

OWNER'S STATEMENT

Certificate of record owners and security holders.

We the undersigned hereby certify, that as of the date of recordation of this Amended Condominium Plan, to being the record owners and holders of security interests in the real property described herein. We also hereby certify to the consent of the recordation of this Amended Condominium Plan pursuant to Chapter 1, Title 6, Part 4, Division Second, California Civil Code, by the County Recorder, Mono County, California.

RECORD OWNERS:

Ronning Family Trust, Richard Ronning Grantor and Trustee
Connie Ronning Grantor and Trustee

Richard W. Blanco *Lesley C. Hughes-Blanco*
Richard W. Blanco Lesley C. Hughes-Blanco

Richard W. Blanco *Lesley C. Hughes-Blanco*
Richard W. Blanco Lesley C. Hughes-Blanco

State of CA)
County of MONO) ss.

On June 11, 2007 before me, M. Forbis

a Notary Public in and for said County and State, personally appeared Richard Ronning and Connie Ronning 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 executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and (optional) official seal:

~~MEAS~~ M. Forbis # 1737262
Notary Public (sign and print name)
My commission expires: 4-19-2011
County of my principal place of business: MONO

State of CA)
County of MONO) ss.

On June 11, 2007 before me, M. Forbis

a Notary Public in and for said County and State, personally appeared Richard W. Blanco and Lesley C. Hughes-Blanco 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 executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and (optional) official seal:

~~MEAS~~ M. Forbis # 1737262
Notary Public (sign and print name)
My commission expires: 4-19-2011
County of my principal place of business: MONO

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 10 commercial units as follows: 10 storage units designated on this condominium plan as Parcel 1 through Parcel 10.
- 4. "Common Area" means all portions of the condominium project other than the units and an assigned parking area for the exclusive use of the unit to which it is appurtenant. The assigned parking areas as specified in accordance with the Covenants, Conditions and Restrictions ("CC&R's") are designated on this plan by "A.P."
- 5. "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.
- 6. For definitions of terms not otherwise defined on this Plan, refer to the Declaration of CC&R's establishing a plan condominium ownership for the "Property" recorded on February 12, 2007, as Instrument No. 2007000925 of Official Records in the office of the Mono County Recorder.
- 7. All dimensions except subdivision boundaries are approximate as provided in Section 1351(e) of the California Civil Code.
- 8. All lines defining condominium ownership areas intersect at 90° unless noted otherwise.
- 9. 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 variances between boundaries shown on the plan or in the deed and those of the building.
- 10. 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 installation, wherever located, except the outlets thereof whenever located within the unit.
- 11. This Amended Condominium Plan amends the Condominium Plan that was recorded in Book 2 of Condominium Plans at Page 73 in the office of the County Recorder. Sheet 3 of 3 has been revised to include additional Common Area within Building "A". The dimensions of Unit 1 have been revised. The Condominium Areas table and the Condominium Volumes table for Building "A" have been revised.

RECORDER'S CERTIFICATE

Filed this 20th day of June, 2007, at 11:44 P.M., in Book 2 of Condominium Plans at Pages 75-75B at the request of Richard and Connie Ronning.

By: Sherrie B. Hale, Deputy
Christy Robles, Interim Mono County Recorder
Document No. 2007004342
Fee: \$12.00

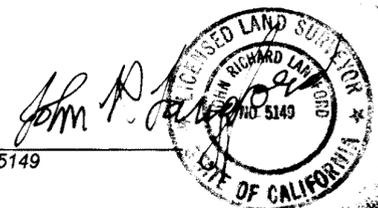
Note:
This map amends a map recorded on February 12, 2007 in Book 2 of Condominium Plans, Pages 73-73B and as Document No. 2007000924.

SURVEYOR'S STATEMENT

I hereby state 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 3 of Parcel Map 36-155, made under my supervision in August, 2006; and (2) the proposed locations of air spaces and buildings.

6/3/07
Date

John R. Langford, LS5149
Expires 6/30/07



LEGAL DESCRIPTION

Lot 1 of Final Map Tract Map 36-241 as recorded in Book 10, Page 103 of Tract Maps, on file in the office of the County Recorder, Mono County, California.

THE SUBDIVISION OF LOT 1 IS A CONDOMINIUM PROJECT AS DEFINED IN SECTION 1350 ET. SEQ. OF THE CIVIL CODE OF THE STATE OF CALIFORNIA, CONTAINING A MAXIMUM OF TEN (10) COMMERCIAL UNITS AND IS FILED PURSUANT TO THE SUBDIVISION MAP ACT

AMENDED CONDOMINIUM PLAN FOR
314 COMMERCE DRIVE

TOWN OF MAMMOTH LAKES, MONO COUNTY, CALIFORNIA
BEING A SUBDIVISION OF PARCEL 3 OF PARCEL MAP NO. 36-155, IN THE TOWN OF MAMMOTH LAKES, COUNTY OF MONO, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 4 PAGES 51 AND 51A OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY