

708566

FOURTH SUPPLEMENTAL DECLARATION TO  
DECLARATION OF CONDOMINIUM  
OF  
SEASONS AT SANDPOINT

FILED BY *Marie Scott*  
DATE *1/18/06* TIME *10:28 AM*  
MARIE SCOTT,  
RECORDED CLERK BONNER COUNTY  
BY *[Signature]* DEPUTY  
FEES *186.00*

THIS FOURTH SUPPLEMENTAL DECLARATION TO DECLARATION OF CONDOMINIUM OF SEASONS AT SANDPOINT is made and executed by BVG SANDPOINT LTD., a Florida limited partnership ("Declarant"), with reference to the following:

RECITALS

WHEREAS, Declarant has executed and filed that certain Declaration of Condominium of Seasons at Sandpoint recorded on July 13, 2004, as Instrument No. 654608, and re-recorded on September 10, 2004, as Instrument No. 659133, Official Records of Bonner County, Idaho (the "Declaration"), together with that certain First Supplemental Declaration to Declaration of Condominium of Seasons at Sandpoint recorded on October 6, 2004, as Instrument No. 661116, Official Records of Bonner County, Idaho, together with that certain Second Supplemental Declaration to Declaration of Condominium of Seasons at Sandpoint recorded on December 16, 2004, as Instrument No. 666363, Official Records of Bonner County, Idaho, together with that certain Third Supplemental Declaration to Declaration of Condominium of Seasons at Sandpoint recorded on February 15, 2006, as Instrument No. 698264, Official Records of Bonner County, Idaho with the First Supplemental Declaration, Second Supplemental Declaration, Third Supplemental Declaration and this Fourth Supplemental Declaration hereinafter being referred to collectively as the "Supplemental Declarations."

WHEREAS, Pursuant to Section 3 of the Declaration the Declarant has submitted to the Condominium Form of Ownership the property designated and described as Phase I in Exhibits "A" and "B" to the Declaration;

WHEREAS, the Declarant pursuant to the First Supplemental Declaration and Sections 4 and 5 of the Declaration revised and amended Phase II from that described in Exhibit "A-1" and depicted on the Condominium Plat Map contained in Exhibit "B" to the Declaration, and submitted the revised and amended Phase II to the Condominium Form of Ownership the property depicted and described as Phase II in Exhibits "A" and "A-1" to the First Supplemental Declaration;

WHEREAS, the Declarant pursuant to the Second Supplemental Declaration and Sections 4 and 5 of the Declaration revised and amended Phase III from that described in Exhibit "A-1" and depicted on the Condominium Plat Map contained in Exhibit "B" to the Declaration, and submitted the revised and amended Phase III to the Condominium Form of Ownership the property depicted and described as Phase III in Exhibits "A", "A-1" and "B" to the Second Supplemental Declaration;

WHEREAS, the Declarant pursuant to the Third Supplemental Declaration and Sections 4 and 5 of the Declaration revised and amended Phase III from that described in Exhibit "A-1" and depicted on the Condominium Plat Map contained in Exhibit "B" to the Declaration, and submitted the revised and amended Phase III to the Condominium Form of Ownership the

COPY

property depicted and described as Phase III in Exhibits "A", "A-1" and "B" to the Third Supplemental Declaration;

WHEREAS, Pursuant to Section 4 of the Declaration the Declarant reserves the right in its exclusive discretion to control the mixture and location of buildings and other improvements in future Phases of the Condominium, and to modify the Condominium Plat Map as to configuration, size and dimensions of Buildings contained within the Phase, and to make changes in the legal description of a Phase; and

NOW, THEREFORE the Declarant hereby amends the Declaration and the Supplemental Declarations as follows:

1. Pursuant to Sections 4 and 5 of the Declaration, the Declarant hereby further amends the Declaration as it pertains to Phase III as depicted in the Declaration, and as revised and amended in the Third Supplemental Declaration. Notwithstanding the depictions of Phase III on the Condominium Plat Map contained in Exhibit "B" to the Declaration or the Condominium Plat Map contained in Exhibit "B" to the Third Supplemental Declaration; the revised and amended Phase III shall include Building No. 7 as depicted and more particularly described on Exhibit "B" attached hereto and incorporated by this reference into this Fourth Supplemental Declaration. The inclusion of Building No. 7 in the revised and amended Phase III as depicted in Exhibit "B" pursuant to this Fourth Supplemental Declaration shall supercede the inclusion of Building No. 7 in the former Phase III according to the Third Supplemental Declaration which is further amended herein. Section 4(b) of the Declaration regarding Phase III is hereby amended consistent with the foregoing.

2. Pursuant to Sections 4 and 5 of the Declaration, the Declarant hereby amends the Declaration as it pertains to Phase IV as depicted in the Declaration, and as revised and amended in the Third Supplemental Declaration. Notwithstanding the depiction of Phase IV on the Condominium Plat Map contained in Exhibit "B" to the Declaration or the Condominium Plat Map contained in Exhibit "B" to the Third Supplemental Declaration; the revised and amended Phase IV shall include Building No. 8 as depicted and more particularly described on Exhibit "C" attached hereto and incorporated by this reference into this Fourth Supplemental Declaration. The inclusion of Building No. 8 in the revised and amended Phase IV as depicted in Exhibit "C" pursuant to this Fourth Supplemental Declaration shall supercede the inclusion of Building No. 8 in the former Phase IV according to the Third Supplemental Declaration which is further amended herein. Section 4(c) of the Declaration regarding Phase IV is hereby amended consistent with the foregoing.

3. Declarant hereby submits to the Condominium Form of Ownership the Phase V property as depicted on the Condominium Plat Map contained in Exhibit "D" attached hereto and incorporated by this reference into this Fourth Supplemental Declaration and more particularly described in Exhibit "D-1" of the Third Supplemental Declaration.

4. Pursuant to Section 14(d) of the Declaration and notwithstanding anything to the contrary in said Section, Sections 38(b) and 38(c) of the Declaration are hereby deleted in their entirety and replaced with the following:

(b) The Declarant reserves the right to sublease for additional consideration the exclusive right to use eighty-two (82) Boat Slips as shown on Exhibit "F," to any Unit Owner it desires in its sole and absolute discretion (the "Subleases"). Upon Declarant's sublease of a Boat Slip to a Unit Owner, the subleased Boat Slip shall become appurtenant to the particular Condominium Unit or Condominium Lot owned by the Unit Owner. Pursuant to the submission of Boat Slips to the Condominium and their designation as Limited Common Area, the Association shall not have the right to terminate a Unit Owner's interest in a Sublease of a Boat Slip that has been assigned, transferred and is appurtenant to a particular Condominium Unit or Condominium Lot, except in cases of a Unit Owner's failure to pay Assessments or cure material defaults in compliance with the terms the Declaration or applicable rules and regulations of the Association. A Unit Owner may assign the Boat Slip appurtenant to his or her Condominium Unit to another Condominium Unit by written instrument delivered to (and to be held by) the Association. Further no amendment to this Declaration shall result in a material alteration, restriction or termination of a Unit Owner's interest in a Sublease of a Boat Slip unless agreed to in writing by the Unit Owner of the Condominium Unit or Condominium Lot to which the Limited Common Area interest in the Boat Slip is appurtenant.

(c) Notwithstanding the provisions of Sections 38(b), the Declarant hereby reserves exclusive ownership and control of six (6) Boat Slips (the "Reserved Boat Slips"), for the purpose to operate a boat slip program pursuant to terms and conditions solely determined by Declarant. The Reserved Boat Slips shall not be submitted to the Condominium. The Declarant, its assigns and successors, and the Reserved Boat Slips shall, however, enjoy all of the benefits appurtenant to the Dock Facilities, Common Area, Limited Common Area and easements described in this Section 38 and the Declaration, and further shall be bound by the use restrictions, maintenance obligations and other obligations contained herein. Declarant anticipates and intends to sublease the Reserved Boat Slips to a third-party for the purpose of managing and operating a boat rental and/or time share facility. Notwithstanding anything to the contrary, the Declarant may, however, in its sole and absolute discretion use, manage, operate, alienate, sell, transfer, convey, encumber and sublease the Reserved Boat Slips as it sees fit. The Association nor any of the Unit Owners may interfere with the Declarant's rights hereunder nor amend the Declaration in a manner the affects the Declarant's rights hereunder. Any revenue generated by the use, management, operation, alienation, sale, transfer, conveyance, encumbrance or sublease of said slips shall remain the sole revenue of the Declarant.

5. Pursuant to Sections 14(d) of the Declaration and notwithstanding anything to the contrary in said Section, Section 38(f)(viii) of the Declaration is hereby deleted in its entirety and replaced with the following:

(viii) No Unit Owner shall erect or maintain any boat lift, fence, gate or other barrier, or any other improvement on any portion of the Dock Facilities (including the

Limited Common Areas). Any improvements to the Dock Facilities must be made by the Association and are subject to the approval of the Association.

6. Pursuant to Section 14(d) of the Declaration and notwithstanding anything to the contrary in said Section, Section 39 of the Declaration is hereby deleted in its entirety and replaced with the following:

39. LEASES. The Association has entered into or will enter into two leases for portions of space located at the clubhouse located on the Condominium Property. One lease is with BVG Holdings at Seasons, LLC, which entity is leasing spaces for the purpose of operating a non-mandatory, voluntary rental program for the Condominium. Pursuant to the lease, BVG Holdings at Seasons, LLC shall pay to the Association annually rent for the use of its space, as more particularly set forth in the lease between the Association and BVG Holdings at Seasons, LLC. Additionally, the Association has entered into or will enter into a lease with BVG Holdings at Seasons, LLC, leasing the third floor of the clubhouse to BVG Holdings at Seasons, LLC, for the purposes of operating spa services. The lease provides that BVG Holdings at Seasons, LLC shall pay to the Association a rental amount annually as more particularly set forth in the spa lease. Each Unit Owner by acceptance of a deed to his, her or its Unit acknowledges and agrees that the Association is bound by the terms and conditions of said leases and must comply with all said terms and conditions. Additionally, each Unit Owner by acceptance of a deed to his, her or its Unit acknowledges and agrees that the facilities leased to the respective companies shall be not be available to the Unit Owners, except in accordance with the terms and conditions promulgated by the respective tenant. Moreover, each Unit Owner by acceptance of a deed to his, her or its Unit acknowledges and agrees that the Association shall have no right to terminate either lease, except as otherwise specifically set forth in the respective lease.

7. Pursuant to Section 14(d) of the Declaration and notwithstanding anything to the contrary in said Section, Section 40 of the Declaration is hereby deleted in its entirety and replaced with the following:

40. RENTAL PROGRAM. The lease with BVG Holdings at Seasons, LLC permits BVG Holdings at Seasons, LLC to lease a portion of the clubhouse for purposes of providing hotel and spa services and related amenities to the Units and their occupants, which may include (without obligation or without limitation) a rental program offering transient rental services and reservations, housekeeping and room service.

The rental program will be non-mandatory and each Unit Owner would have the option, but not the obligation, to enter into a program that would offer the Units to the public on a daily basis and in accordance with all applicable zoning restrictions. The rental program would be managed and operated by BVG Holdings at Seasons, LLC or by a third party selected by it (the "Hotel

Operator"). The rental program is completely voluntary and Unit Owners may rent their Units without having to participate in the rental program.

The additional expenses to Unit Owners associated with the use of the rental program would be charged by the Hotel Operator only to the participating Unit Owners pursuant to individual agreements and would not be included in the Common Expenses of the Condominium .

Modifications to the Units may effect their eligibility for the rental program.

8. Pursuant to Sections 14(d) of the Declaration and notwithstanding anything to the contrary in said Section, Exhibit "F" of the Declaration is hereby deleted in its entirety and replaced with the Exhibit "F" attached hereto.

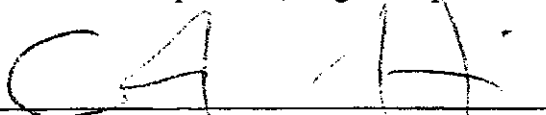
9. In all other respects each of the terms and provisions of the Declaration and the Supplemental Declarations are hereby ratified and confirmed except as specifically amended herein.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 17<sup>th</sup> day of July, 2006.

