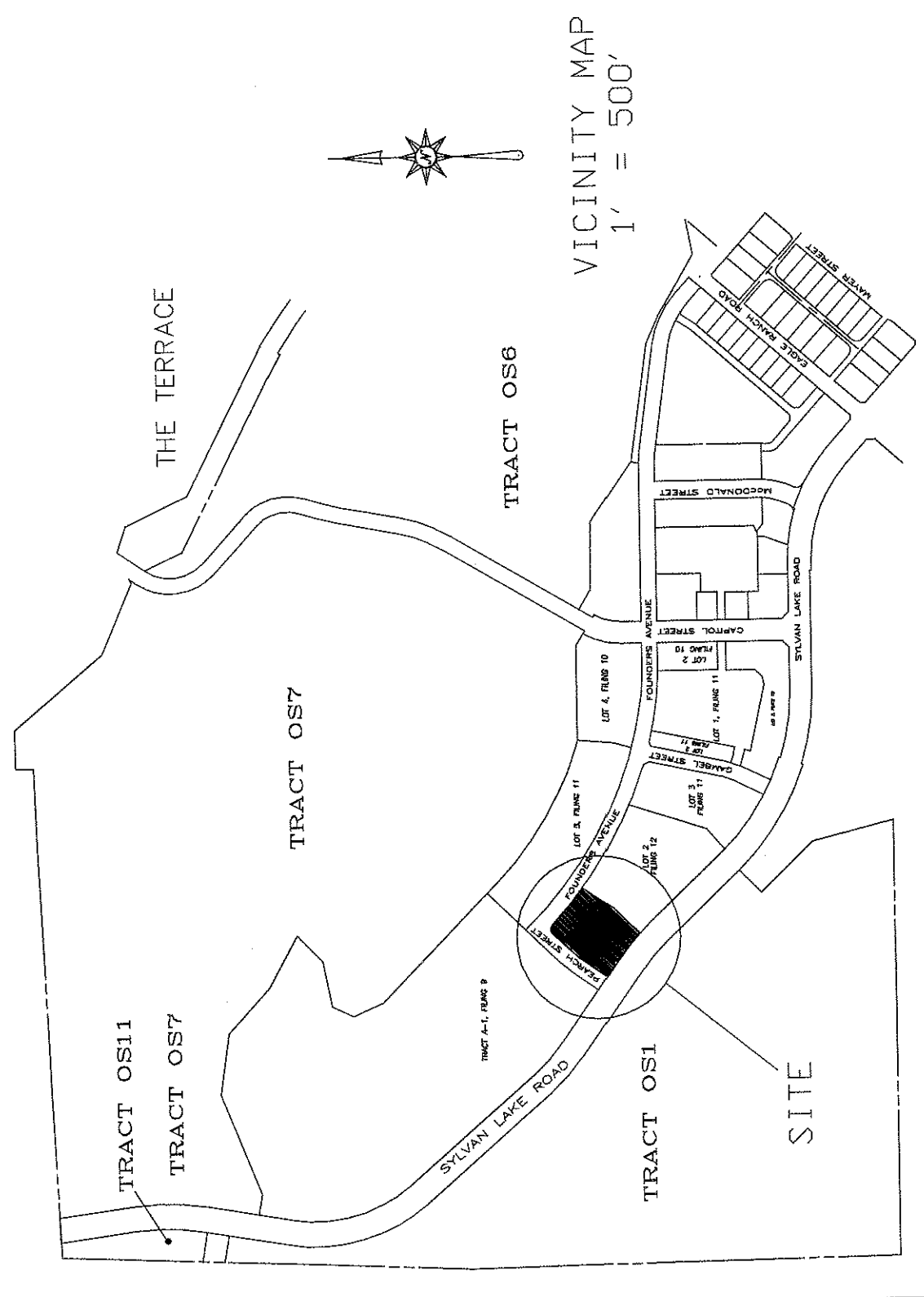


CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS A RESUBDIVISION OF LOT 1, EAGLE RANCH FILING 12 TOWN OF EAGLE, EAGLE COUNTY, COLORADO



- NOTES:**
- 1) The property depicted on this condominium map is subject to the Declaration for Eagle Ranch recorded June 23, 1999 at Reception No. 700815, and amendment thereto recorded November 23, 2002 at Reception No. 712164, both recorded in the Office of the Clerk and Recorder, Eagle County, State of Colorado, as amended and supplemented from time to time (the "Declaration"). This condominium map is subject to the Condominium Declaration for West Village Condominiums recorded contemporarily with this condominium map in the Eagle County, Colorado real property records, and the Subdivision Map Act, Chapter 38-33, C.R.S. 38-33-209 and all other statutes and regulations applicable to maps of condominium common interest subdivisions.
 - 2) BASIS OF BEARING: A large connecting bridge with an 84' diameter aluminum pipe and 12" steel reinforcement to the plot thereof recorded in the Office of the Eagle County, Colorado, Clerk and Recorder being S35°00'00" West drawing 2, C.S. Benchmark 12880 elevation = 6620.78'. The bridge crosses the south side of Old Brush Creek Road.
 - 3) DATE OF SURVEY: March, 2003.
 - 4) Record easements and rights-of-way shown on this condominium map pursuant to the following: Annexation PUD Guide filed for record February 23, 1999 at Reception No. 692227; Annexed PUD Guide filed for record February 23, 1999 at Reception No. 692230; Declaration for West Village Condominiums recorded June 23, 1999 at Reception No. 700814; Subdivision Improvements Agreement filed for record August 30, 2002 at Reception No. 805890 and amended thereafter filed for record August 30, 2002 at Reception No. 805891, all recorded in the Office of the Clerk and Recorder, Eagle County, State of Colorado.
 - 5) Approval of this condominium map shall create Vested Property Rights pursuant to C.S. 38-33-209.
 - 6) West Village Project, LLC, hereby dedicates to the Town of Eagle a perpetual, non-exclusive electric easement, installation, repair, replacement, improvement and maintenance of a buried electric line and related structures, together with a perpetual right of ingress and egress thereto. This easement shall be subject to the easement agreement, reflecting Government Fract 48, recorded in Book 113 at Page 198 in the Office of the Eagle County, Colorado, Clerk and Recorder.
 - 7) According to the Declaration for West Village Condominiums, any legal action based on a defect in this survey shall be commenced within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification herein.

SURVEYOR'S CERTIFICATE

I, Bernice Corcoran, do hereby certify that I am a registered land surveyor licensed under the laws of the State of Colorado, that this condominium map of CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS is a correct common ownership area, and identifies location, layout dimensions, and horizontal and vertical boundaries; and that such map was prepared subsequent to substantial and accurate measurements and that the map contains all the information required by C.R.S. 38-33-209 and all other statutes and regulations applicable to maps of condominium common interest subdivisions.

EXECUTED this 21st day of May, 2003.

Bernice Corcoran
State of Colorado
PLS 16827

CERTIFICATE OF DEDICATION AND DIMENSHP

The undersigned, West Village Project, LLC, a Delaware limited liability company, is dedicating the sale owner in fee simple of all that real property described as follows:

Lot 1, Final Plat, Eagle Ranch Filing No. 12, according to the Final Plat thereof filed for record at Reception No. 695116, in the Office of the Clerk and Recorder, Eagle County, State of Colorado, containing 1.148 acres, more or less, and as shown on the accompanying condominium map, has by these presents laid out, platted and subdivided the same into lots, blocks and condominium units as shown on this condominium map and designate the same as CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS, a subdivision of the same as shown on the map of Eagle, State of Colorado, and do hereby make the following dedications and grants:

All utility easements shown hereon are dedicated to the Town of Eagle for use by authorized service providers for the installation, maintenance, repair, replacement, including but not limited to electric lines, natural gas pipeline, wastewater lines, water lines, telephone lines, cable service lines, and maintenance of communication service facilities, street lighting, street trees and grade structures. The dedication of the easements shown hereon to the Town of Eagle shall include the installation and deposit of materials, or the alteration of existing ground elevation, within the easement area, which could in any manner impair the Town's or other service provider's use of the easements as provided in this dedication.

The undersigned accepts the responsibility for the completion of all required public improvements for the CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS Subdivision.

The undersigned further states that this Subdivision shall be subject to the Condominium Declaration filed and recorded for this Subdivision in the Office of the Clerk and Recorder of Eagle County, Colorado at Reception No. 805891.

EXECUTED this 21st day of May, 2003.

DIMEN: West Village Project, LLC,
a Delaware limited liability company
Avon, CO 81660

By: John Wright,
its Manager

By: John Wright,
its Manager

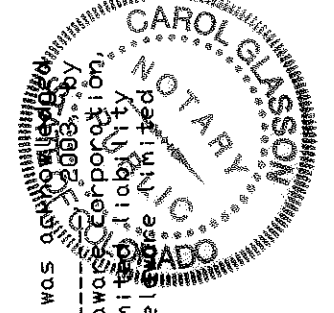
By: John Wright,
President

STATE OF COLORADO
COUNTY OF EAGLE

The foregoing Certificate of Dedication and Dimension was acknowledged before me this 21st day of May, 2003, at West Village Project, LLC, a Delaware limited liability company, as Manager of West Village Project, LLC, a Delaware limited liability company.

Witness my hand and official seal
this 21st day of May, 2003.

Paul Brown
Notary Public



SUBORDINATION BY MORTGAGEES

FirstBank of Vaill, being the holder of promissory notes secured by a deed of trust dated November 14, 2002, recorded December 14, 2002 at Reception No. 815604, 2002 at Reception No. 815607, and West Eagle Ranch LLC, a Delaware limited liability company being the holder of a promissory note secured by a deed of trust dated June 2002, recorded in the Office of the Clerk and Recorder of Eagle County, Colorado, hereby consent to the subdivision of the lands set forth in this CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS, and subordinate their interests and restrictions as shown on this condominium map and relative covenants, conditions and restrictions.

MORTGAGEES: FirstBank of Vaill
17 Vail Road
Vail, CO 81657

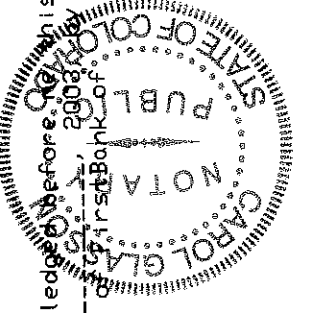
By: John Wright,
President

STATE OF COLORADO
COUNTY OF EAGLE

The foregoing Subordination by Mortgagees was acknowledged before me this 21st day of May, 2003, at West Village Project, LLC, a Delaware limited liability company, as Manager of West Village Project, LLC, a Delaware limited liability company.

