

OWNER'S CERTIFICATE

Certificate of record owner and security holder

The undersigned certify that as of the date of recordation of this condominium plan I am the record owner and holder of the security interest in and to the real property described herein. I further certify that I consent to the recordation of this plan in the office of the county recorder of the County of Mono, California.

Record Owner:

Richard V. Hamilton

Richard V. Hamilton
Richard V. Hamilton

As Trustee:

Inyo-Mono Title Company, a California Corporation, trustee under deed of trust as instrument No. 2003002073 of Official Records, Mono County on ~~March 24~~ June 23, 2003.
6543

James D. Core
James D. Core
President, Inyo-Mono Title Company

State of Nevada
County of Washoe

On Sept. 11, 2003 before me,

Lisa M. Overbay
a Notary Public in and for said County and State, personally appeared
Richard V. Hamilton

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and (optional) official seal:

Lisa M. Overbay and Lisa M. Overbay
Notary Public (sign) and print name
My commission expires: May 2, 2007
County of my principal place of business: Washoe

LISA M. OVERBAY
NOTARY PUBLIC
STATE OF NEVADA
APPT. No. 99-36844-2
MY APPT. EXPIRES MAY 2, 2007

State of California)
County of MONO)

On SEPTEMBER 8, 2003 before me,

JAMARKHAM
a Notary Public in and for said County and State, personally appeared
James D. Core

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and (optional) official seal:

JAMARKHAM and JAMARKHAM
Notary Public (sign) and print name
My commission expires: 4-10-06
County of my principal place of business: MONO

SURVEYOR'S CERTIFICATE

I hereby certify that I am a Licensed Land Surveyor of the State of California and that this plan consisting of 3 sheets correctly represents: (1) A true and complete survey of the perimeter of the project, parcel 1 of parcel map 36-194, made under my supervision in December, 2000; and (2) the proposed locations of air spaces and buildings.



David A. Laverty
David A. Laverty, L.S. 4587
Expires 9/30/06

LEGAL DESCRIPTION

Parcel 1 of Parcel Map 36-194 as recorded in book 4, page 136 of Parcel Maps, in the Office of the County Recorder, Mono County, California.

RECORDER'S CERTIFICATE

Document No. 2003010813 filed this 19th day of September, 2003, at 12:10 P.M., in book 2 of condominium plans at pages 44-44B at the request of Richard Hamilton.

Sherrie R. Hale
County Recorder

C.C.&R'S NOTE

The declaration of covenants, conditions, restrictions and reservations affecting Parcel 1 of this subdivision was recorded on SEPT. 11, 2003 as Instrument No. 2003009945 of Official Records in the Office of the Mono County Recorder.

NOTES AND DEFINITIONS

1. This is a "Condominium Plan" for a "Condominium Project" as those terms are defined in California Civil Code Sections 1351(e) and (f).
2. "Property" shall refer to all of the real property described in the legal description on this page and all improvements erected thereon.
3. The "Condominium Project", which was approved by and is consistent with the zoning regulations of the Town of Mammoth Lakes, consists of 3 condominium units designated on this condominium plan as Unit 1, Unit 2 and Unit 3.
4. "Common Area" shall consist of the entire Project except all Units, as defined in the CC&R's and as shown on this Condominium Plan. Common Area is also designated on this Condominium Plan as "CA".
5. The portions of the Common Area are referred to as "Exclusive Use Common Area" and shall be designated as follows: Garage shown as "G1"; Garage shown as "G2" and Garage shown as "G3". These areas are for the exclusive use of the owners of the Units to which they are attached or assigned.
6. Portions of the common area designated by the letter "P" are unassigned parking areas except as may be otherwise specified in accordance with the CC&R's.
7. "Unit" or "condominium" means a separate interest in air space in the condominium project, the boundaries of which are the interior surfaces of the units designated on the condominium plan and further described in paragraph 3, above.
8. For definitions of terms not otherwise defined on this Plan, refer to the Declaration of Covenants, Conditions and Restrictions establishing a plan of condominium ownership for the "Property" recorded on _____, 2003, as Inst. No. 2003-_____ of Official Records in the office of the Mono County Recorder.
9. All dimensions except subdivision boundaries are approximate as provided in Section 1351(e) of the California Civil Code.
10. All lines defining condominium ownership areas intersect at 90° unless noted otherwise.
11. In interpreting deeds and plans, the existing physical boundaries of the unit or of a unit reconstructed in substantial accordance with the original plans thereof, shall be conclusively presumed to be its boundaries rather than the metes and bounds expressed in the deeds and plans, regardless of settling or lateral movements of the building, and regardless of minor variance between boundaries shown on the plan or in the deed and those of the building.
12. The following are not a part of a unit: bearing walls, columns, beams, floors, roofs, foundations, central heating, reservoirs, tanks, pumps, and other central services, pipes, ducts, flues, chutes, conduits, wires, and other utility installations, wherever located, except the outlets thereof whenever located within the unit.
13. The survey ties shown are to the vertical projections of the inside finished face of the stud walls (solid lines).
14. In the event of any conflict between these notes and the definitions contained in the Declaration of Covenants, Conditions and Restrictions (C.C. & R.'s) for this project, the Declaration shall control.

CONDOMINIUM CONVERSION PLAN

FOR

LES BELLES MONTAGNES

BEING A SUBDIVISION OF PARCEL 1 OF PARCEL MAP 36-194, IN THE TOWN OF MAMMOTH LAKES, COUNTY OF MONO, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4, PAGE 136 OF PARCEL MAPS, IN THE OFFICE OF THE SAID COUNTY.