**DECLARANT:**

BVG Sandpoint, Ltd., a  
Florida limited partnership

By: BVG Sandpoint, Inc., a Florida  
Corporation, its general partner

  
By: C. Jae Heinberg  
Its: President

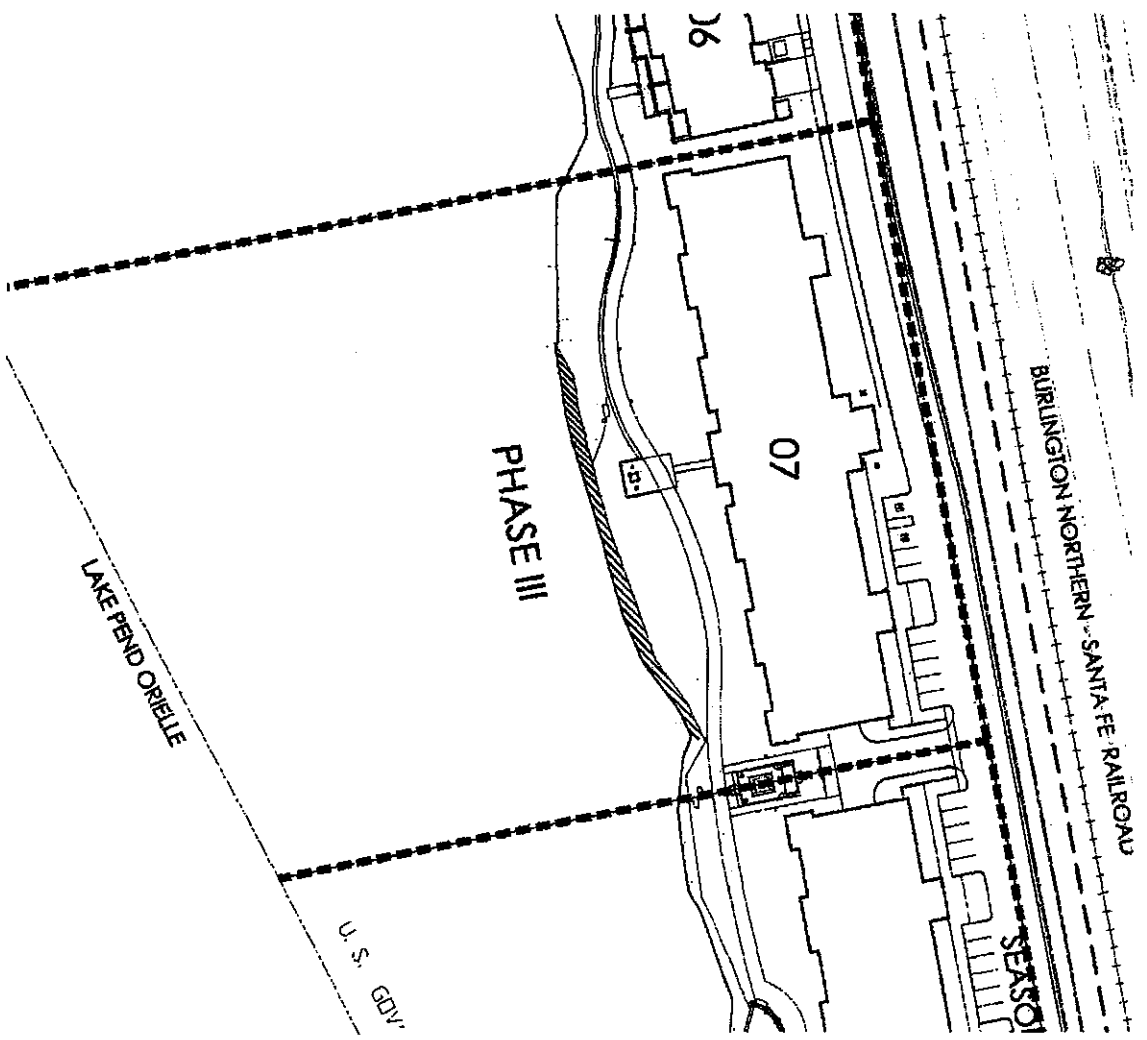
**EXHIBIT B**

**Phase III**

**Condominium Plat Map**

PHASE III  
**SEASONS CONDO PLAT MAP**

SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO PAGE 1



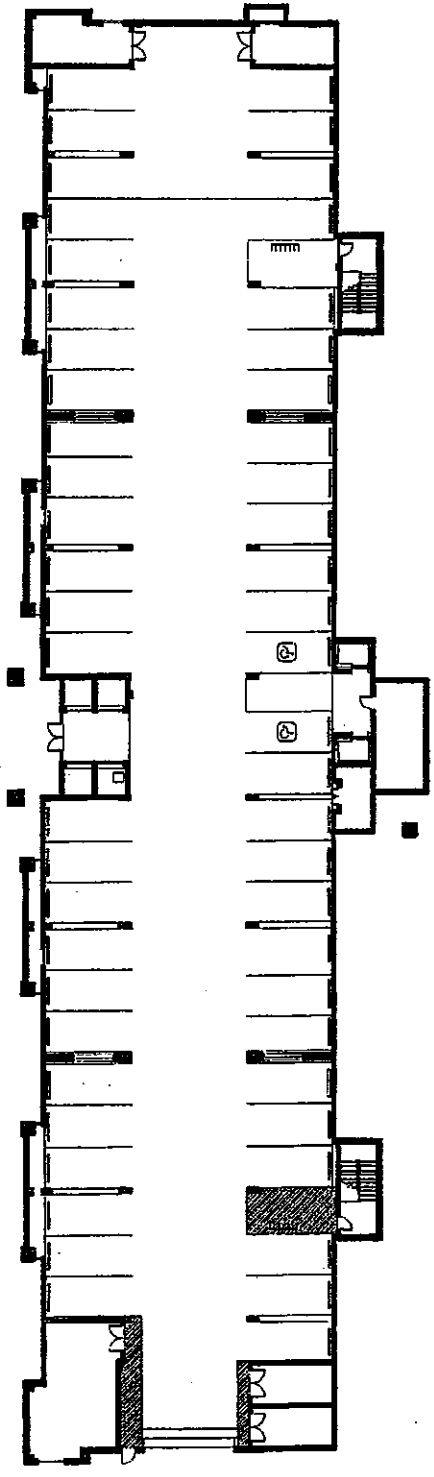
PHASE III SITE PLAN  
 1" = 100' BASE MONITD AT 6.5 X 11  
 0' 50' 100'

Architect's scheduling of the time and place of the Phase III property is shown on the Construction Plan Map and described in the Supplemental Declaration to Construction and shall be subject to the conditions of use and ownership set forth in the Declaration of Construction. The Declaration may be amended from time to time by the Architect. The Architect shall have the right to amend the Declaration of Construction, the Supplemental Declaration, and the Construction Plan Map.

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 18, 2005

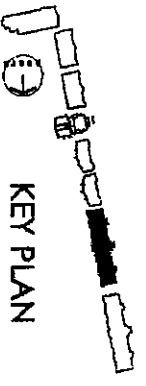
PHASE III  
**SEASONS CONDO PLAT MAP**

SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO PAGE 02



**BUILDING #07: FLOOR PLAN PARKING LEVEL**

1" = 40' WHEN PRINTED AT 8.5 X 11"



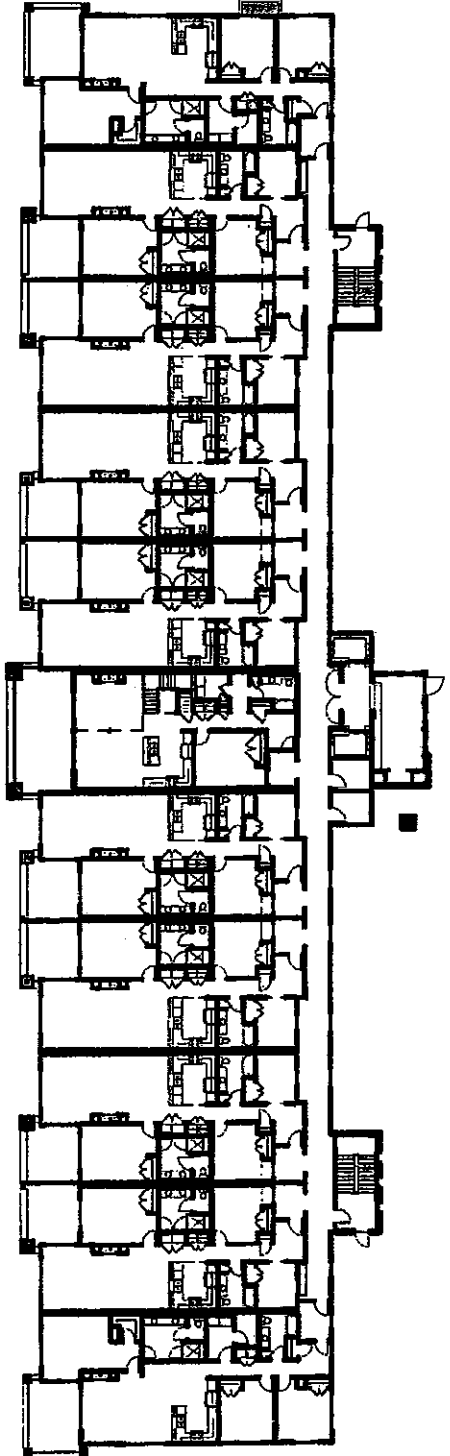
Disclosed a rendering of the floor plan of the building shown on the Condominium Plat Map and described in the Supplemental Declaration to Condominium and shall be given to the declarant before the use and ownership of the building is transferred to the declarant. The declarant shall be responsible for obtaining the necessary permits and approvals from the appropriate authorities. The declarant shall be responsible for obtaining the necessary permits and approvals from the appropriate authorities. The declarant shall be responsible for obtaining the necessary permits and approvals from the appropriate authorities.

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: June 12, 2005



PHASE III  
**SEASONS AT SANDPOINT CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO

PAGE 08



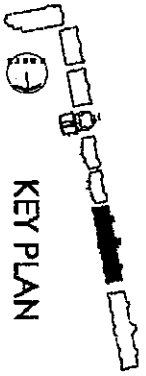
UNIT	UNIT TYPE	UNIT	UNIT	UNIT	UNIT	UNIT	UNIT	UNIT	UNIT	UNIT	UNIT
TYPE A	B1-R	TYPE BR	TYPE B	TYPE B1	TYPE C (FIRST LEVEL)	B1-R	TYPE BR	TYPE B	TYPE B1	TYPE AR	



**BUILDING #07: FLOOR PLAN LEVEL 1 (ENTRY LEVEL)**



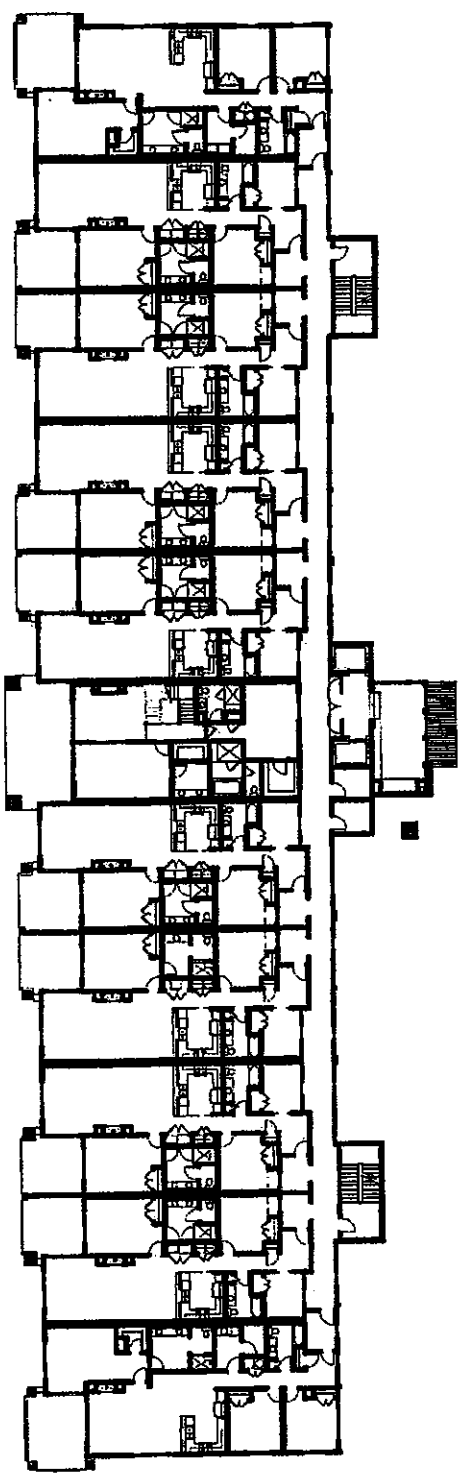
1" = 40' NOT FINISHED AT 6.5 X 11"



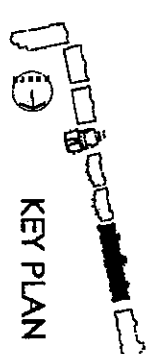
**KEY PLAN**

Disclosed a liability of the new use of the Project if Property or shown on the Condominium Plan Map and described in the Supplemental Declaration to Condominium Act, Title 39, Chapter 14, Idaho Code. Hereafter, the Declaration of Condominium shall be the Condominium Plan Map. The Declaration of Condominium shall be the Condominium Plan Map. The Supplemental Declaration, shall be the Condominium Plan Map.

**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: June 12, 2006



UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	UNIT TYPE	
TYPE A	TYPE B1-R	BR-HC	TYPE B	TYPE B1	TYPE C (SECOND LEVEL)	TYPE B1-R	TYPE BR	TYPE B	TYPE B1	TYPE AR



KEY PLAN

PHASE III  
SEASONS AT SANDPOINT  
CONDOS AT SANDPOINT  
SANDPOINT, IDAHO

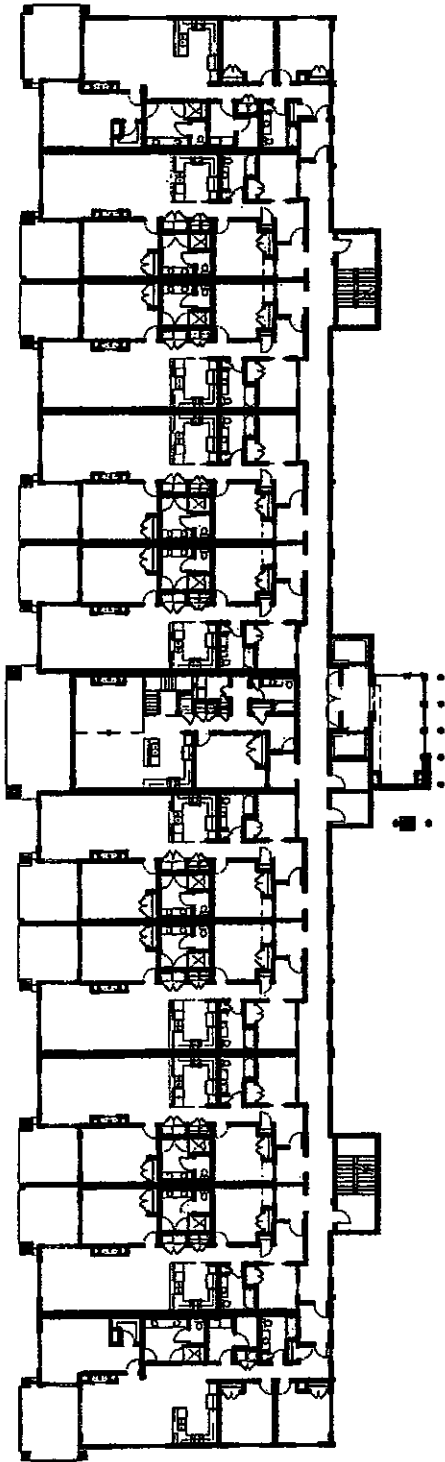
PAGE 04

Disclaimer: This drawing is for informational purposes only and does not constitute an offer of real estate. The information contained herein is for informational purposes only and does not constitute an offer of real estate. The information contained herein is for informational purposes only and does not constitute an offer of real estate. The information contained herein is for informational purposes only and does not constitute an offer of real estate.