Witness my hand and official seal
this 21st day of May, 2003.

Paul Brown
Notary Public



MORTGAGEE: West Eagle Ranch LLC,
a Delaware limited liability company
Eagle, CO 81631

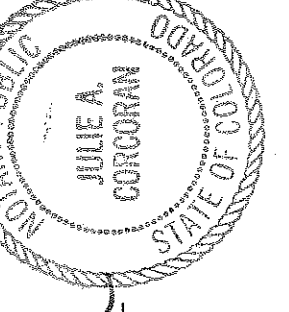
By and through its sub-manager,
West Partners, Inc.,
a Colorado corporation,
By: John Wright,
Vice President of
West Partners, Inc.
& Colorado corporation

STATE OF COLORADO
COUNTY OF EAGLE

The foregoing Subordination by Mortgagees was acknowledged before me this 21st day of May, 2003, at West Eagle Ranch LLC, a Delaware limited liability company, as sub-manager of West Eagle Ranch LLC, a Delaware limited liability company.

Witness my hand and official seal
this 21st day of May, 2003.

John Wright
Notary Public



TITLE CERTIFICATE

Land Title Guarantee Company, does hereby certify that it has examined the title to all lands shown on this condominium map and that title to such lands is vested in West Village Project, LLC, a Delaware limited liability company, as follows: Free and clear of all liens, mortgages, and encumbrances, except as follows: First Bank of Vaill, Reception # 815604;
West Eagle Ranch LLC, Reception # 815607;
West Eagle Ranch LLC, Reception # 815607;
West Eagle Ranch LLC, Reception # 815607;
West Eagle Ranch LLC, Reception # 815607;
West Eagle Ranch LLC, Reception # 815607;

EXECUTED this 21st day of May, 2003.

Land Title Guarantee Company
By: John Wright,
Title Officer

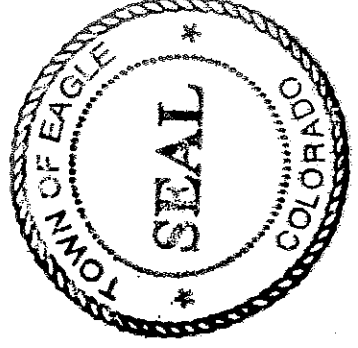
BOARD OF TRUSTEES CERTIFICATE

This condominium map approved by the Board of Trustees of the Town of Eagle, Colorado, this 21st day of May, 2003, and for conveyance with the Clerk of the Town of Eagle, Colorado, and for the provisions that approval in no way obligates the Town of Eagle to finance or constructing or improvements on the lands set forth in the Declaration of Dedication and Dimension of West Village Project, LLC, a Delaware limited liability company, as Manager of West Village Project, LLC, a Delaware limited liability company, as shown on this condominium map. Further, said approval in no way obligates the Town of Eagle for maintenance of public improvements until construction of said improvements has been completed. This approval does not guarantee that the Town of Eagle will provide maintenance of public improvements with the said improvements. This approval does not guarantee that the flooding conditions of any lot shown hereon will be improved. This approval is with the understanding that all expenses involving required improvements for all utility services, paving, grading, landscaping, curbs, gutters, sidewalks, and other improvements that the Town of Eagle is required to provide shall be the responsibility of the owners designated hereon and not the Town of Eagle, unless otherwise specifically agreed to in writing by the Board of Trustees.

TOWN OF EAGLE, COLORADO

By: John Wright,
Mayor

Witness my hand and seal of the Town of Eagle, Colorado.
Attest: John Wright,
Town Clerk/Deputy



CERTIFICATE OF TAXES PAID

I, the undersigned, do hereby certify that the entire amount of taxes and assessments due and payable as of DECEMBER 31, 2002 upon all parcels of real estate described on this condominium map are paid in full.

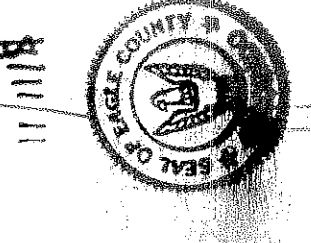
Dated this 21st day of May, 2003.

John Wright,
Treasurer of Eagle County, Colorado
#052834

EAGLE COUNTY CLERK AND RECORDER CERTIFICATE

This condominium map was filed for record in the Office of the Eagle County Clerk and Recorder at 11:18 o'clock AM on the day of May, 2003, and is duly recorded as Reception No. 85518.

By: John Wright,
Eagle County Clerk and Recorder
Teak Simonson



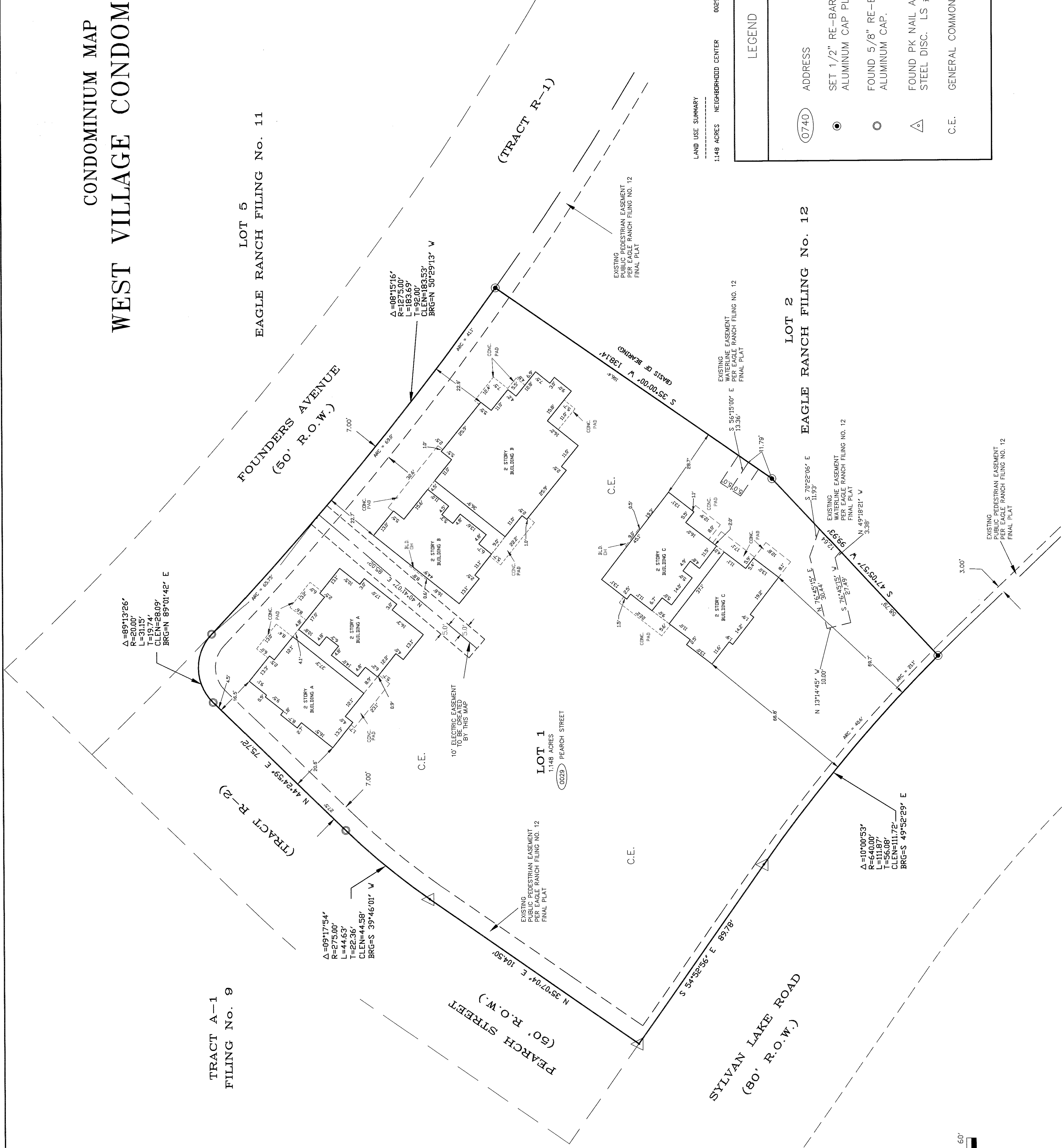
CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

TRACT A-1
FILING No. 9

LOT 5
EAGLE RANCH FILING No. 11

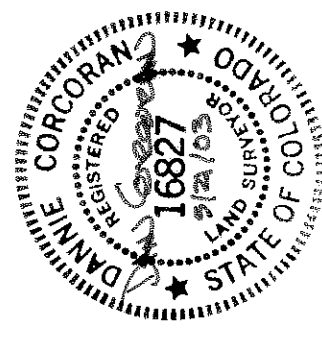
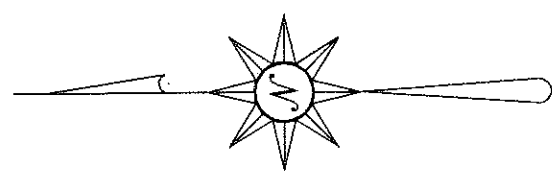
LOT 2
EAGLE RANCH FILING No. 12

