



REAL ESTATE COMMISSION
 STATE OF HAWAII
 DEPARTMENT OF COMMERCE AND CONSUMER AFFAIRS
 PROFESSIONAL AND VOCATIONAL LICENSING DIVISION
 1010 Richards Street - P. O. Box 3469
 Honolulu, Hawaii 96801

CONDOMINIUM PUBLIC REPORT

on

3765 MANINI WAY / 1618 IWI WAY
 3765 Manini Way / 1618 Iwi Way
 Honolulu, Hawaii

Registration No. 2192 (Conversion)

Issued: November 19, 1990
 Expires: July 14, 1991

Report Purpose:

This report is based on information and documents submitted by the developer to the Real Estate Commission as of November 7, 1990, and is issued by the Commission for informational purposes only. It represents neither approval nor disapproval of the project. Buyers are encouraged to read this report carefully.

Type of Report:

- PRELIMINARY:** (yellow) The developer may not as yet have created the condominium but has filed with the Real Estate Commission minimal information sufficient for a Preliminary Public Report. A Final Public Report will be issued when complete information is filed.
- FINAL:** (white) The developer has legally created a condominium and has filed complete information with the Commission.
 No prior reports have been issued
 Supersedes all prior public reports
 Must be read together with _____
- SUPPLEMENTARY:** (pink) Updates information contained in the
 Prelim. Public Report dated _____
 Final Public Report dated June 14, 1990
 Supp. Public Report dated _____
- And Supersedes all prior public reports
 Must be read together with Final Public Report issued June 14, 1990
 This report reactivates the _____ public report(s) which expired on _____

Disclosure Abstract: Separate Disclosure Abstract on this condominium project:

Required Not Required - disclosures covered in this report.

Summary of Changes from Earlier Public Reports:

This summary contains a general description of the changes, if any, made by the developer since the last public report was issued. It is not necessarily all inclusive. Prospective buyers should compare this public report with the earlier reports if they wish to know the specific changes that have been made.

No prior reports have been issued by the Commission.

Changes made are as follows:

This Supplementary Public Report is being issued solely to reflect the changes noted in an Amendment of Declaration of Condominium Property Regime that was recorded subsequent to the issuance of the Final Public Report on June 14, 1990.

Specifically, an Amendment of Declaration of Condominium Property Regime, dated August 10, 1990, was recorded in the Bureau of Conveyances of the State of Hawaii as Document No. 90-144272, simultaneously with the recording of Amended Condominium Map No. 1286. Said documents reflected changes in the size of the limited common element land areas appurtenant to the respective units. Due to these changes, Exhibit "C" of the Final Public Report is hereby amended and replaced in its entirety by Amended Exhibit "C" attached hereto, which Amended Exhibit "C" states the present size of the limited common element land areas appurtenant to the two units of the Project.

There are no other changes to the Final Public Report, said Report remaining in full force and effect except as noted in this Supplementary Public Report.

This Public Report is a part of Registration No. 2192 filed with the Real Estate Commission on February 22, 1990.

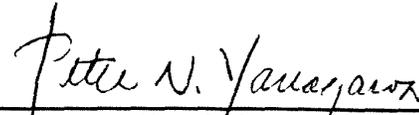
Reproduction of Report. When reproduced, this report must be on:

yellow paper stock

white paper stock

pink paper stock

Expiration Date of Reports. Preliminary Public Reports and Final Public Reports automatically expire thirteen (13) months from the date of issuance unless a Supplementary Public Report is issued or unless the Commission issues an order extending the effective period for the report.



PETER N. YANAGAWA, Chairman
REAL ESTATE COMMISSION
STATE OF HAWAII

Distribution:

Bureau of Conveyances
Department of Finance, City & County of Honolulu
Planning Department, City & County of Honolulu
Federal Housing Administration
Escrow Agent

LIMITED COMMON ELEMENTS

Certain parts of the common elements, herein referred to as the "limited common elements", are designated and set aside for the exclusive use of one or more apartments, and such apartment(s) 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) That certain land area upon and around which 3765 Manini Way is located, shown and designated on the Condominium Map and being approximately 3,243 square feet in area, is deemed a limited common element appurtenant to and for the exclusive use of 3765 Manini Way.
- (b) That certain land area upon and around which 1618 Iwi Way is located, shown and designated on the Condominium Map and being approximately 2,859 square feet in area, is deemed a limited common element appurtenant to and for the exclusive use of 1618 Iwi Way.

All costs of every kind pertaining to the aforesaid limited common elements, including, but not limited to, costs of landscaping, maintenance, repair, replacement and improvement, shall be borne solely by the owner of the unit to which said limited common elements are appurtenant.

NOTE: The land area appurtenant to each unit does not represent a legally subdivided lot.