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: June 12, 2006

PHASE III  
**SEASONS AT SANDPOINT CONDO PLAT MAP**  
 SANDPOINT, IDAHO

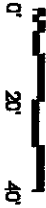
PAGE 05



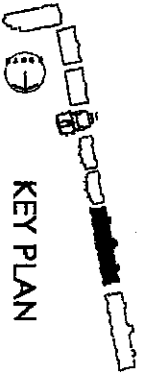
UNIT TYPE A	UNIT TYPE B1-R	UNIT TYPE B-R	UNIT TYPE B	UNIT TYPE B1	UNIT TYPE C (FIRST LEVEL)	UNIT TYPE B1-R	UNIT TYPE BR	UNIT TYPE B	UNIT TYPE B1-HC	UNIT TYPE A-R



**BUILDING #07: FLOOR PLAN LEVEL 3**



1" = 40' WHEN PRINTED AT 11.5 X 17"



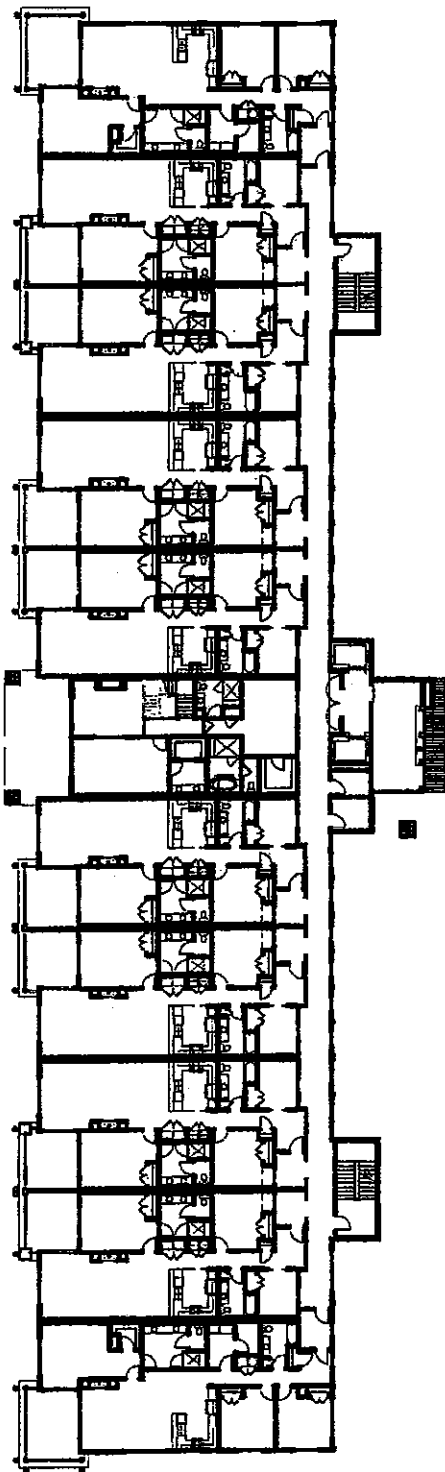
**KEY PLAN**

Disclosed a building of the site and the Record & Property options to the Condominium Plat Map and described the Apartments, Condos, and Units in the Condominium Plat Map. The Record & Property options to the Condominium Plat Map are described in the Record & Property options to the Condominium Plat Map. The Record & Property options to the Condominium Plat Map are described in the Record & Property options to the Condominium Plat Map. The Record & Property options to the Condominium Plat Map are described in the Record & Property options to the Condominium Plat Map.

**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: June 12, 2006

PHASE III  
**SEASONS CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO

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- |             |                |               |             |              |                            |                |              |             |              |               |
|-------------|----------------|---------------|-------------|--------------|----------------------------|----------------|--------------|-------------|--------------|---------------|
| UNIT TYPE A | UNIT TYPE B1-R | UNIT TYPE B-R | UNIT TYPE B | UNIT TYPE B1 | UNIT TYPE C (SECOND LEVEL) | UNIT TYPE B1-R | UNIT TYPE BR | UNIT TYPE B | UNIT TYPE B1 | UNIT TYPE A-R |
|-------------|----------------|---------------|-------------|--------------|----------------------------|----------------|--------------|-------------|--------------|---------------|



**BUILDING #07: FLOOR PLAN LEVEL 4**



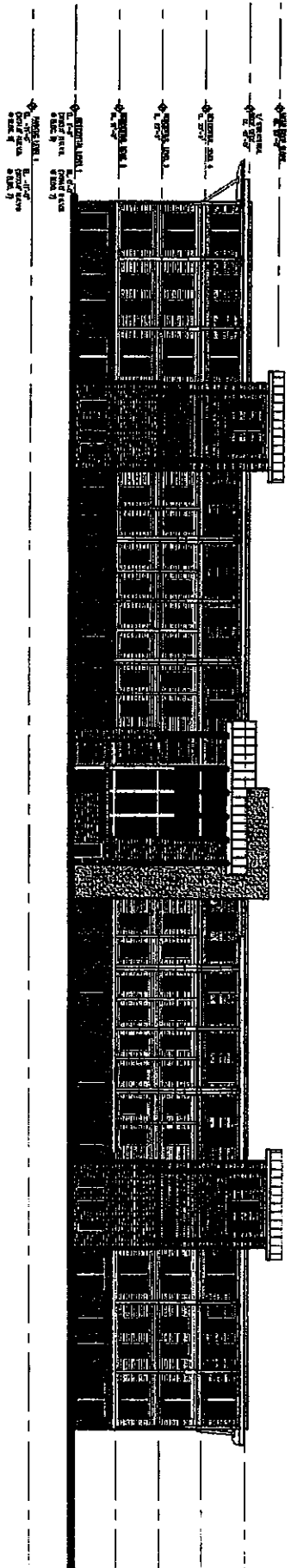
1" = 60' (NOT PRINTED AT A5 X 11)



KEY PLAN

Revised: A number of the lots and the floor plans of the lots shown on this subdivision plat are shown in the plat as if they were shown in the original plat. The original plat was recorded in the County of Idaho, State of Idaho, under the name of the original owner. The original plat was recorded in the County of Idaho, State of Idaho, under the name of the original owner. The original plat was recorded in the County of Idaho, State of Idaho, under the name of the original owner.

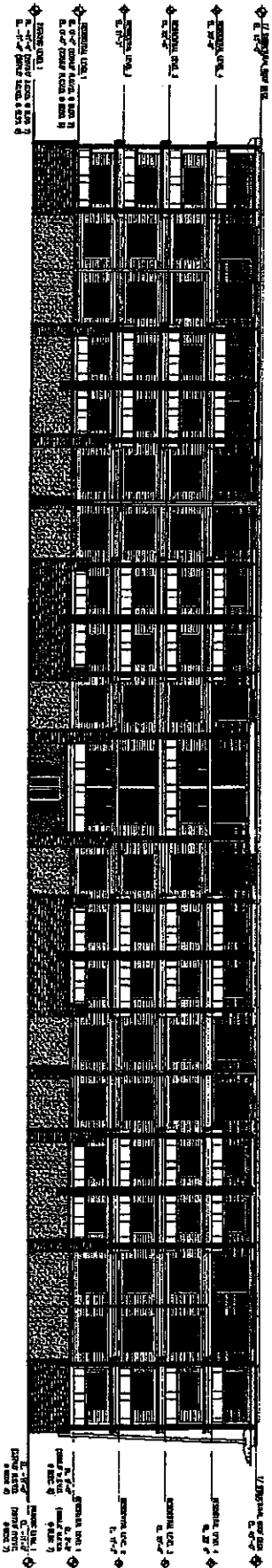
**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: August 18, 2005



BUILDING #07: TYPICAL WEST ELEVATION



1" = 40' WHEN PRINTED AT A3 X 11



BUILDING #07: TYPICAL EAST ELEVATION

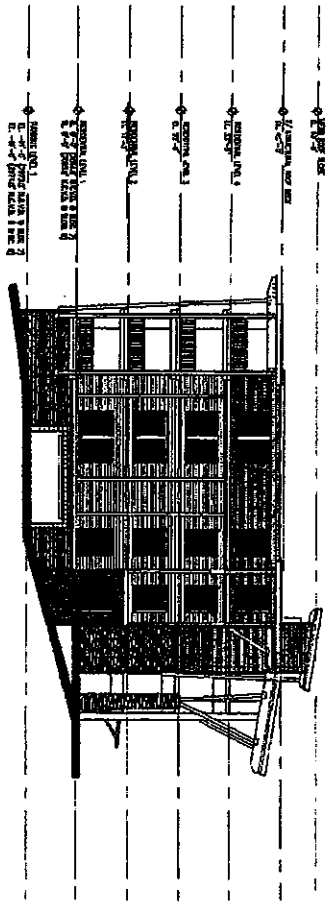


1" = 40' WHEN PRINTED AT A3 X 11

Discovers a listing of the lots and the names of the property owners on the Condominium Plat Map and describes the Supplemental Declaration to Condominium Plat Map A to serve as the condominium form of use and ownership for the residents of the Idaho Condominium Property Act, 38A, Chapter 12, Idaho Code. Refer to the Declaration of Condominium, the Declaration of Condominium, the Declaration of Condominium, and the Supplemental Declaration to Condominium Plat Map for the Supplemental Declaration, 38A, Chapter 12, Idaho Code.

PHASE III  
SEASONS AT SANDPOINT  
CONDOPLAT MAP  
SANDBOYNT, IDAHO  
PAGE 07

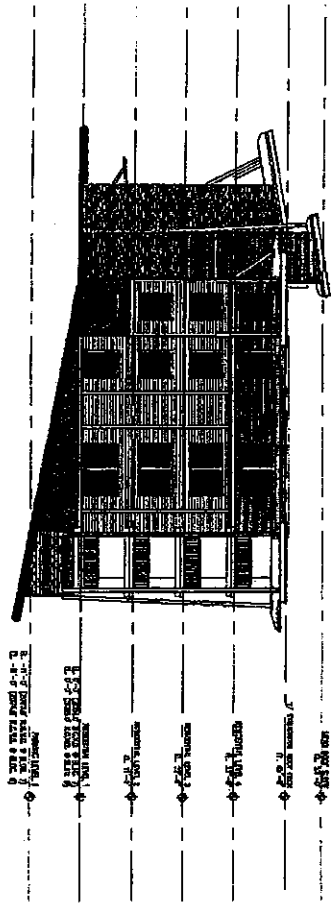
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& ASSOCIATES ARCHITECTS, P.A.  
Printed: August 18, 2005



**BUILDING #07: TYPICAL NORTH ELEVATION**

0' 20' 40'

1" = 40' WHEN PRINTED AT 1/8" X 11"



**BUILDING #07: TYPICAL SOUTH ELEVATION**

0' 20' 40'

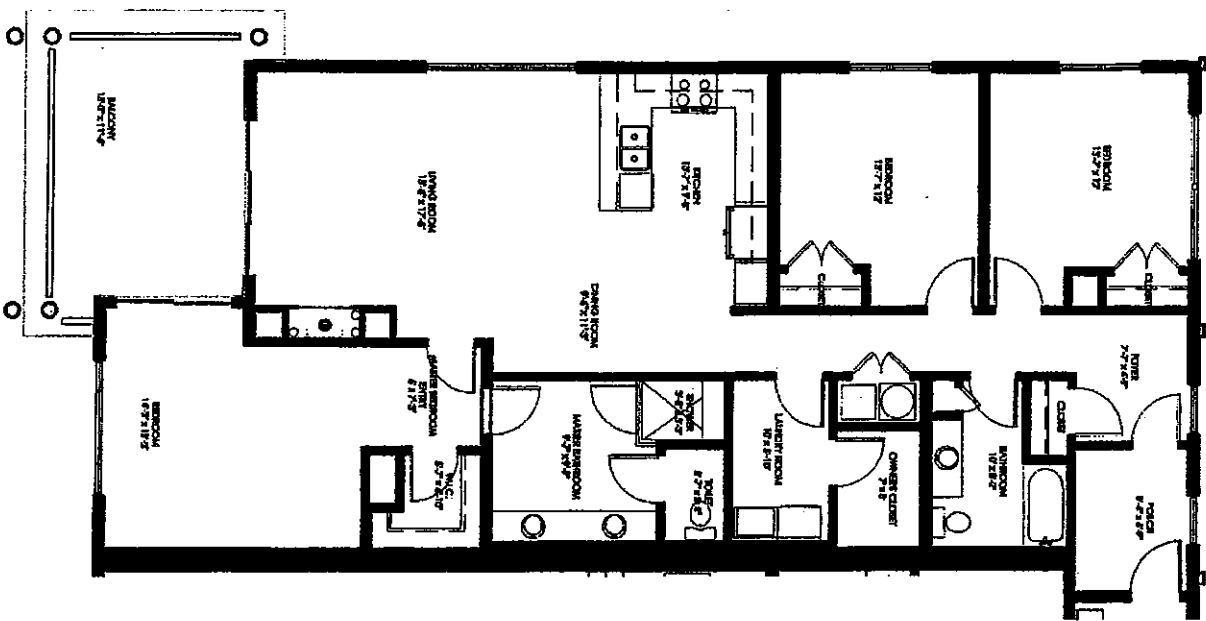
1" = 40' WHEN PRINTED AT 1/8" X 11"

**PHASE III  
SEASONS AT SANDPOINT  
CONDOPLAT MAP**

PAGE 08

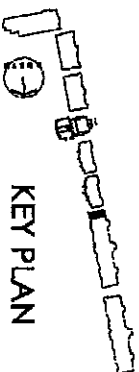
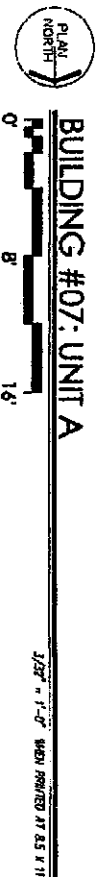
Declaration is submitted at this time only the Phases II Property as shown on this Condominium Plat Map and described in the Supplemental Declaration to Condominium and Exhibit A to same to the condominium form of use and ownership into the providers of the Idaho Condominium Property Act, the 55 Chapter 15, Idaho Code. Pursuant to the Declaration's rights under the Declaration of Condominium, the Declaration has retained Phase II as originally described in the Declaration of Condominium, and Phases II now consists of what is described in the Supplemental Declaration, Exhibit A and the Condominium Plat Map.

**WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.**  
Printed: August 18, 2005



PHASE III  
 UNIT TYPE A NUMBERS:  
 BUILDING # 7: 171  
 BUILDING # 7: 271  
 BUILDING # 7: 371  
 BUILDING # 7: 471

UNIT TYPE A AREAS:  
 UNIT TYPE A 1613 S.F.  
 UNIT TYPE A - BALCONY 293 S.F.  
 TOTAL 1846 S.F.

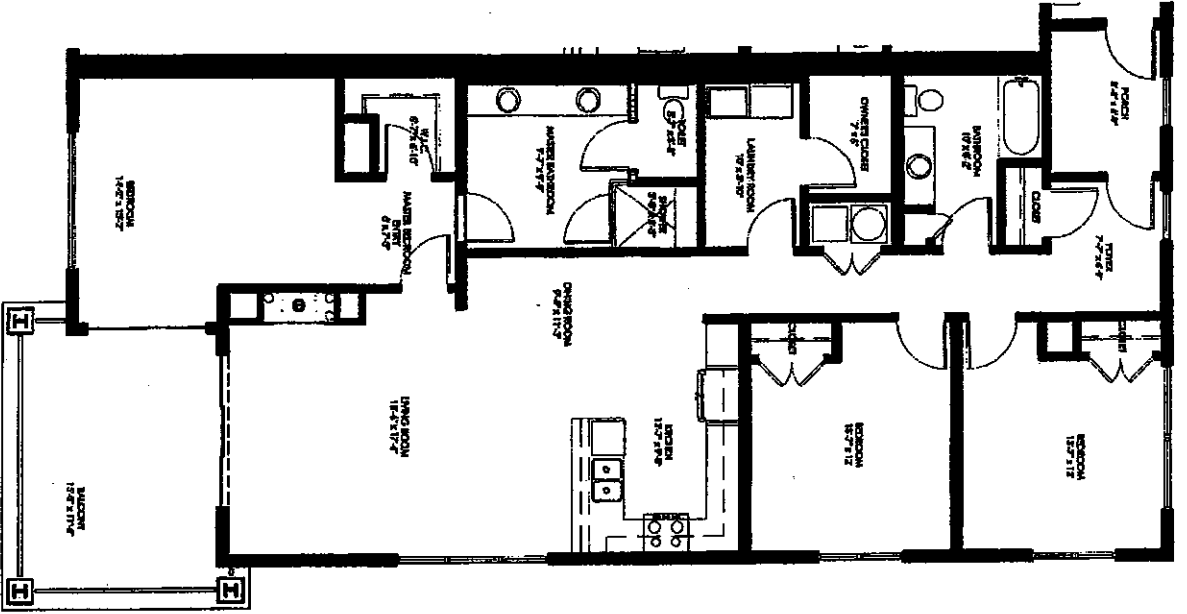


KEY PLAN

Disclaimer: This plan is a representation of the proposed development and is not intended to constitute an offer of any securities. The information contained herein is for informational purposes only and should not be relied upon for investment decisions. The information contained herein is subject to change without notice. The information contained herein is not intended to constitute an offer of any securities. The information contained herein is for informational purposes only and should not be relied upon for investment decisions. The information contained herein is subject to change without notice.

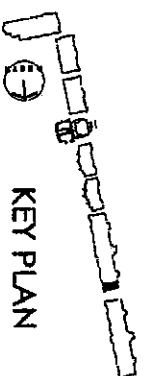
PHASE III  
 SEASONS AT SANDPOINT PLAT MAP  
 SANDPOINT, IDAHO PAGE 09

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 18, 2005



PHASE III  
 UNIT TYPE A-R NUMBERS:  
 BUILDING # 7: 1711  
 BUILDING # 7: 2711  
 BUILDING # 7: 3711  
 BUILDING # 7: 4711

UNIT TYPE A-R AREAS:  
 UNIT TYPE A-R 1613 S.F.  
 UNIT TYPE A-R - BALCONY 233 S.F.  
 TOTAL 1846 S.F.



KEY PLAN

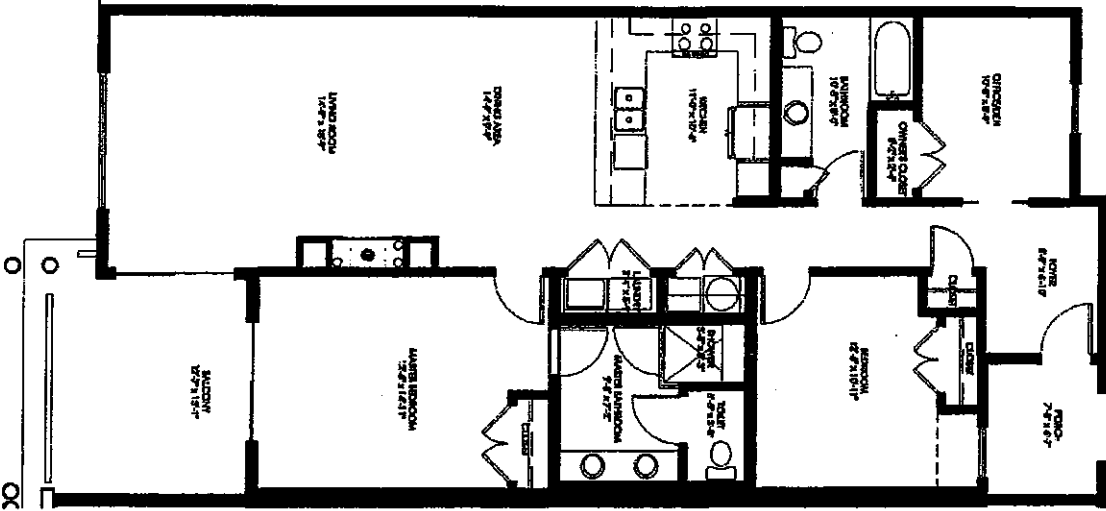
Disclosed & planning of the site and the Project is hereby shown on the Condominium Plan Map and described in the Supplemental Declaration to Condominium Act which is a part of the condominium form of use and ownership, including the provisions of the Condominium Act, 36A USC Chapter 12, Section 12-101, 12-102, 12-103, 12-104, 12-105, 12-106, 12-107, 12-108, 12-109, 12-110, 12-111, 12-112, 12-113, 12-114, 12-115, 12-116, 12-117, 12-118, 12-119, 12-120, 12-121, 12-122, 12-123, 12-124, 12-125, 12-126, 12-127, 12-128, 12-129, 12-130, 12-131, 12-132, 12-133, 12-134, 12-135, 12-136, 12-137, 12-138, 12-139, 12-140, 12-141, 12-142, 12-143, 12-144, 12-145, 12-146, 12-147, 12-148, 12-149, 12-150, 12-151, 12-152, 12-153, 12-154, 12-155, 12-156, 12-157, 12-158, 12-159, 12-160, 12-161, 12-162, 12-163, 12-164, 12-165, 12-166, 12-167, 12-168, 12-169, 12-170, 12-171, 12-172, 12-173, 12-174, 12-175, 12-176, 12-177, 12-178, 12-179, 12-180, 12-181, 12-182, 12-183, 12-184, 12-185, 12-186, 12-187, 12-188, 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PHASE III  
 SEASONS CONDO PLAT MAP  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO PAGE 10

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: June 12, 2006







PHASE III  
UNIT TYPE B NUMBERS:

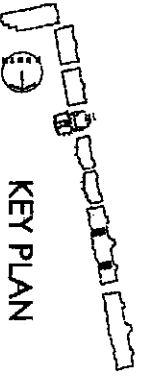
BUILDING # 7: 174
BUILDING # 7: 274
BUILDING # 7: 374
BUILDING # 7: 474
BUILDING # 7: 179
BUILDING # 7: 279
BUILDING # 7: 379
BUILDING # 7: 479

UNIT TYPE B AREAS:

UNIT TYPE B	1424 S.F.
UNIT TYPE B - BALCONY	170 S.F.
TOTAL	1594 S.F.



1/32" = 1'-0" WHEN PRINTED AT 22 X 11"



Decisions made by the Buyer, the Buyer's attorney or others on the Condominium Plan Map are described in the Supplemental Declaration to Condominium Unit 07A.1 to serve as the condominium form of law and ownership for the portion of the 4800 Condominium Property, LLC, 200 St. Charles St., Boise, Idaho, 83725, situated in the Buyer's right under the Declaration of Condominium, the Decedent has reserved those rights as set forth described in the Declaration of Condominium, and those rights are hereby assigned to the Buyer. The Supplemental Declaration, Unit 07A and the Condominium Plan Map.

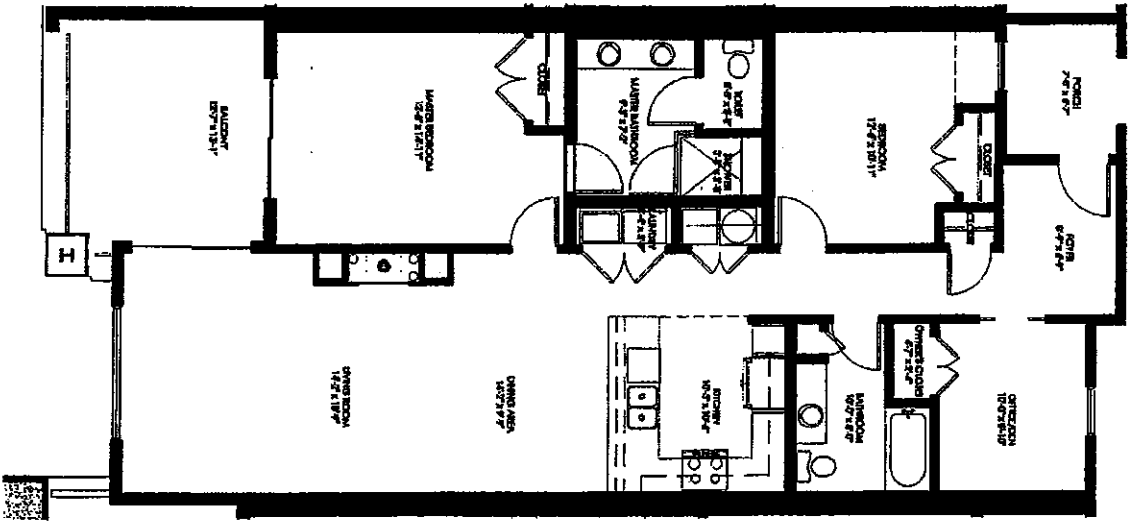
**PHASE III  
SEASONS AT SANDPOINT  
SANDPOINT, IDAHO**

PAGE 12

**WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.**  
Printed: August 18, 2005

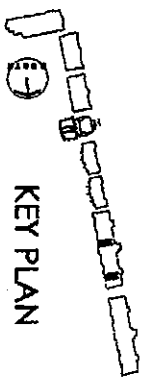






- PHASE III  
 UNIT TYPE B1 NUMBERS:  
 BUILDING # 7: 175  
 BUILDING # 7: 275  
 BUILDING # 7: 375  
 BUILDING # 7: 475  
 BUILDING # 7: 1710  
 BUILDING # 7: 2710  
 BUILDING # 7: 4710

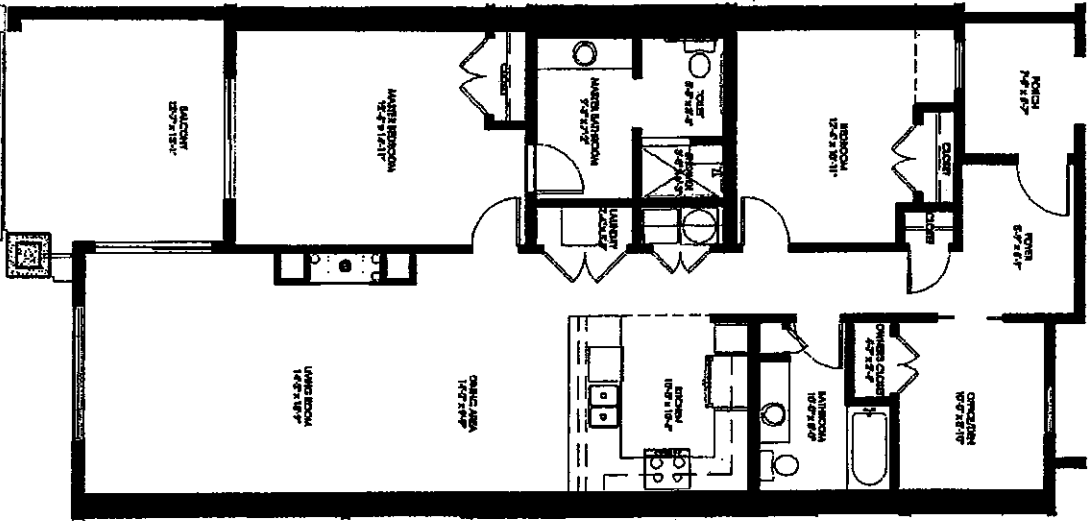
UNIT TYPE B1 AREAS:	
UNIT TYPE B1	1390 S.F.
UNIT TYPE B1 - BALCONY	170 S.F.
TOTAL	1560 S.F.