LOT 1
11.148 ACRES
PEARCH STREET

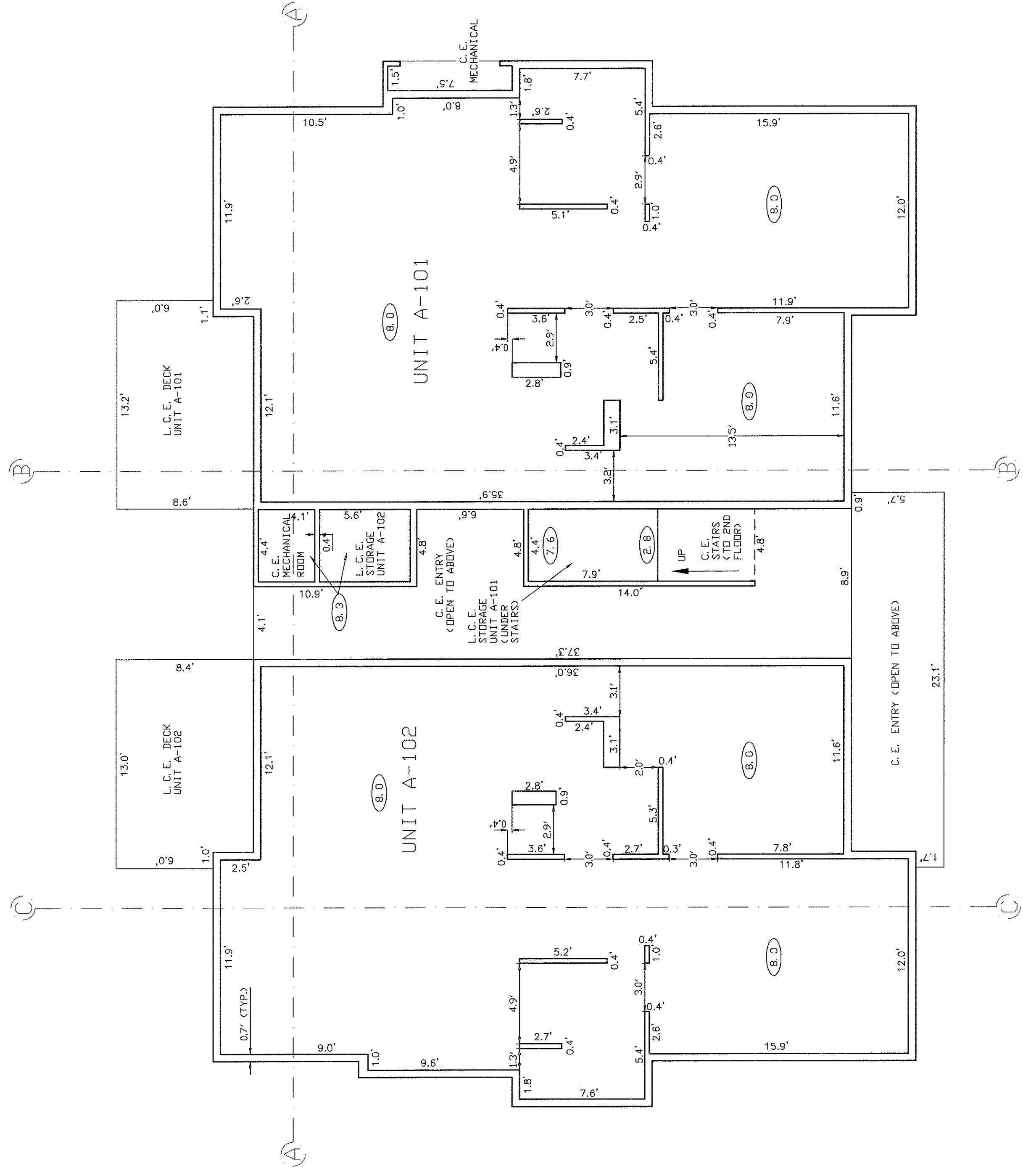


LAND USE SUMMARY
11.148 ACRES NEIGHBORHOOD CENTER 0029 PEARCH STREET

| LEGEND | |
|--------|---|
| (0740) | ADDRESS |
| ● | SET 1/2" RE-BAR AND 1 1/2" ALUMINUM CAP PLS 16827 |
| ○ | FOUND 5/8" RE-BAR AND 2" ALUMINUM CAP. LS #33655 |
| △ | FOUND PK NAIL AND 1 1/2" STEEL DISC. LS #33655 |
| C.E. | GENERAL COMMON ELEMENT |

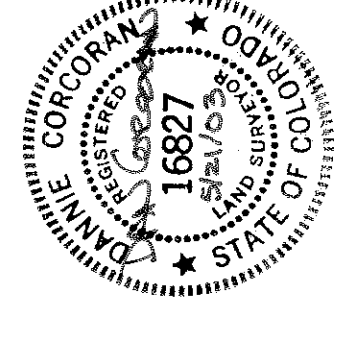


CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

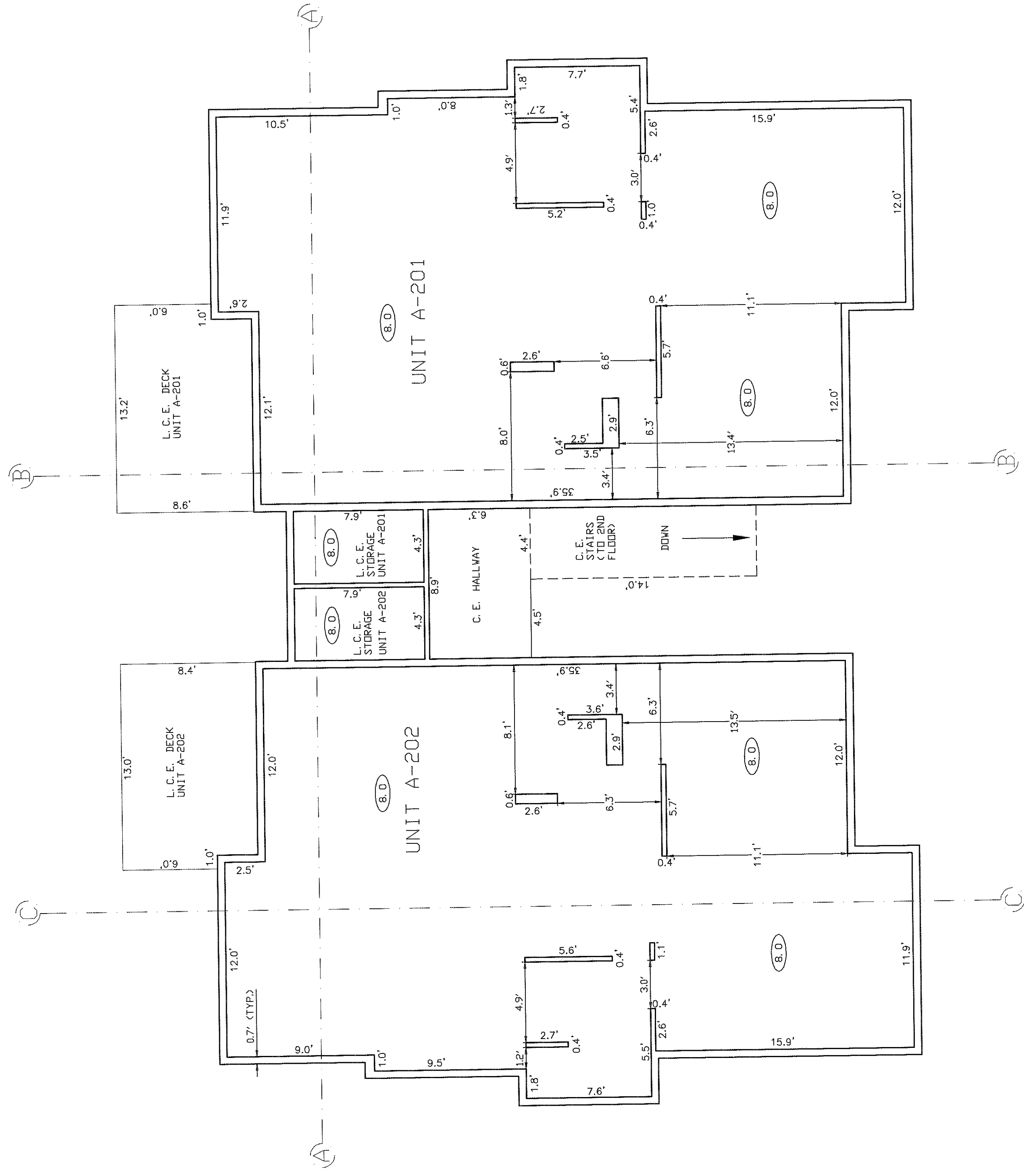


FIRST FLOOR BUILDING A

- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (X) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS

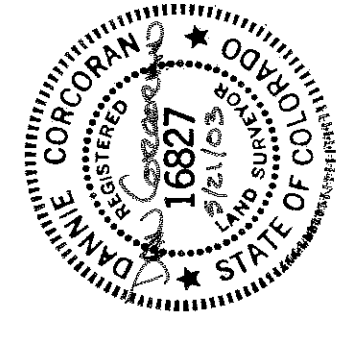


CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

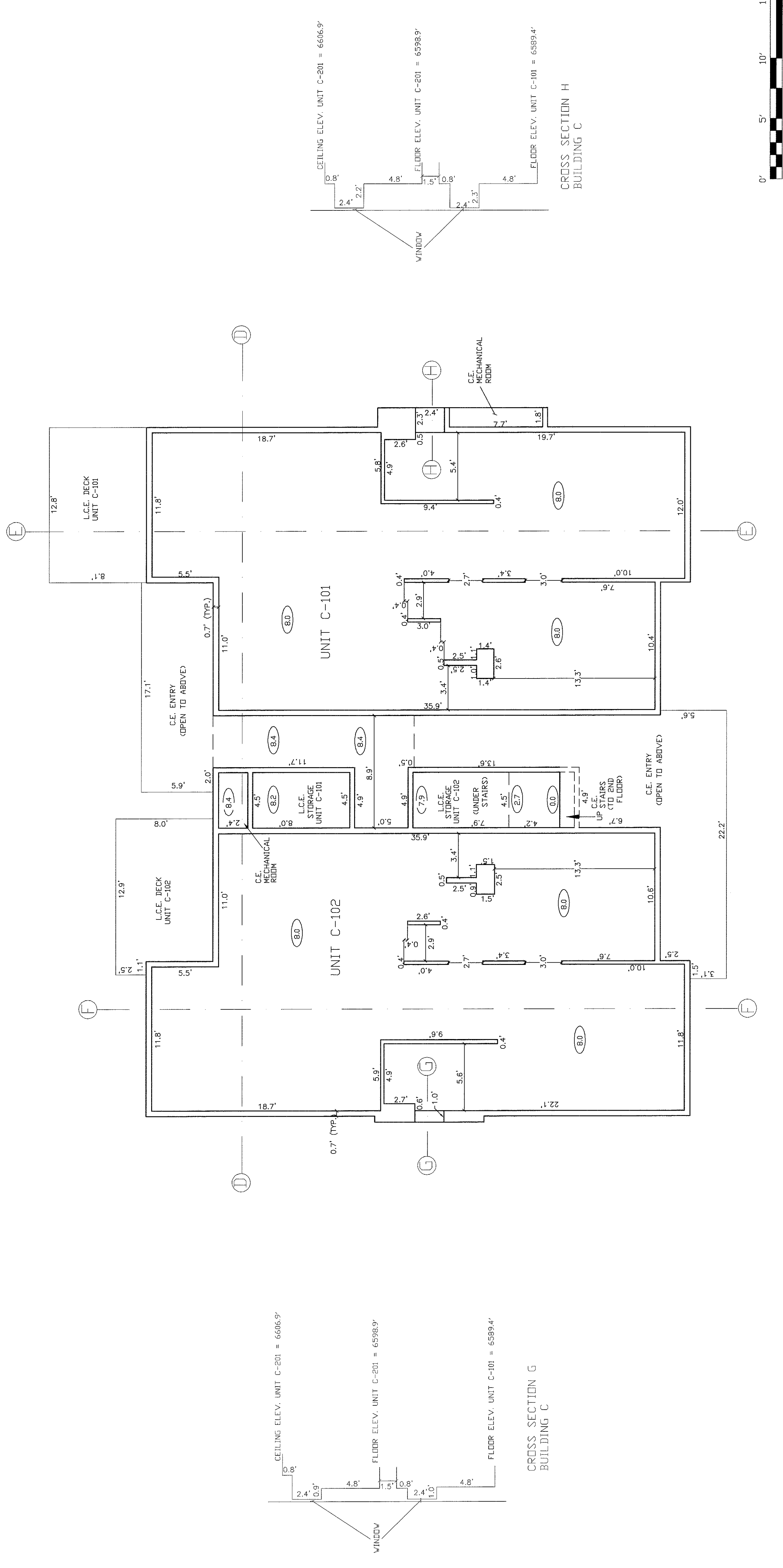


SECOND FLOOR BUILDING A

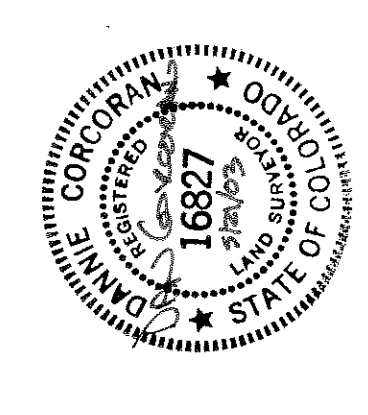
- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (C.E.) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS



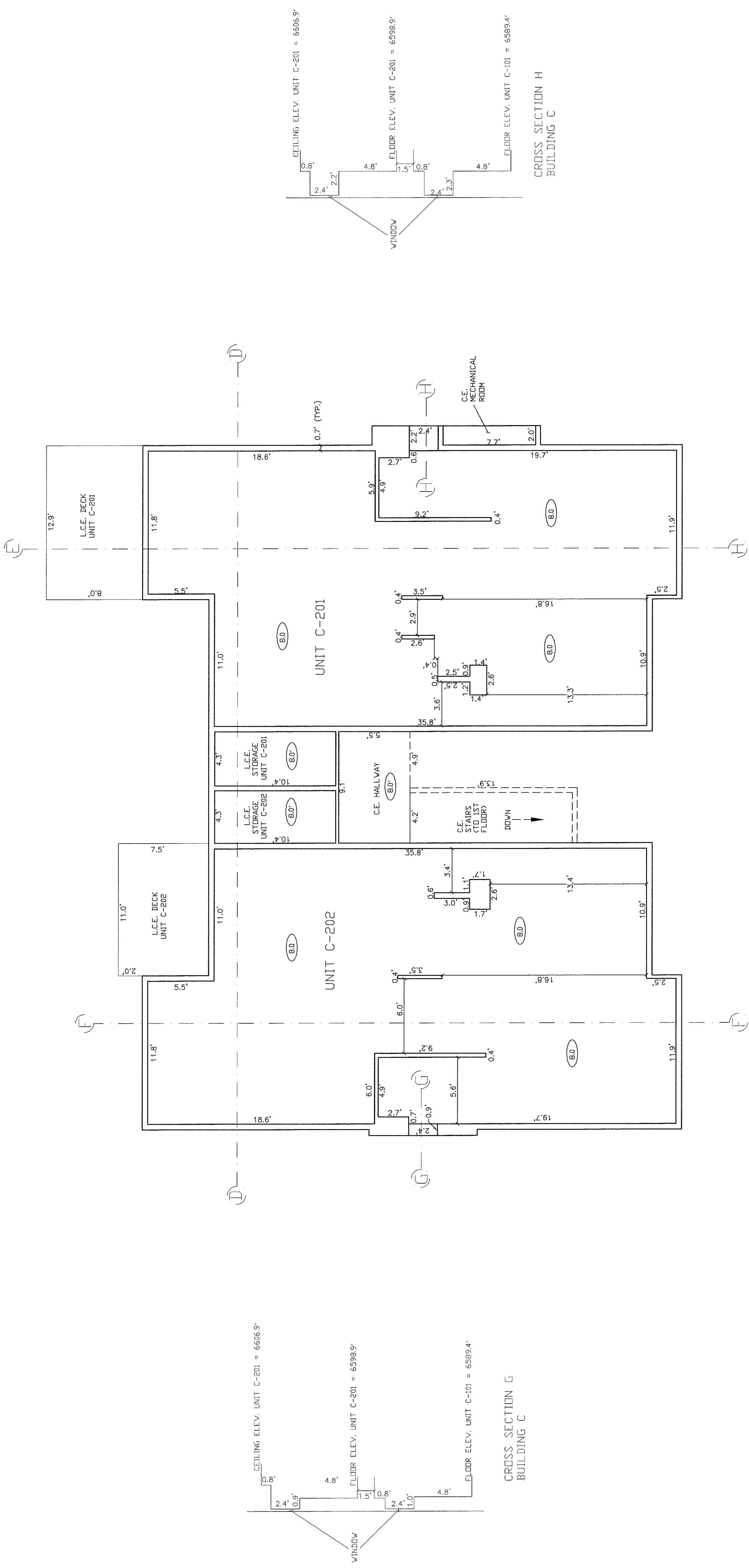
CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS



- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) C.E. = COMMON ELEMENT
 - 3) C.E. = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS

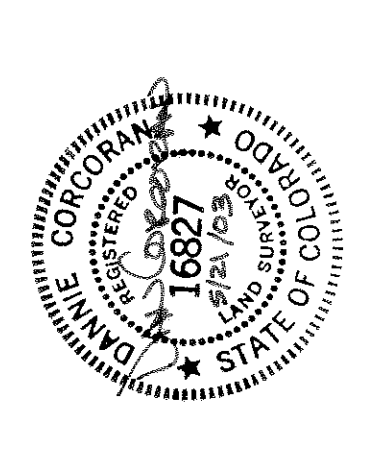


CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

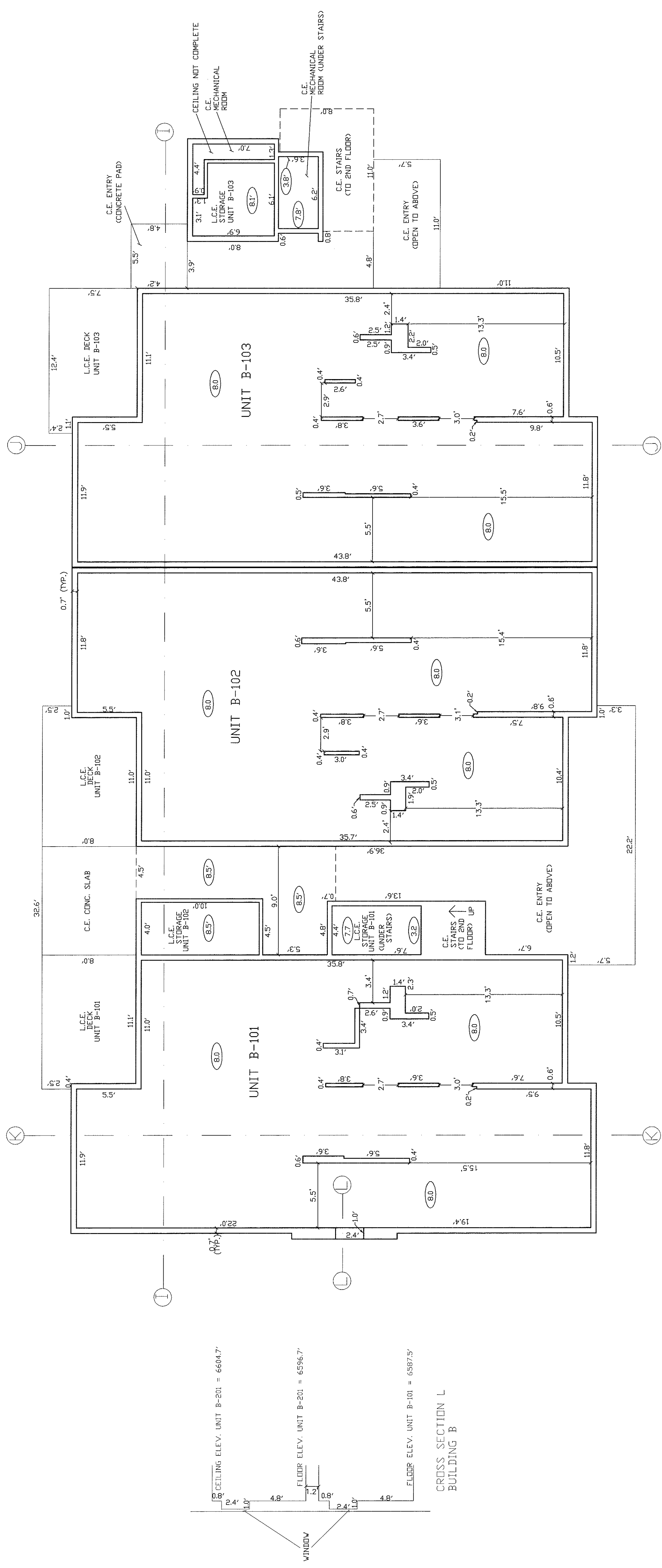


SECOND FLOOR BUILDING C

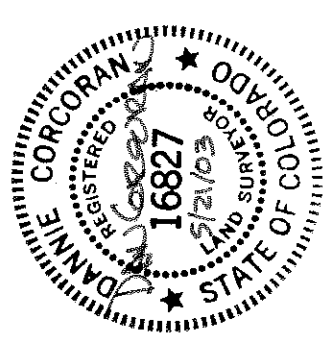
- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (X) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS



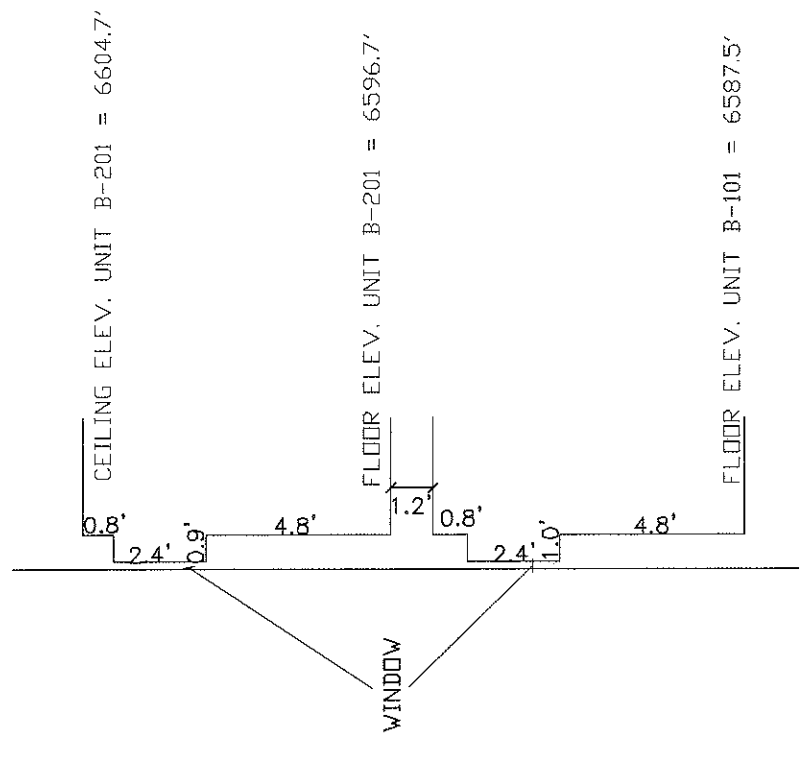
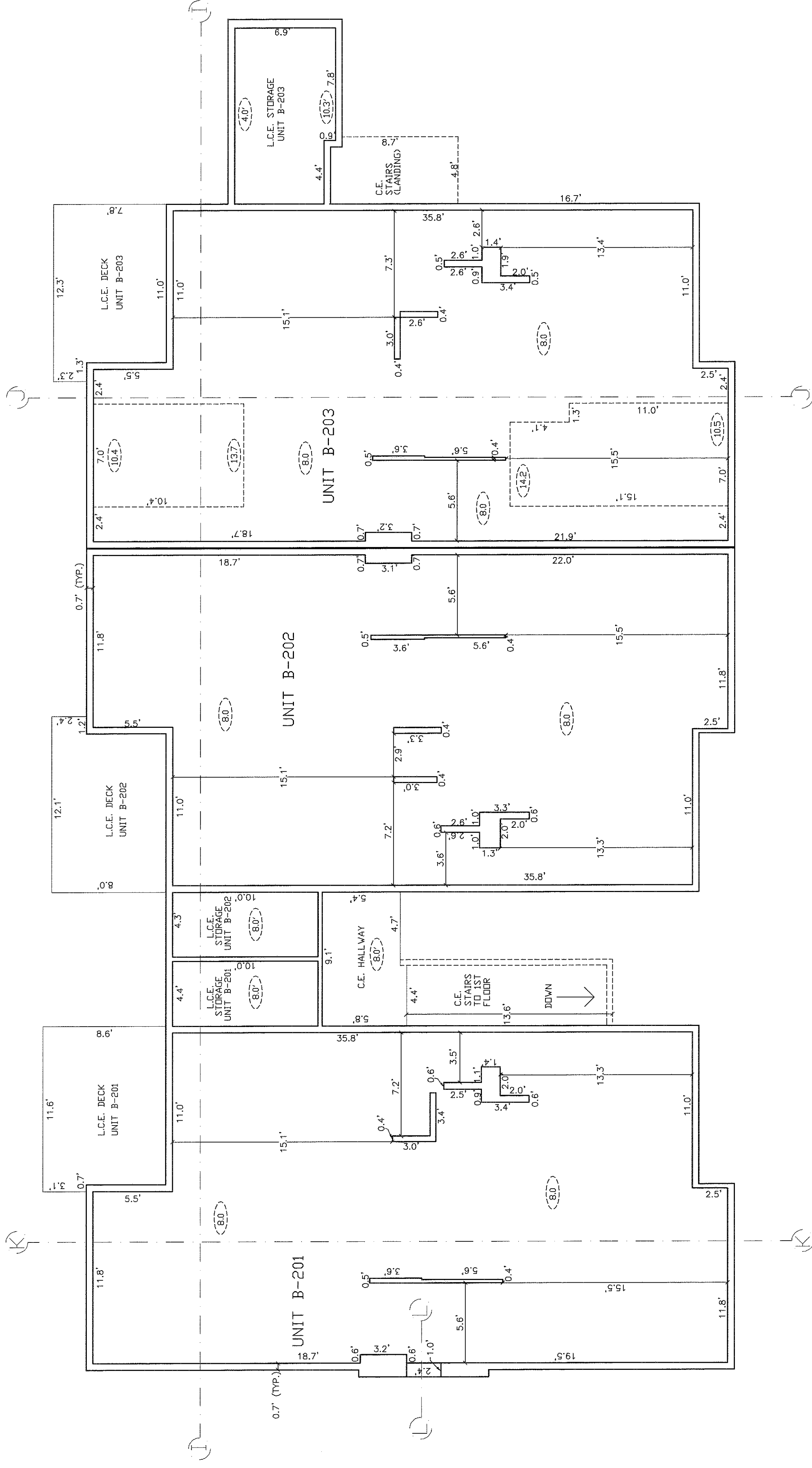
CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS



- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (X) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS

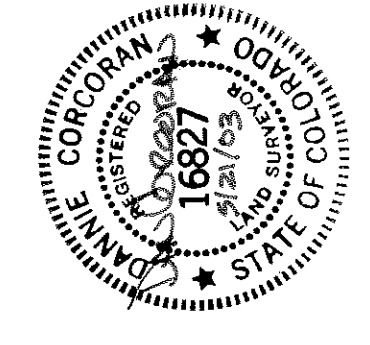


CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

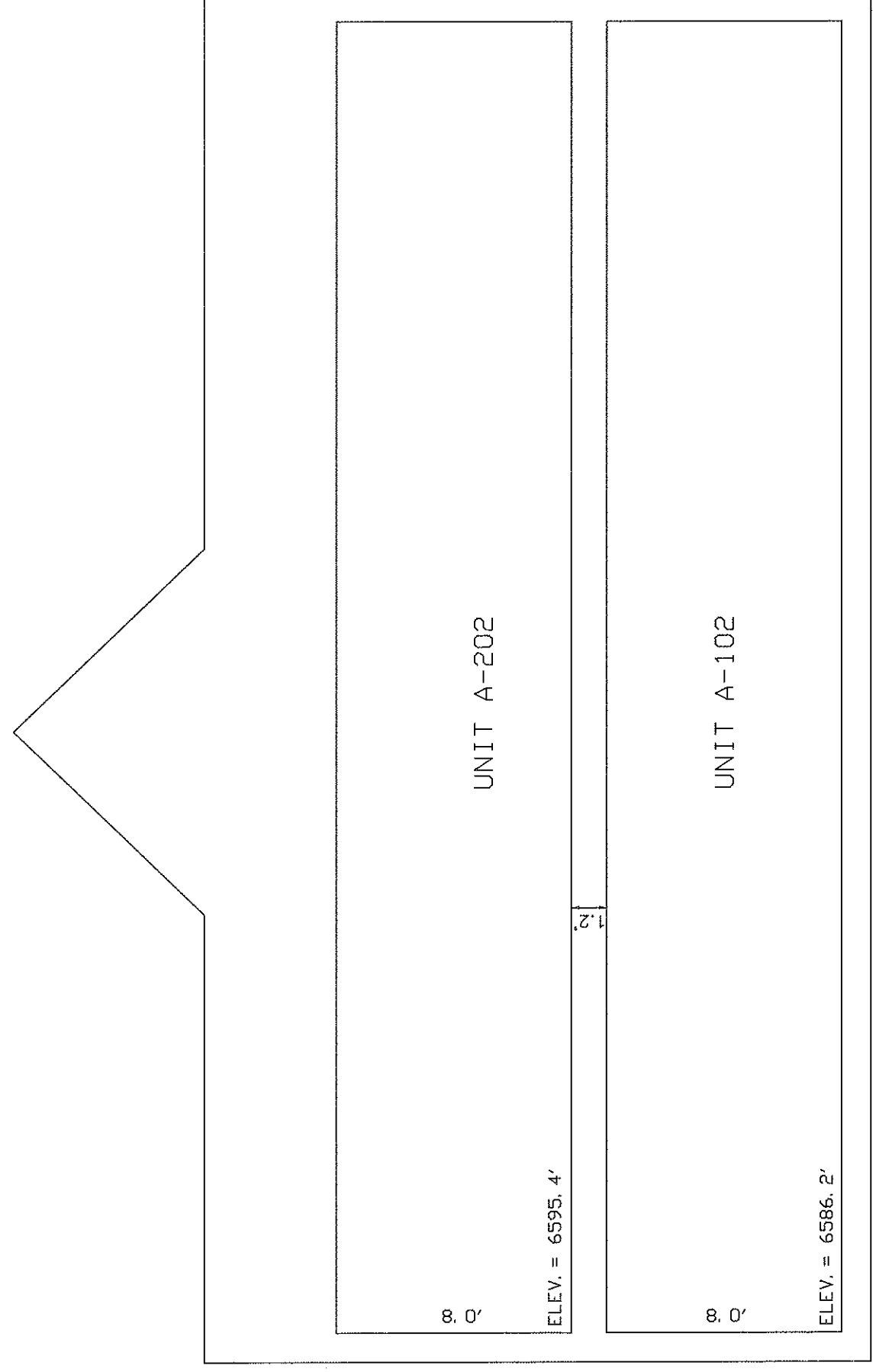


SECOND FLOOR BUILDING B

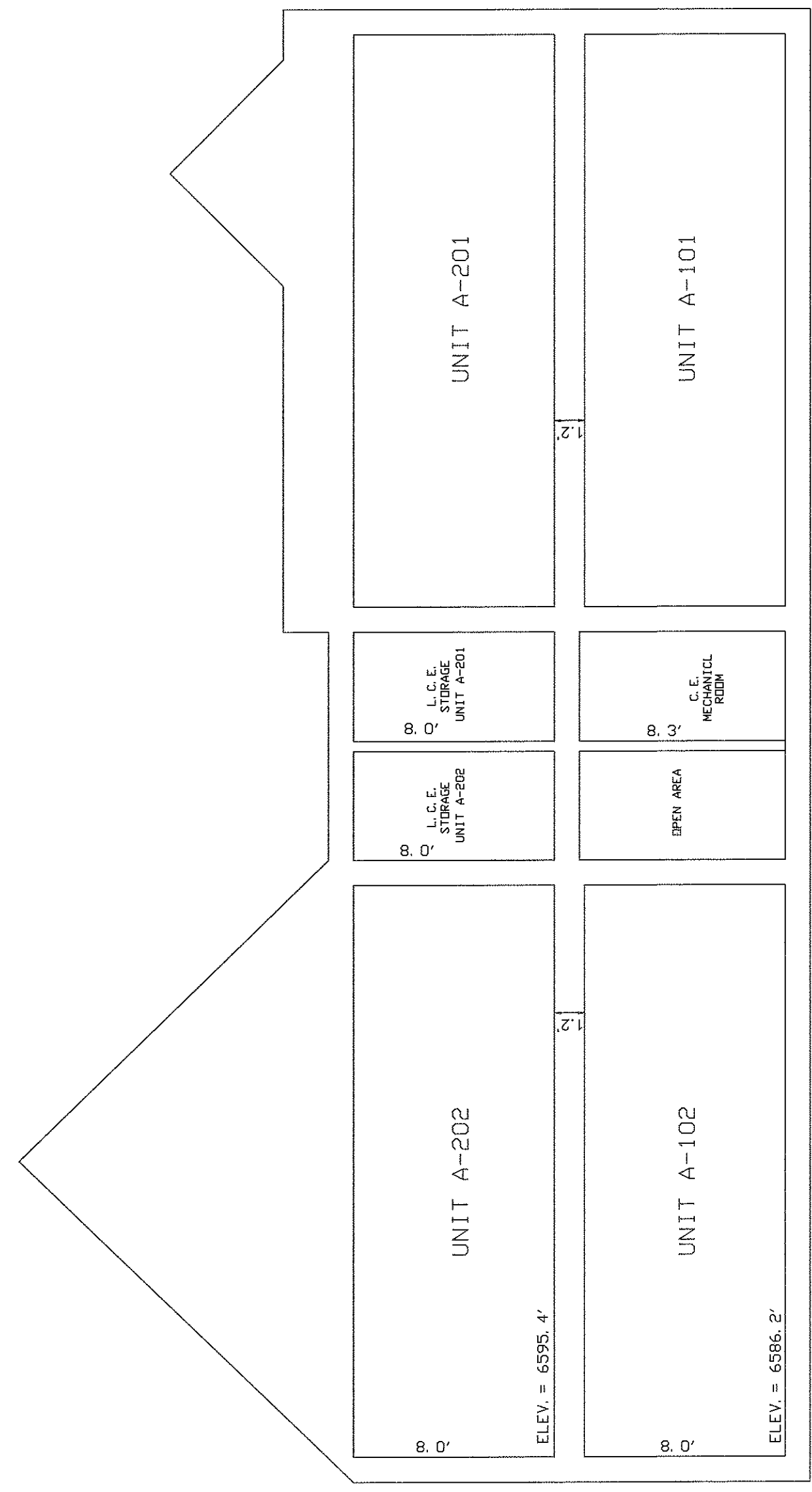
- NOTES:
- 1) C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (---) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS



CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS



CROSS SECTION C - BUILDING A

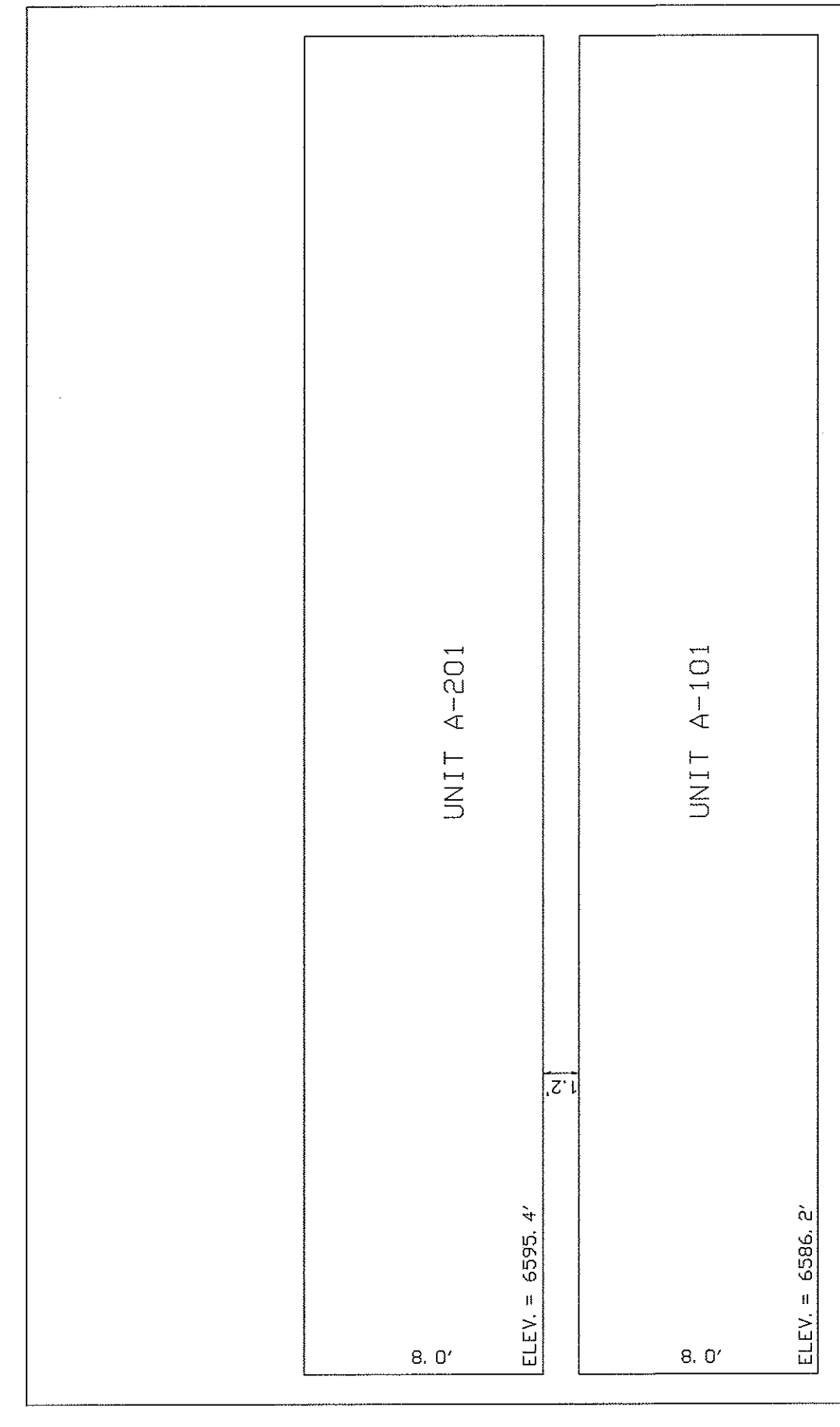


CROSS SECTION A - BUILDING A

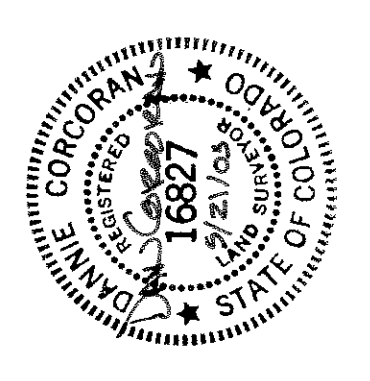


CROSS SECTIONS BUILDING A

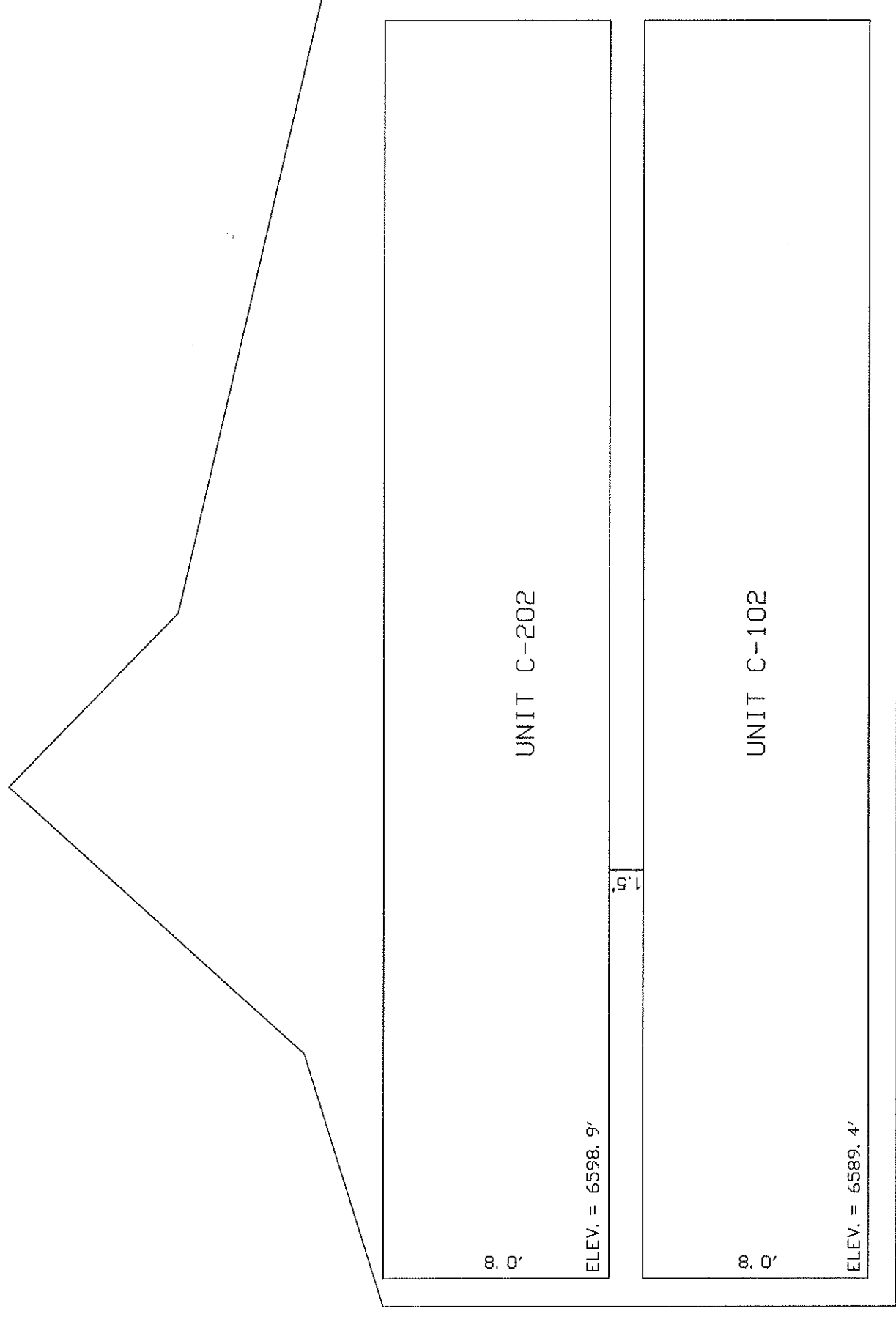
- NOTES:
- 1) C.C. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) (X) (X) = DETILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS



