405
109	109	406	406
110	110	407	407
111	111	408	408
112	112	409	409
113	113	410	410
114	114	411	411
115	115	412	412
116	116 (Compact)	413	413
117	117 (Compact)	414	414
118	118	415	415, 415 (Tandem)
201	201	416	416, 416 (Tandem)
202	202	417	417, 417 (Tandem)
203	203	418	418, 418 (Tandem)
204	204	501	501
205	205	502	502
206	206	503	503 (Compact)
207	207	504	504
208	208	505	505
209	209	506	506
210	210	507	507
211	211	508	508
212	212	509	509
213	213	510	510
214	214	511	511
215	215	512	512
216	216	513	513
217	217	514	514
218	218	601	601
301	301	602	602
302	302	603	603
303	303	604	604
304	304	605	605
305	305	606	606
306	306	607	607, 607 (Tandem)
307	307	608	608
308	308	609	609
309	309	610	610, 610 (Tandem)
310	310	611	611, 611 (Tandem)
311	311	612	612, 612 (Tandem)
312	312	613	613
313	313	614	614
314	314	PH-1	PH-1 (Compact),
315	315 (Compact),		PH-1 (Tandem)
	315 (Tandem)	PH-2	PH-2, PH-2 (Tandem)

<u>Apt. No.</u>	<u>Parking Stall No(s).</u>
PH-3	PH-3, PH-3 (Tandem)
PH-4	PH-4, PH-4 (Tandem)
PH-5	PH-5, PH-5 (Tandem)
PH-6	PH-6, PH-6 (Tandem)
PH-7	PH-7, PH-7 (Tandem)
PH 8	PH-8
PH-9	PH-9
PH-10	PH-10, PH-10 (Tandem)
PH-11	PH-11, PH-11 (Tandem)
PH-12	PH-12, PH-12 (Tandem)
PH-13	PH-13, PH-13 (Tandem)
PH-14	PH-14, PH-14 (Tandem), A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z, AA, BB, CC, DD, EE, FF, GG, HH