Notation: All dimensions of the floor and plan views are shown on this drawing and are subject to the Supplemental Addendum to the Construction Documents. All areas shown are approximate and are for informational purposes only. The actual dimensions of the building and the actual areas of the building may vary from the dimensions and areas shown on this drawing. The actual dimensions and areas of the building and the actual areas of the building may vary from the dimensions and areas shown on this drawing. The actual dimensions and areas of the building and the actual areas of the building may vary from the dimensions and areas shown on this drawing.

PHASE III  
 SEASONS AT SANDPOINT CONDO PLAT MAP  
 SANDPOINT, IDAHO PAGE 15

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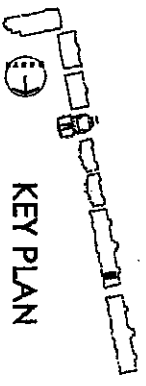


PHASE III  
 UNIT TYPE B1-HC NUMBERS:  
 BUILDING # 7: 3710

UNIT TYPE B1 AREAS:	1390 S.F.
UNIT TYPE B1	170 S.F.
UNIT TYPE B1 - BALCONY	1560 S.F.
TOTAL	



3/8" = 1'-0" WEST POINT AT 05 R 11

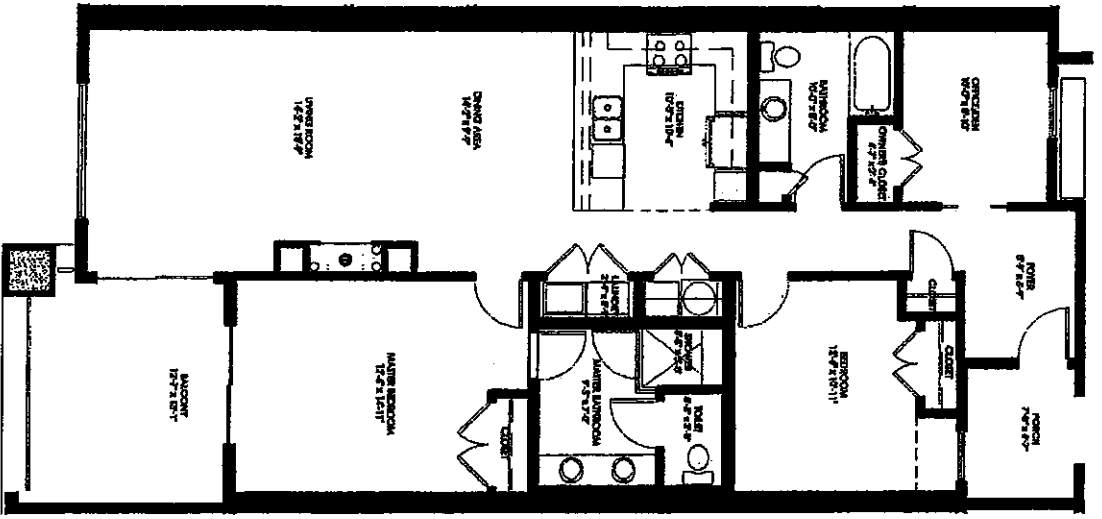


KEY PLAN

Additional availability of the site and the proposed property of the Condominium Plan Map and description of the apartment  
 Condominium and other data to be used in the construction of the plan and drawings and the provisions of the site  
 construction map. See the "Site Change" section, referred to in the Declaration of Condominium, the  
 Declaration of Condominium and the Declaration of Condominium, and those of the Declaration of Condominium  
 in the Declaration of Condominium, and those of the Declaration of Condominium.

PHASE III  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO PAGE 16

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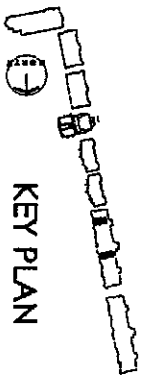


PHASE III  
UNIT TYPE B1-R NUMBERS:

BUILDING # 7: 172
BUILDING # 7: 272
BUILDING # 7: 372
BUILDING # 7: 472
BUILDING # 7: 177
BUILDING # 7: 277
BUILDING # 7: 377
BUILDING # 7: 477

UNIT TYPE B1-R AREAS:

UNIT TYPE B1-R	1390 S.F.
UNIT TYPE B1-R - BALCONY	170 S.F.
TOTAL	1560 S.F.



KEY PLAN

Architect's liability is not affected by this plan or the construction of any part of the building. The Architect's liability shall be limited to the construction of any part of the building. The Architect's liability shall not be limited by the construction of any part of the building. The Architect's liability shall not be limited by the construction of any part of the building. The Architect's liability shall not be limited by the construction of any part of the building.

PHASE III  
SEASONS AT SANDPOINT  
SANDPOINT, IDAHO  
PAGE 17

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& ASSOCIATES ARCHITECTS, P.A.  
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PHASE III  
 UNIT TYPE C NUMBERS:  
 BUILDING # 7: 276  
 BUILDING # 7: 476

UNIT TYPE C AREAS:  
 UNIT TYPE C - LOWER LEVEL 1172 S.F.  
 UNIT TYPE C - UPPER LEVEL 946 S.F.  
 UNIT TYPE C - BALCONY 340 S.F.  
 TOTAL 2458 S.F.



3/32" = 1'-0" BENCH PRINTED AT 8.5 X 11"



KEY PLAN

PHASE III  
 SEASONS CONDO PLAT MAP  
 SANDPOINT, IDAHO

PAGE 18

Disclaimer: This drawing is for informational purposes only. It is not intended to be used for any other purpose. The developer, Seasons Condo Plat, is not responsible for any errors or omissions in this drawing. The developer is not responsible for any changes or modifications to this drawing. The developer is not responsible for any construction or other costs associated with this drawing. The developer is not responsible for any other costs associated with this drawing.

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 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: June 12, 2004



**EXHIBIT C**

**Phase IV**

**Condominium Plat Map**



IN SANTA FE RAILROAD

SEASONS AVENUE

08

PHASE IV

U. S. GOV. T. MEANDER LINE

LAKE PBND CREELE



**PHASE IV**  
**SEASONS CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO

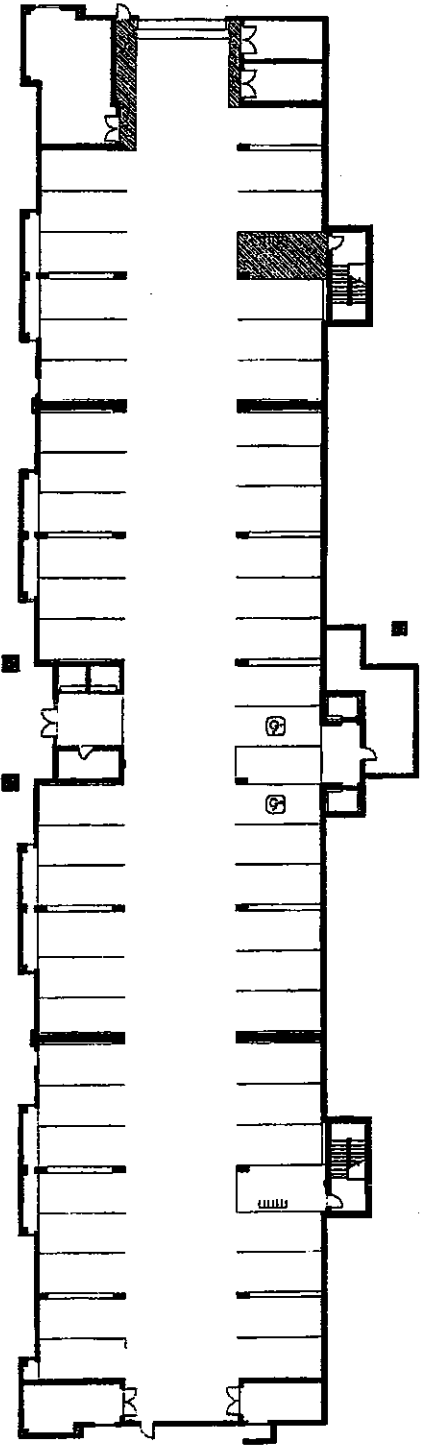
PAGE 1

Plat is subject to the provisions of the Santa Fe County Ordinance No. 144 and Ordinance No. 145, which require the applicant to obtain a Certificate of Compliance from the Santa Fe County Planning Department prior to the recording of the plat. The Santa Fe County Planning Department has reviewed this plat and has issued a Certificate of Compliance. The applicant has provided a copy of this Certificate of Compliance to the Santa Fe County Planning Department. The applicant has provided a copy of this Certificate of Compliance to the Santa Fe County Planning Department. The applicant has provided a copy of this Certificate of Compliance to the Santa Fe County Planning Department.

**WALTON H. CHANCEY**  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 19, 2005

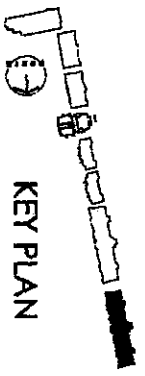
PHASE IV  
**SEASONS CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO

PAGE 22



**BUILDING #08: FLOOR PLAN PARKING LEVEL**

1" = 40' REVISIONS AT 8.5 X 11"



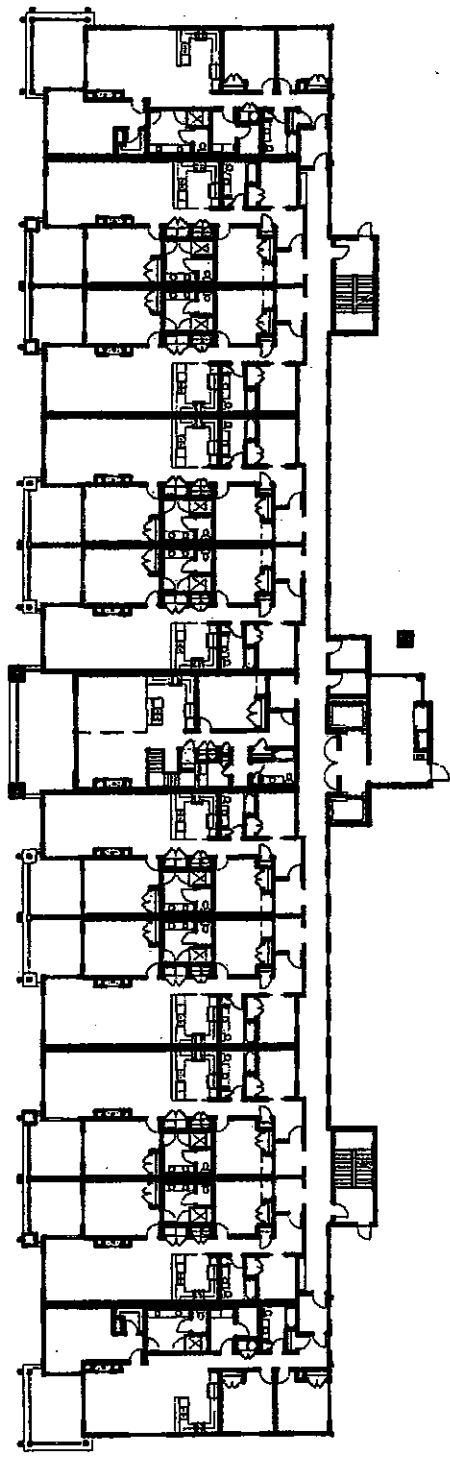
**KEY PLAN**

Developer's retention of the line over the Revised/Proposed shows on the Condominium Plat Map and elsewhere in the Subdivision Declaration is Conditional and does not constitute a promise to the conditional form of use and ownership. The Registrar of the State of Idaho has reviewed the Declaration and has issued its Certificate of Approval. The Registrar has reviewed the Revised/Proposed and has issued its Certificate of Approval. The Registrar has reviewed the Revised/Proposed and has issued its Certificate of Approval. The Registrar has reviewed the Revised/Proposed and has issued its Certificate of Approval.