CROSS SECTION B - BUILDING A



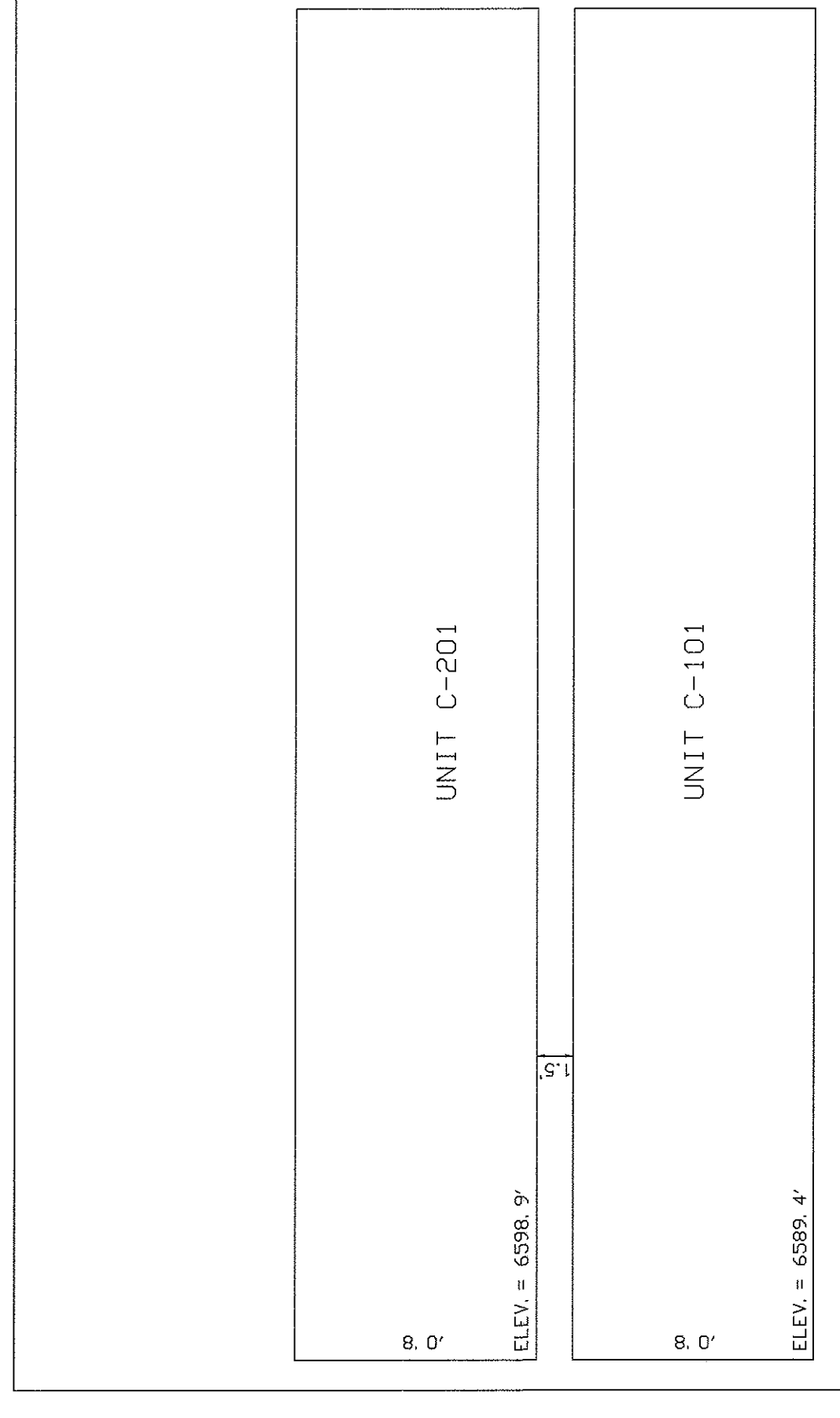
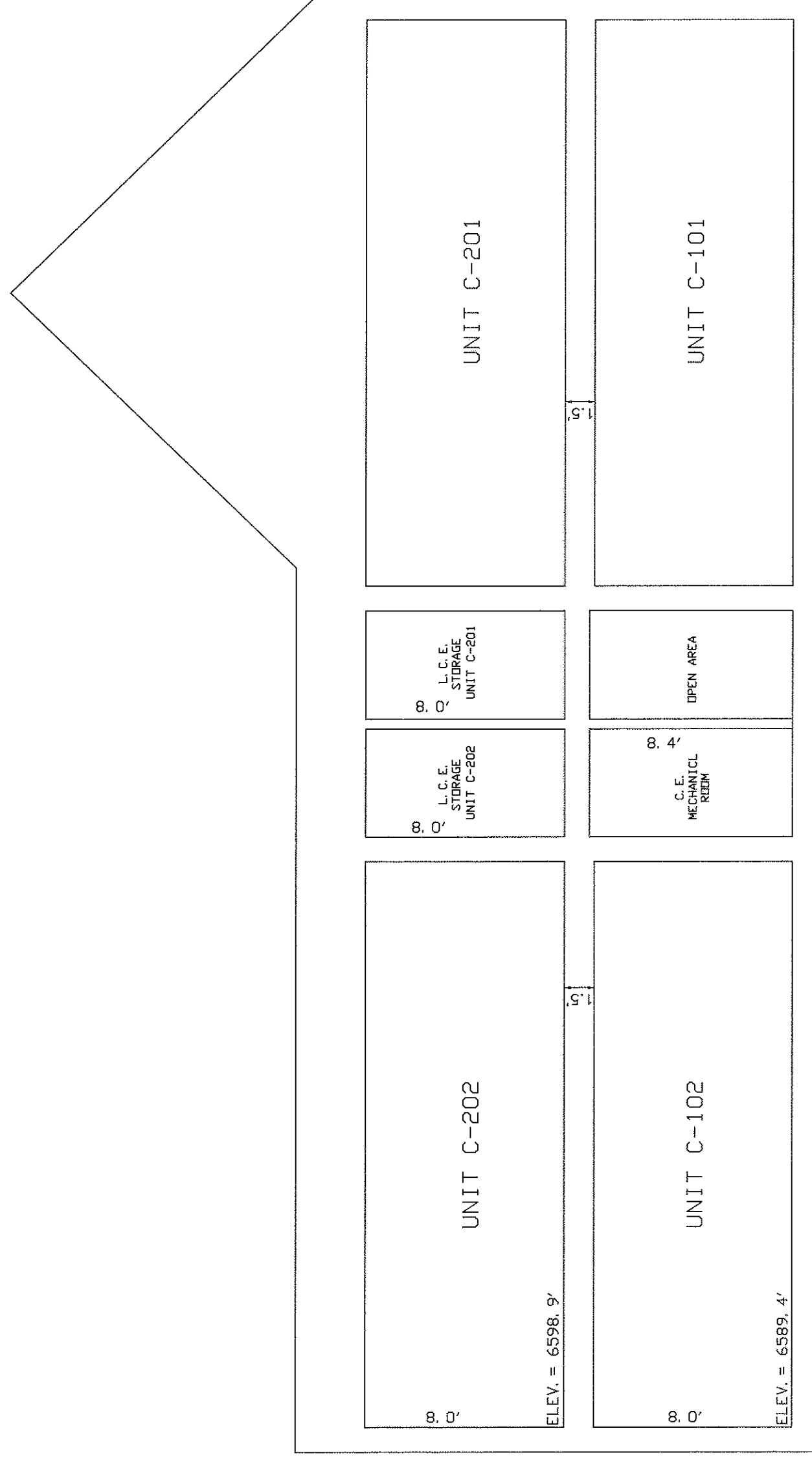
CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS



CROSS SECTIONS BUILDING C

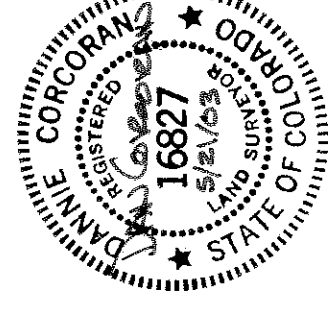
- NOTES:
- 1) C. E. = GENERAL COMMON ELEMENT
 - 2) L. C. E. = LIMITED COMMON ELEMENT
 - 3) (X) = CEILING HEIGHT ABOVE FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS

CROSS SECTION F - BUILDING C

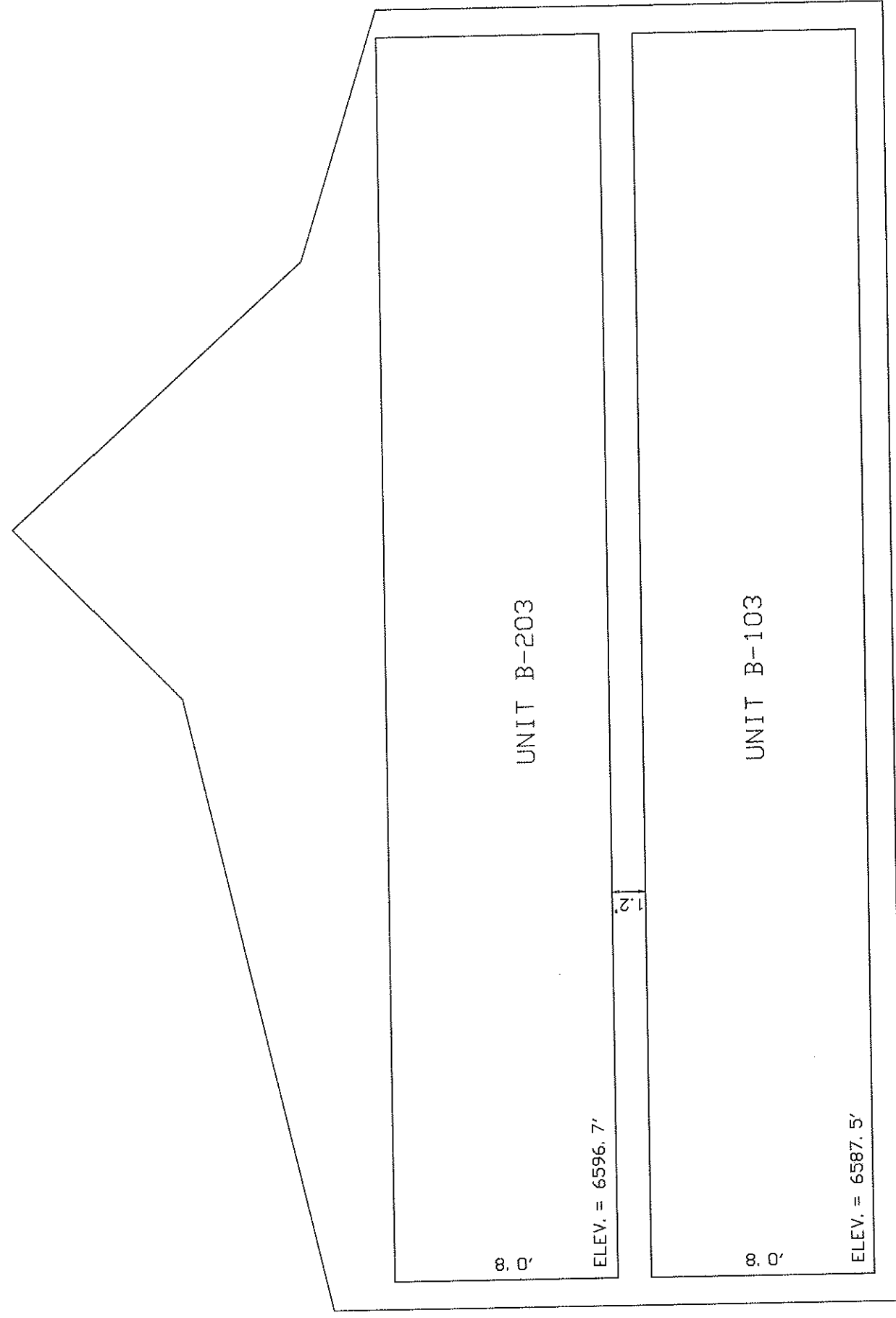


CROSS SECTION D - BUILDING C

CROSS SECTION E - BUILDING C



CONDOMINIUM MAP WEST VILLAGE CONDOMINIUMS

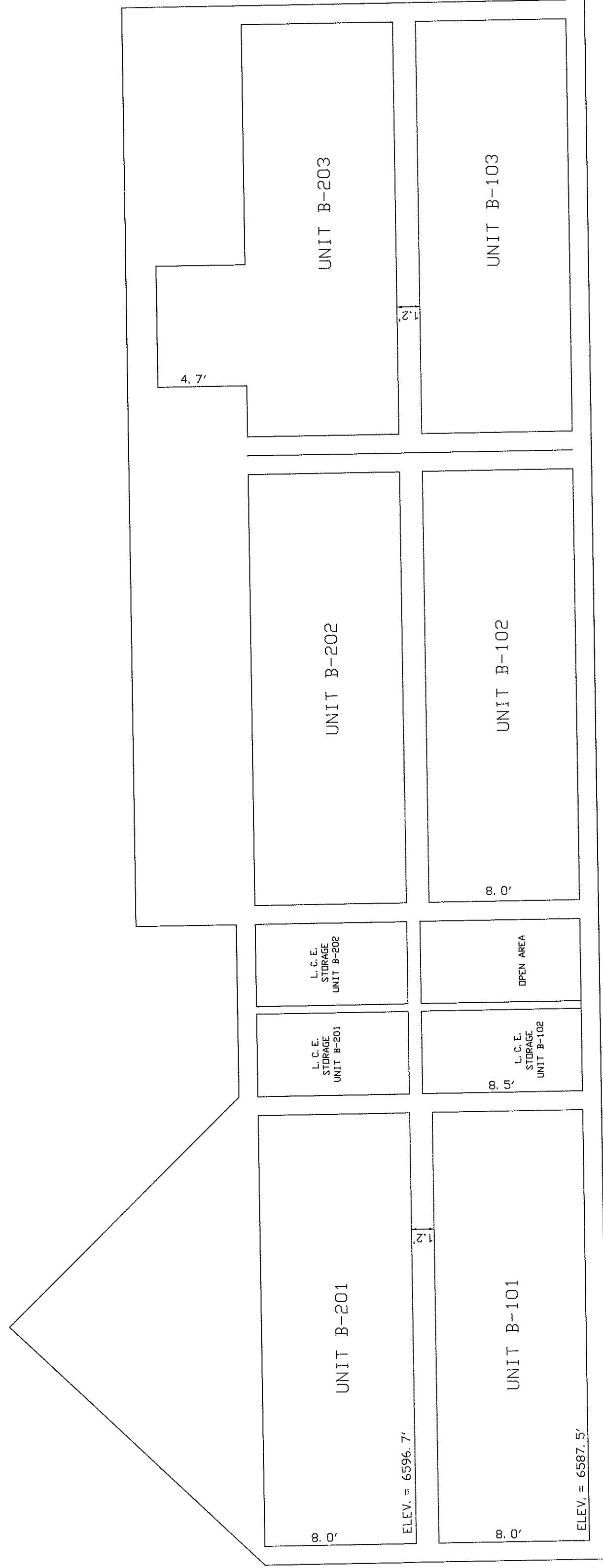


CROSS SECTION J - BUILDING B

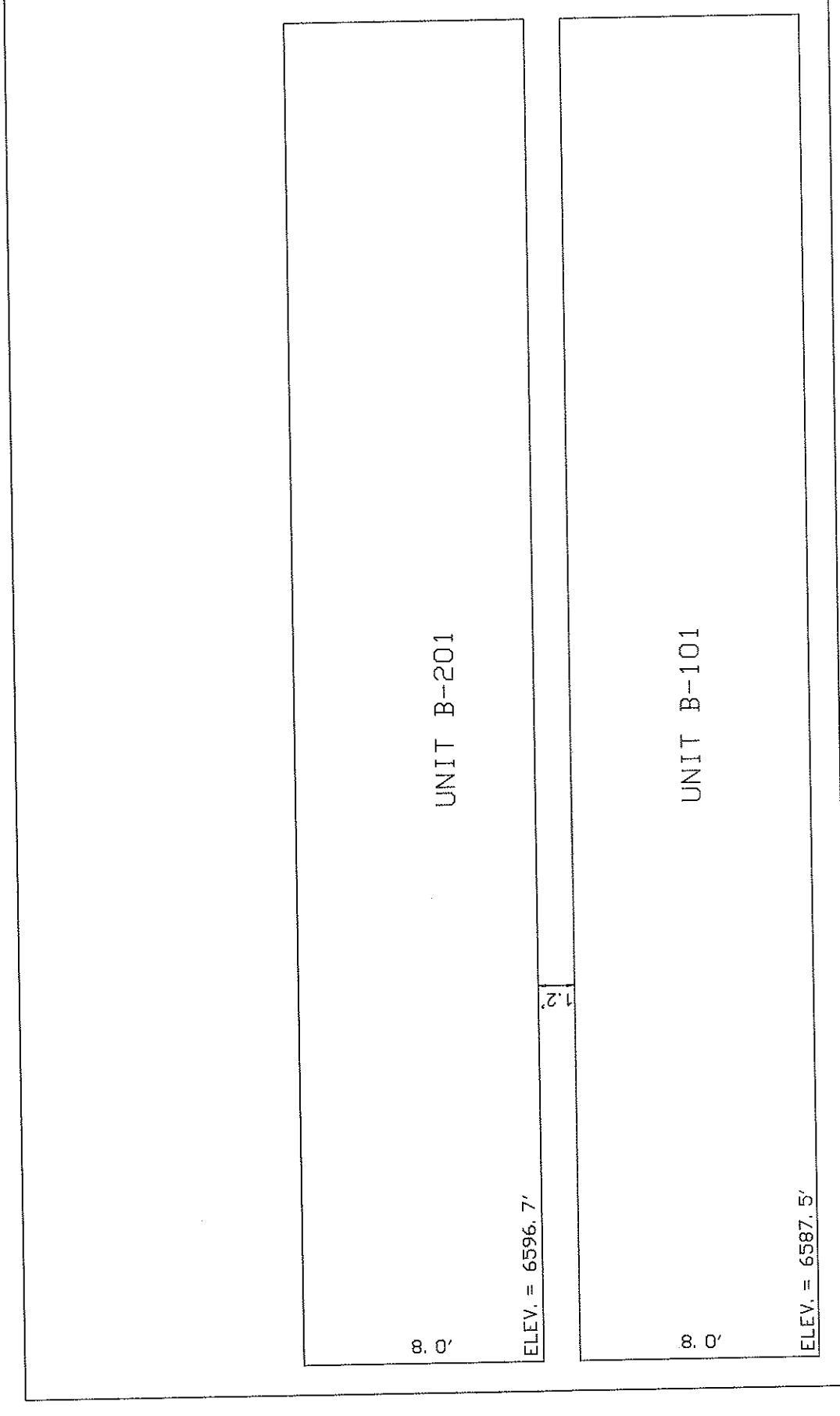


CROSS SECTIONS BUILDING B

- NOTES:
- 1) G.C.E. = GENERAL COMMON ELEMENT
 - 2) L.C.E. = LIMITED COMMON ELEMENT
 - 3) C.C.E. = CEILING AND FLOOR
 - 4) ALL WALLS SHOWN ARE COMMON ELEMENTS



CROSS SECTION I - BUILDING B



CROSS SECTION K - BUILDING B