**WALTON H. CHANCEY**  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 17, 2005

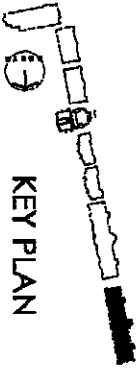
PHASE IV  
SEASONS AT SANDPOINT  
SANDPOINT, IDAHO

PAGE 03



BUILDING #08: FLOOR PLAN LEVEL 1 (ENTRY LEVEL)

3" = 40' NORTH POINTED AT 83.3° T1



KEY PLAN

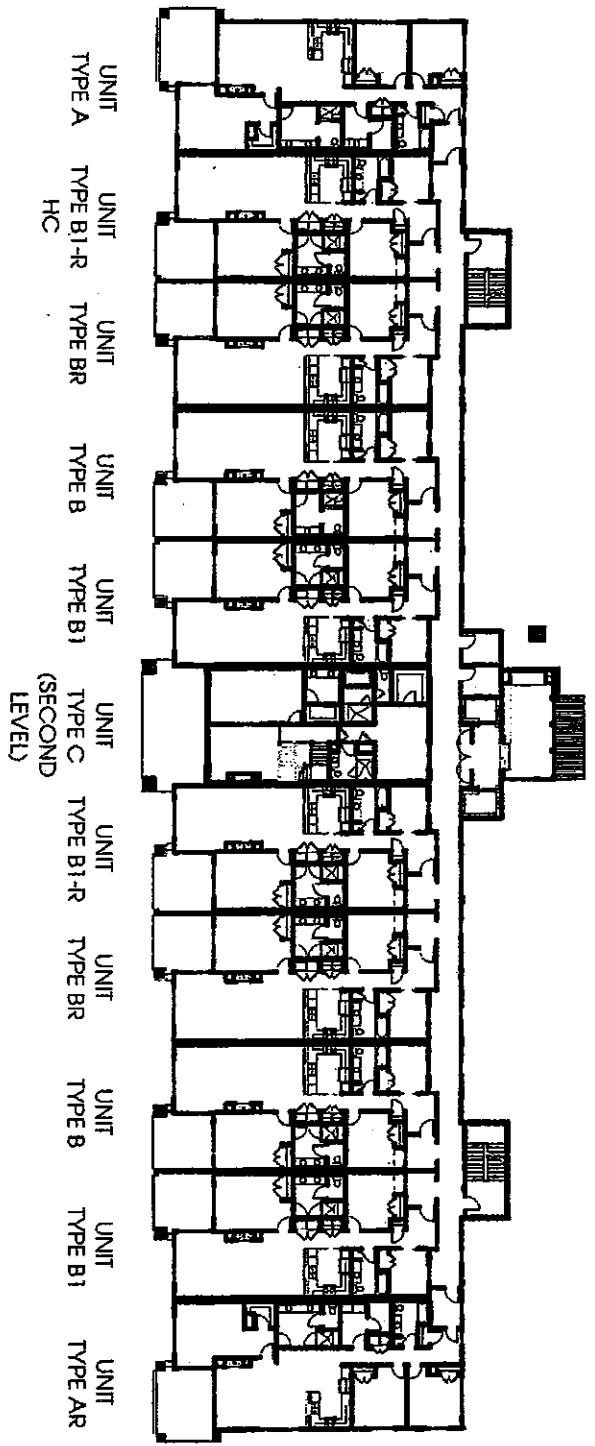
Developer's liability of the firm and the firm's responsibility as the architect for any and all work and drawings is limited to the design and construction of the building shown on this plan. It is the responsibility of the owner to provide all necessary permits and approvals from the appropriate authorities. The architect is not responsible for any and all work and drawings that are not shown on this plan. The architect is not responsible for any and all work and drawings that are not shown on this plan.

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: August 17, 2005

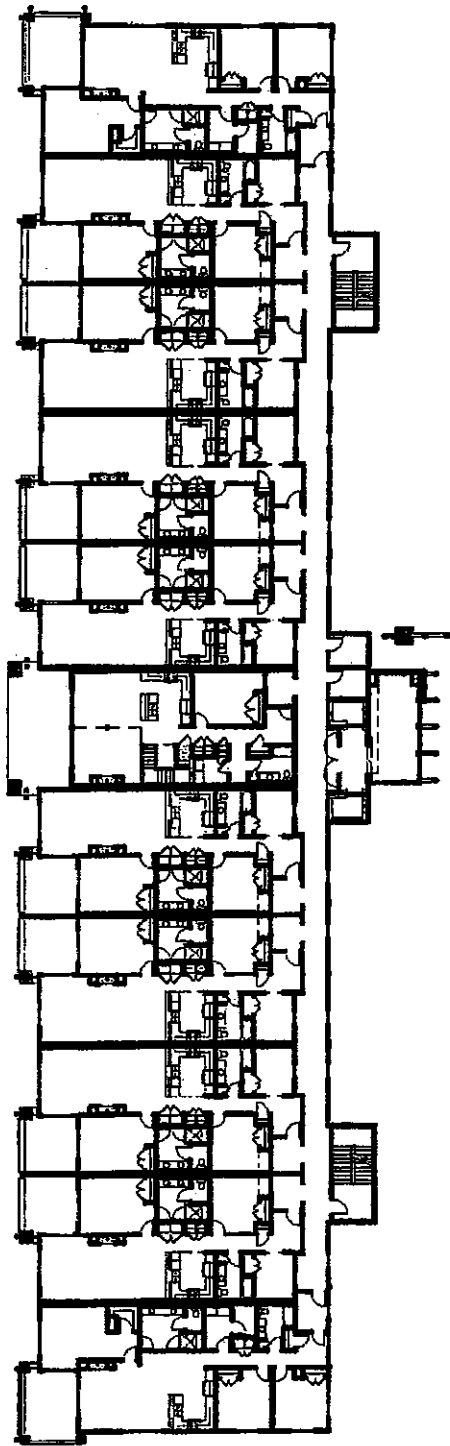
PHASE IV  
**SEASONS AT SANDPOINT**  
 SANDPOINT, IDAHO

PAGE 04

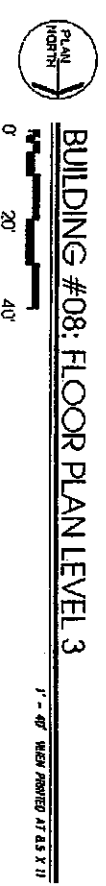
Disclaimer: In drawing of this floor plan, the floor plan is shown as the construction plan. Any and all dimensions shown are approximate and should not be used for construction. The architect is not responsible for the accuracy of the information shown on this drawing. The architect is not responsible for the accuracy of the information shown on this drawing. The architect is not responsible for the accuracy of the information shown on this drawing. The architect is not responsible for the accuracy of the information shown on this drawing.



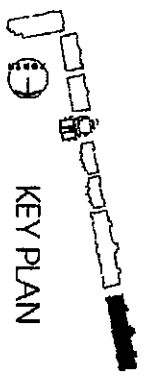
**WALTON H. CHANCEY**  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed June 22, 2006



UNIT TYPE A	UNIT TYPE B1-R	UNIT TYPE B-R	UNIT TYPE B	UNIT TYPE B1	UNIT TYPE C (FIRST LEVEL)	UNIT TYPE B1-R	UNIT TYPE BR	UNIT TYPE B	UNIT TYPE B1	UNIT TYPE A-R
HC										



BUILDING #08: FLOOR PLAN LEVEL 3



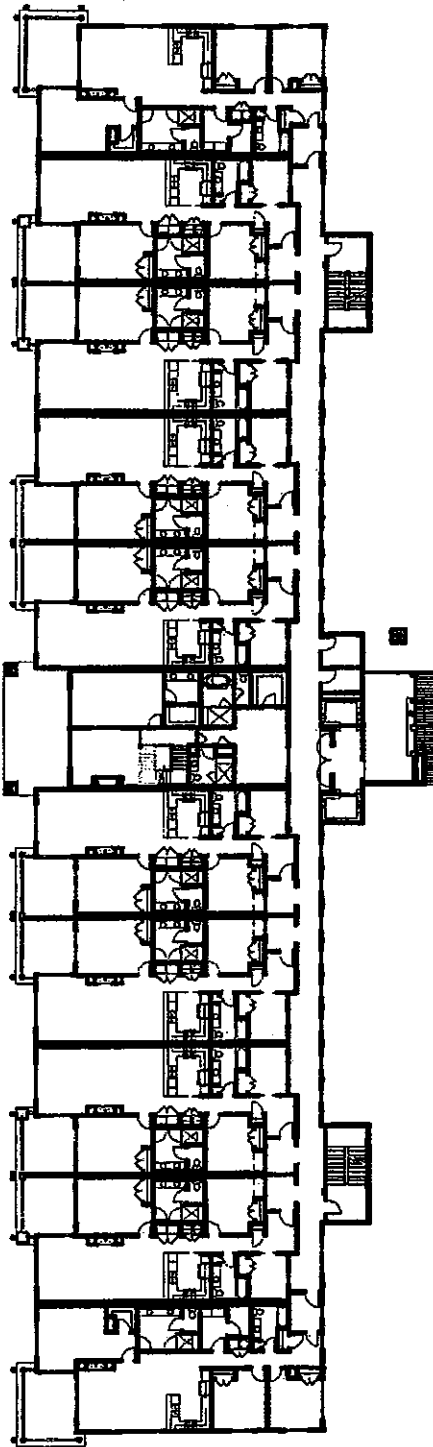
*Disclaimer: A disclaimer of the firm with respect to the accuracy of the information and drawings is provided in the Agreement between the Architect and Client. It is agreed that the Architect's responsibility is limited to the preparation of the drawings and documents for the project. The Architect does not warrant the accuracy or completeness of the information provided to the Architect. The Architect is not responsible for any errors or omissions in the drawings or documents. The Architect is not responsible for any delays or cost overruns in the project. The Architect is not responsible for any claims or damages arising from the project. The Architect is not responsible for any claims or damages arising from the project.*

PHASE IV  
SEASONS AT SANDPOINT  
CONDOPLAT MAP  
SANDPOINT, IDAHO PAGE 05

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: June 22, 2005

PHASE IV  
**SEASONS AT SANDPOINT CONDO PLAT MAP**  
 SANDPOINT, IDAHO

PAGE 06



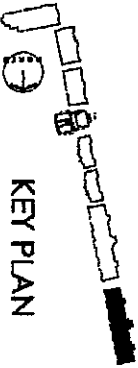
UNIT TYPE A UNIT TYPE B1-R UNIT TYPE B-R UNIT TYPE B UNIT TYPE B1 UNIT TYPE C UNIT TYPE B1-R UNIT TYPE BR UNIT TYPE B UNIT TYPE B1 UNIT TYPE A-R  
 (SECOND LEVEL)



0' 20' 40'

**BUILDING #08: FLOOR PLAN LEVEL 4**

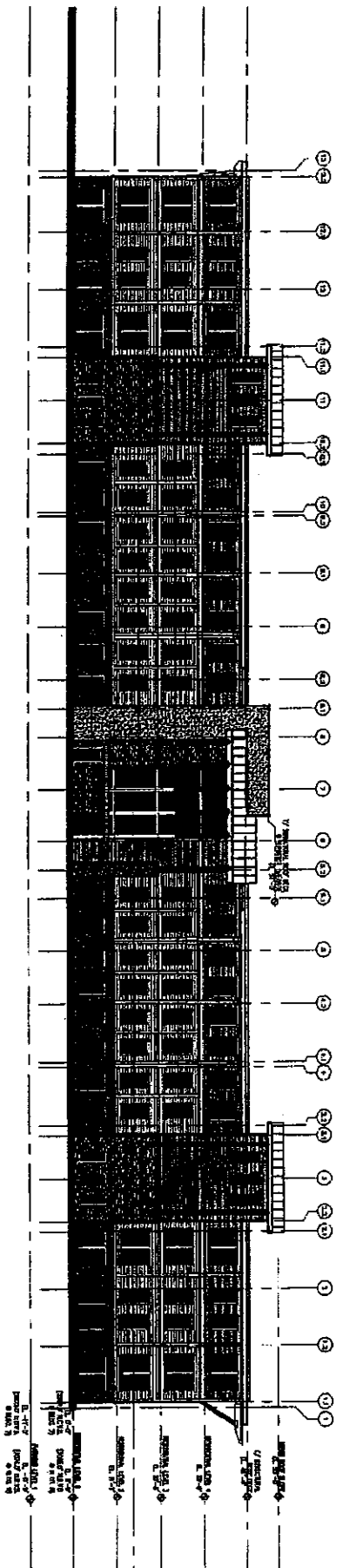
1" = 40' HORIZ. REDUCED AT 8.5 X 11"



**KEY PLAN**

Developer's submission of the plan over the Review of Project's set-down on the Condominium Plat Map and described in the Agreement of Condominium and Declaration of Condominium form of use and occupancy is the responsibility of the developer. The developer is responsible for the accuracy of the information provided. The developer is not responsible for the accuracy of the information provided by the State of Idaho, the Department of Planning and Community Development, or any other agency. The developer is not responsible for the accuracy of the information provided by the State of Idaho, the Department of Planning and Community Development, or any other agency. The developer is not responsible for the accuracy of the information provided by the State of Idaho, the Department of Planning and Community Development, or any other agency.

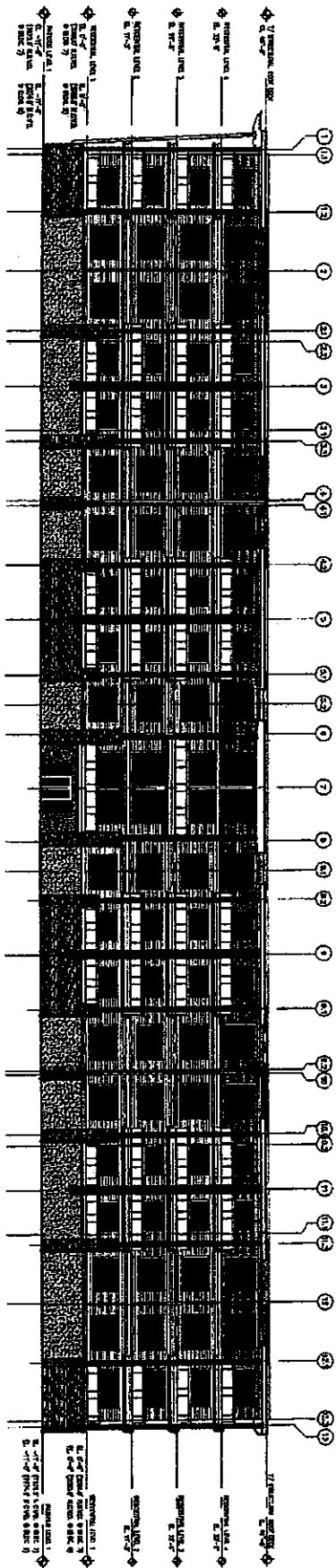
**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: August 18, 2005



BUILDING #08: TYPICAL WEST ELEVATION

0' 20' 40'

1" = 40' WHEN PRINTED AT 8.5 X 11



BUILDING #08: TYPICAL EAST ELEVATION

0' 20' 40'

1" = 40' WHEN PRINTED AT 8.5 X 11

Notwithstanding to whomsoever the same may hereafter be assigned, the Architect shall remain liable to the Client for any errors or omissions in this drawing and shall not be responsible for any construction defects or any other defects in the work resulting from the use of this drawing.

PHASE IV  
SEASONS AT SANDPOINT  
CONDOPLAT MAP  
SANDPOINT, IDAHO

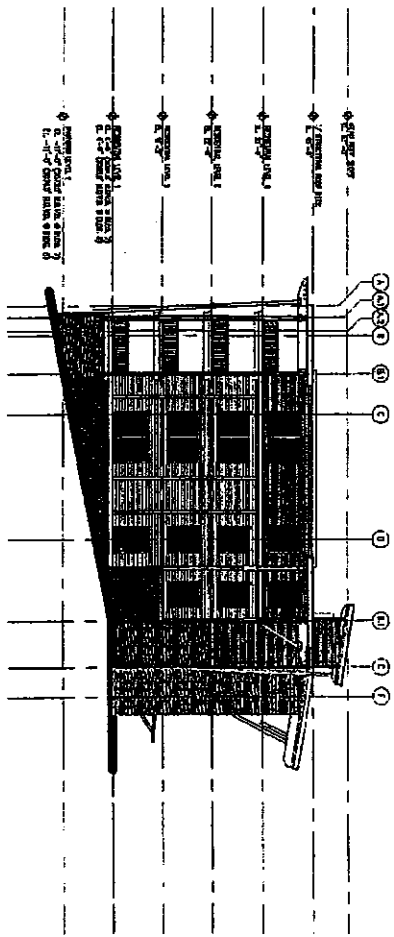
PAGE 07

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: August 17, 2005



PHASE IV  
**SEASONS CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO

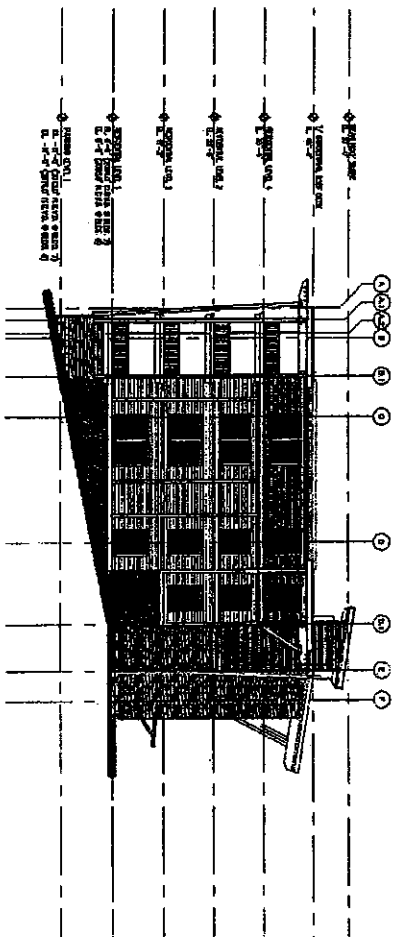
Page 08



**BUILDING #08: TYPICAL NORTH ELEVATION**

0' 20' 40'

1" = 40' NOT PRINTED AT 6.5 X 11"



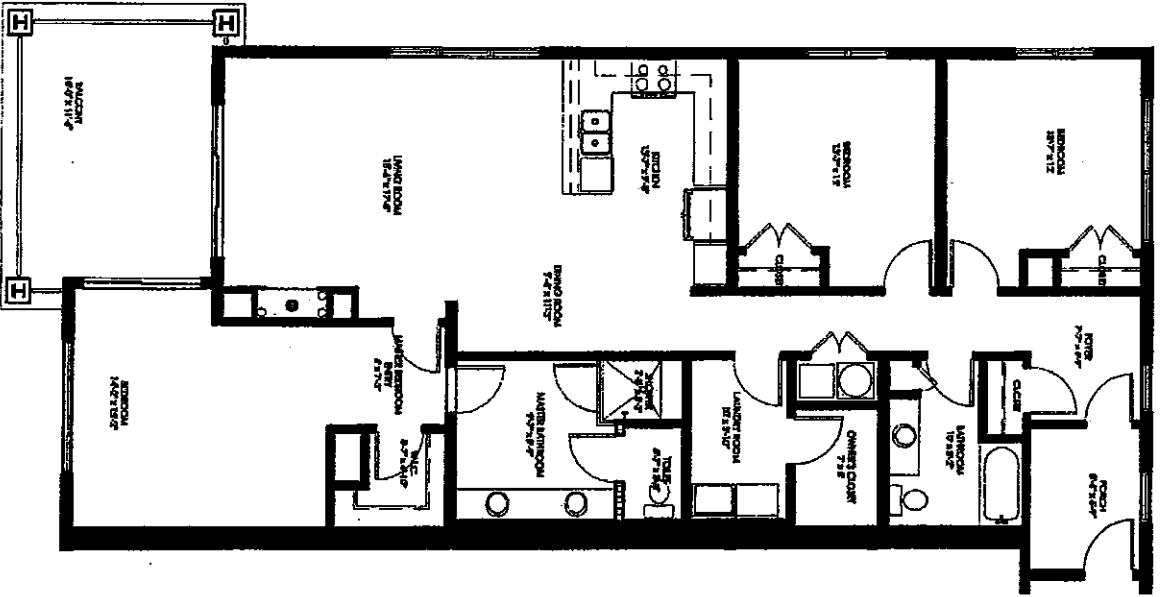
**BUILDING #08: TYPICAL SOUTH ELEVATION**

0' 20' 40'

1" = 40' NOT PRINTED AT 6.5 X 11"

Developer is submitting of the site only the Phase IV Property as shown on this Condominium Plat Map and described in the Supplemental Declaration to Condominium and Easement A to serve to the condominium form of use and otherwise into the project of the above Condominium Property Act, the SS Chapter 15, Idaho Code, (Revised) to the Developer's rights under the Declaration of Condominium, the Declaration has revised Phase IV as originally described in the Declaration of Condominium, and Phase IV now consists of what is described in the Supplemental Declaration, Exhibit A and the Condominium Plat Map.

**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: August 17, 2005



PHASE IV  
 UNIT TYPE A NUMBERS:  
 BUILDING # 8: 181  
 BUILDING # 8: 281  
 BUILDING # 8: 481

UNIT TYPE A AREAS:  
 UNIT TYPE A 1613 S.F.  
 UNIT TYPE A - BALCONY 233 S.F.  
 TOTAL 1846 S.F.



BUILDING #08: UNIT A

3/32" = 1'-0" WHEN PRINTED AT 8.5 X 11



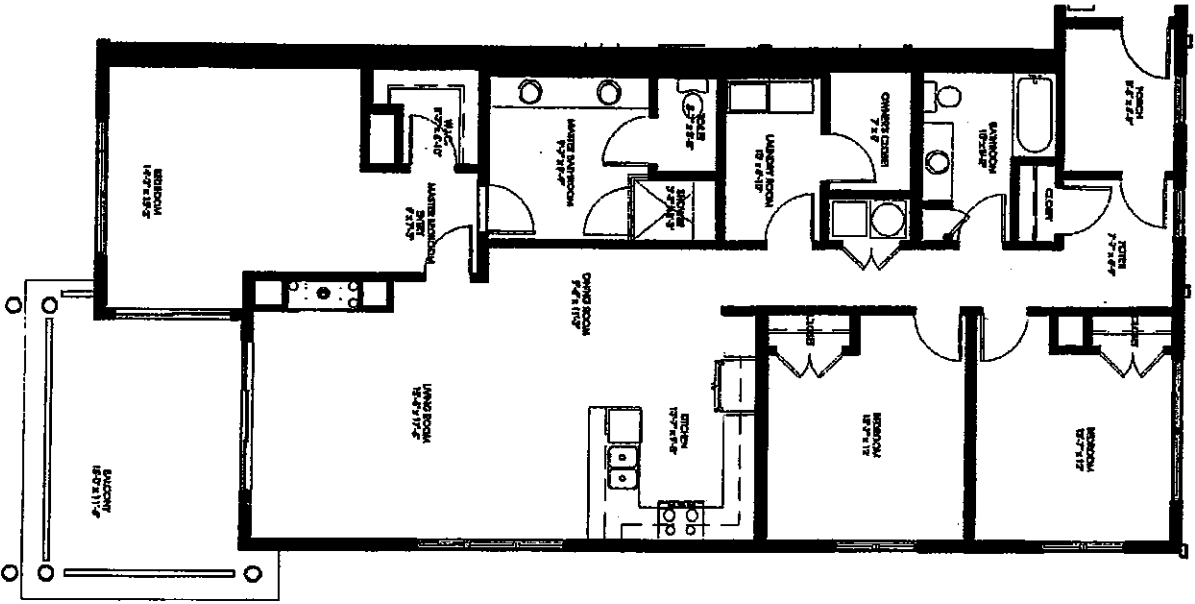
KEY PLAN

Disclaimer: Issuance of this plan by the owner is subject to the conditions set forth in the Declaration of Condominium. The plan and drawings are the property of the developer and are not to be used for any other purpose without the written consent of the developer. The developer is not responsible for any errors or omissions in this plan and drawings. The developer is not responsible for any errors or omissions in this plan and drawings. The developer is not responsible for any errors or omissions in this plan and drawings.

PHASE IV  
 SEASONS CONDO PLAT MAP  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO PAGE 08

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: June 22, 2006





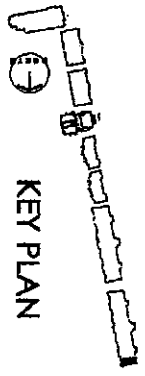
PHASE IV  
 UNIT TYPE A-R NUMBERS:  
 BUILDING # 8: 1811  
 BUILDING # 8: 2811  
 BUILDING # 8: 3811  
 BUILDING # 8: 4811

UNIT TYPE A-R AREAS:  
 UNIT TYPE A-R: 1613 S.F.  
 UNIT TYPE A-R - BALCONY: 233 S.F.  
 TOTAL: 1846 S.F.



BUILDING #08: UNIT A-R

3/8" = 1'-0" MEAS. PROVIDED AT 25 X 11"



KEY PLAN

Division 2 requires that the floor plan be prepared in accordance with the Code and that the floor plan be submitted to the Department of Planning and Development for review and approval. The floor plan shall be prepared in accordance with the Code and that the floor plan be submitted to the Department of Planning and Development for review and approval. The floor plan shall be prepared in accordance with the Code and that the floor plan be submitted to the Department of Planning and Development for review and approval.

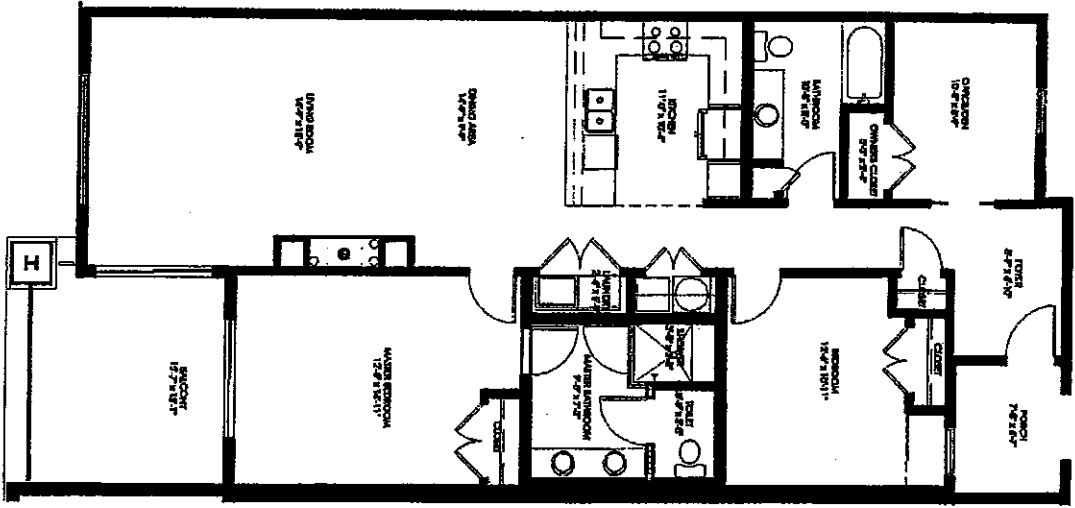
PHASE IV  
 SEASONS AT SANDPOINT CONDO PLAT MAP  
 SANDPOINT, IDAHO

PAGE 11

WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 17, 2005

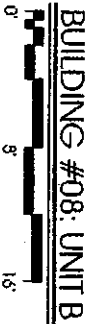
PHASE IV  
**SEASONS AT SANDPOINT**  
 SANDPOINT, IDAHO

PAGE 12

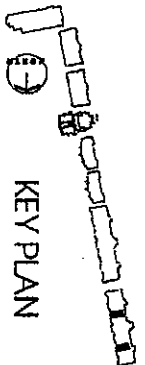


PHASE IV  
 UNIT TYPE B NUMBERS:  
 BUILDING # 8: 184  
 BUILDING # 8: 284  
 BUILDING # 8: 384  
 BUILDING # 8: 484  
 BUILDING # 8: 189  
 BUILDING # 8: 289  
 BUILDING # 8: 389  
 BUILDING # 8: 489

UNIT TYPE B AREAS:  
 UNIT TYPE B 1422 S.F.  
 UNIT TYPE B - BALCONY 170 S.F.  
 TOTAL 1594 S.F.



1/2" = 1'-0" MEY PRINTED AT 8.5 X 11

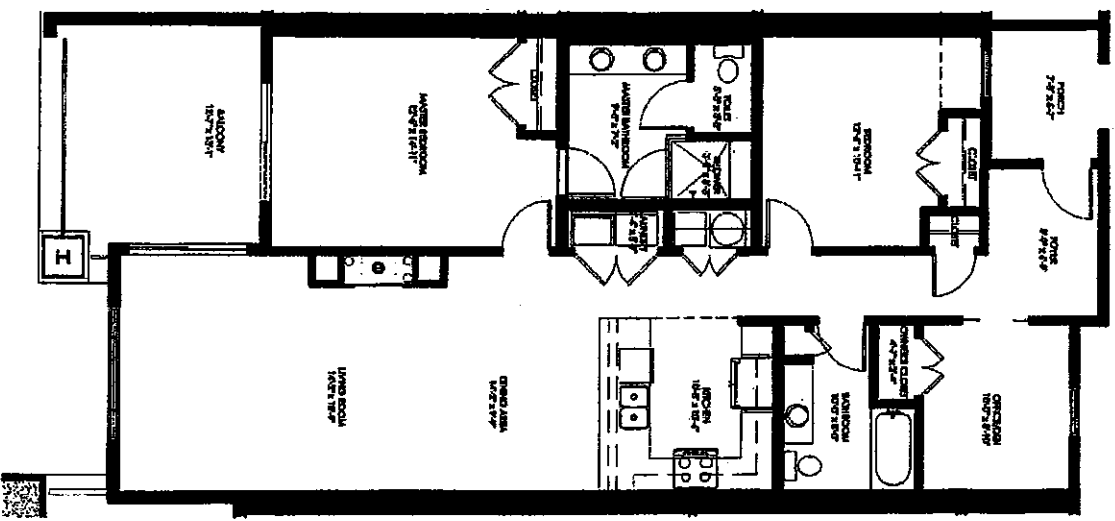


Disclaimer: A study of the floor plan for the purpose of the construction and also not to be used for any other purpose. The architect is not responsible for the construction of the building. The architect is not responsible for the construction of the building. The architect is not responsible for the construction of the building.

**WALTON H. CHANCEY & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: June 22, 2006



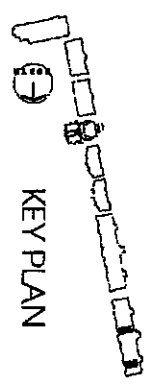
PHASE IV  
SEASONS AT SANDPOINT  
SANDPOINT, IDAHO  
PAGE 14



- PHASE IV  
UNIT TYPE B1 NUMBERS:
- BUILDING # 8: 185
  - BUILDING # 8: 285
  - BUILDING # 8: 385
  - BUILDING # 8: 485
  - BUILDING # 8: 1810
  - BUILDING # 8: 2810
  - BUILDING # 8: 3810
  - BUILDING # 8: 4810

UNIT TYPE B1 AREAS:

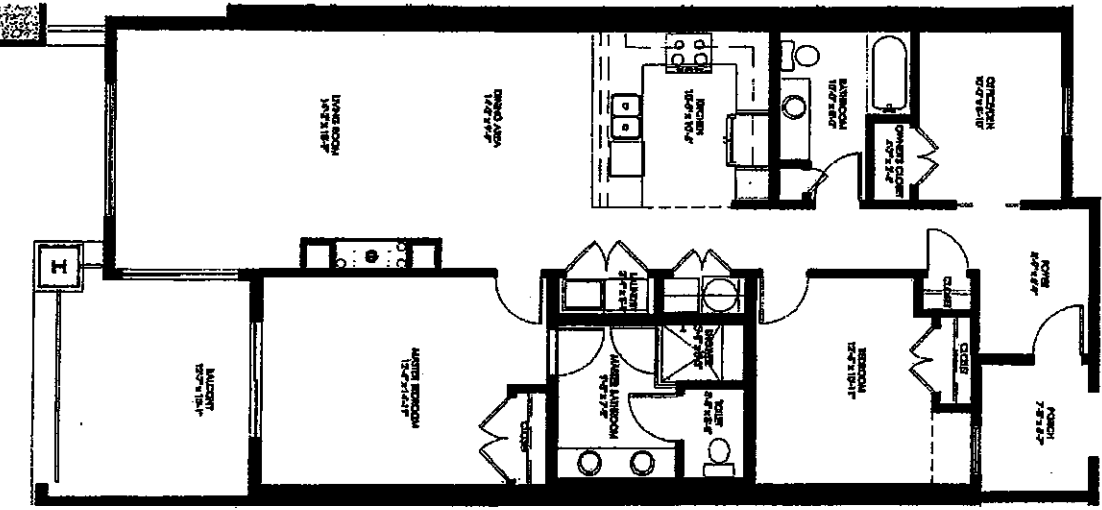
UNIT TYPE B1	1390 S.F.
UNIT TYPE B1 - BALCONY	170 S.F.
TOTAL	1560 S.F.



**KEY PLAN**

Disclaimer: No warranty is made by the Architect or any other person for the use of the information contained in this document. The information contained herein is based on the information provided by the client. The Architect assumes no liability for the use of the information contained herein for any purpose other than that intended by the client. The Architect's services are limited to the design and construction of the building and do not include the design of the building's interior or the design of the building's exterior.

**WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.**  
Printed June 22, 2006



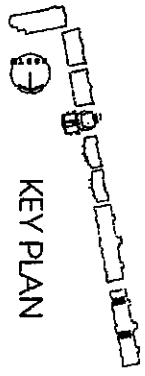
PHASE IV  
SEASONS AT SANDPOINT  
CONDOPAT MAP  
SANDPOINT, IDAHO  
PAGE 15

- PHASE IV  
UNIT TYPE B1-R NUMBERS:  
BUILDING # 8: 182  
BUILDING # 8: 382  
BUILDING # 8: 482  
BUILDING # 8: 187  
BUILDING # 8: 287  
BUILDING # 8: 387  
BUILDING # 8: 487

- UNIT TYPE B1-R AREAS:  
UNIT TYPE B1-R 1390 S.F.  
UNIT TYPE B1-R - BALCONY 170 S.F.  
TOTAL 1560 S.F.



3/32" = 1'-0" WHEN PRINTED AT 23 X 11



KEY PLAN

Disclaimer: Issuance of this Plan is not intended to constitute an offer or any other financial product. The information contained herein is for informational purposes only and does not constitute an offer or any other financial product. It is not intended to be used as a basis for investment decisions. The information contained herein is subject to change without notice. The information contained herein is not intended to be used as a basis for investment decisions. The information contained herein is not intended to be used as a basis for investment decisions.

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: June 22, 2006



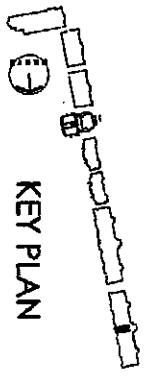




PHASE IV  
 UNIT TYPE C NUMBERS:  
 BUILDING # 8: 286  
 BUILDING # 8: 485

UNIT TYPE C AREAS:

UNIT TYPE C - LOWER LEVEL	1172 S.F.
UNIT TYPE C - UPPER LEVEL	946 S.F.
UNIT TYPE C - BALCONY	340 S.F.
TOTAL	2458 S.F.



KEY PLAN

PHASE IV  
**SEASONS CONDO PLAT MAP**  
 SEASONS AT SANDPOINT  
 SANDPOINT, IDAHO Page 17

Portion of building of the new work, the design thereof or portion of the Condominium Map Map and described in the Supplemental Declaration of Condominiums, as amended, is hereby approved by the Board of Directors of Seasons at Sandpoint, Inc., the "Developer," in accordance with the provisions of the Declaration of Condominiums, the Condominium Form/Plan/Map/Book described in the Declaration of Condominiums and/or those of any other unit described in the Supplemental Declaration, shall be and the Condominium Map Map.

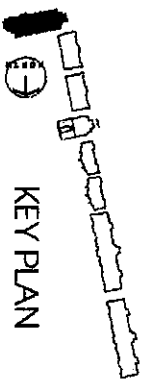
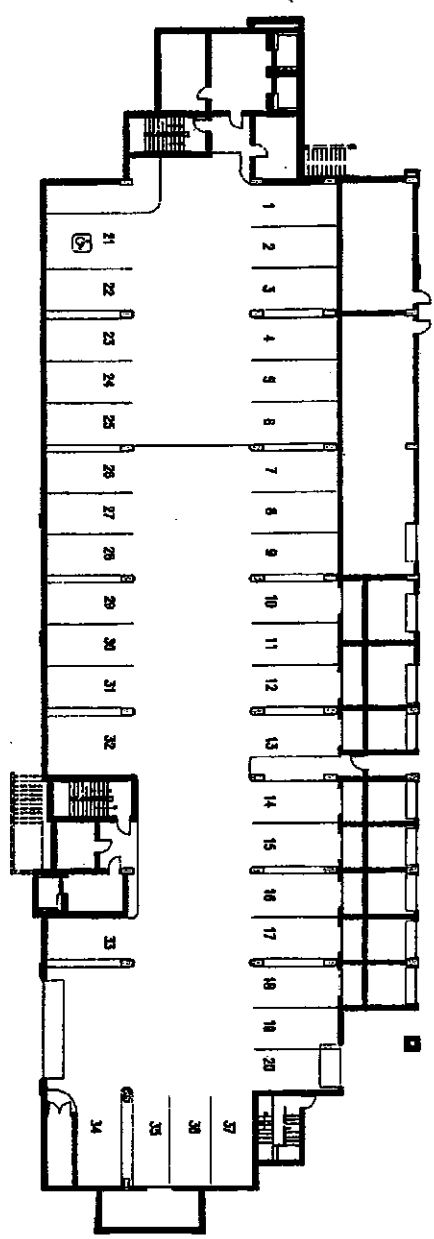
**WALTON H. CHANCEY**  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: August 18, 2005

**EXHIBIT D**

**Phase V**

**Condominium Plat Map**





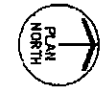
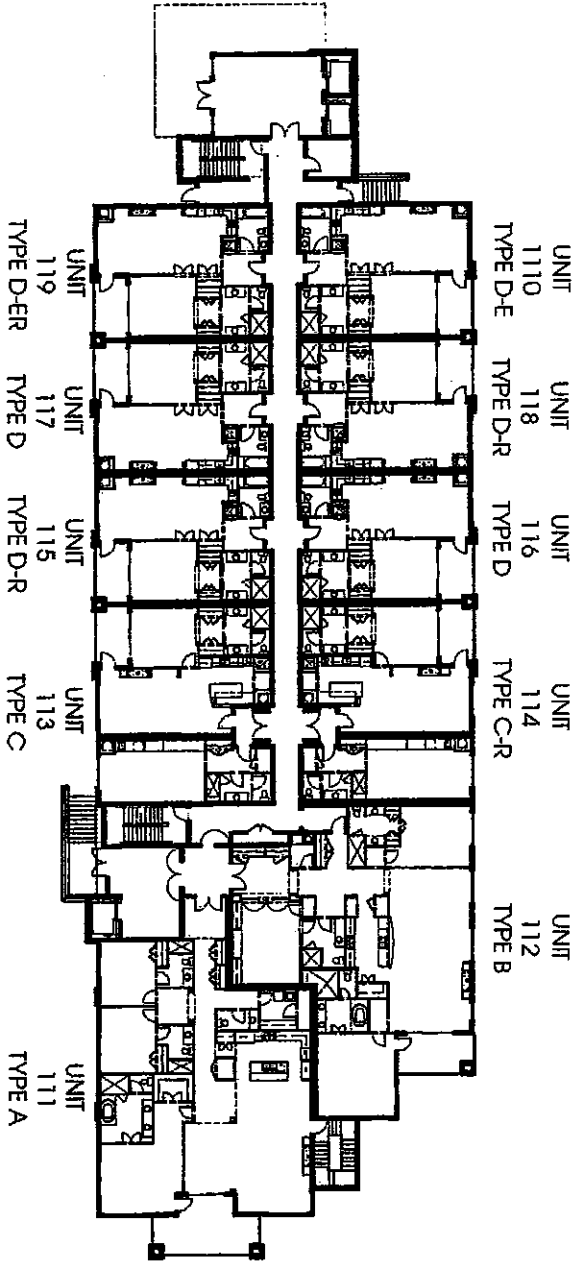
KEY PLAN

PHASE V  
**SEASONS CONDO PLAT MAP**

SEASONS AT SANDPOINT  
 KIVI, IDAHO  
 PAGE 02

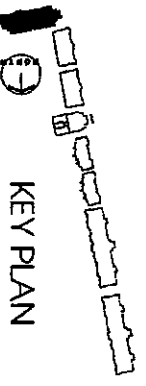
Document is a summary of the site and lot lines from the City of Sandpoint. The map and documents are subject to the approval of the City of Sandpoint and the Board of Public Works. The City of Sandpoint is not responsible for the accuracy of the information contained herein. The City of Sandpoint is not responsible for the accuracy of the information contained herein. The City of Sandpoint is not responsible for the accuracy of the information contained herein.

**WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.**  
 Printed: June 30, 2006



**BUILDING #01: FLOOR PLAN LEVEL 1 (ENTRY LEVEL)**

1" = 40' WHEN PRINTED AT 8.5 X 11"



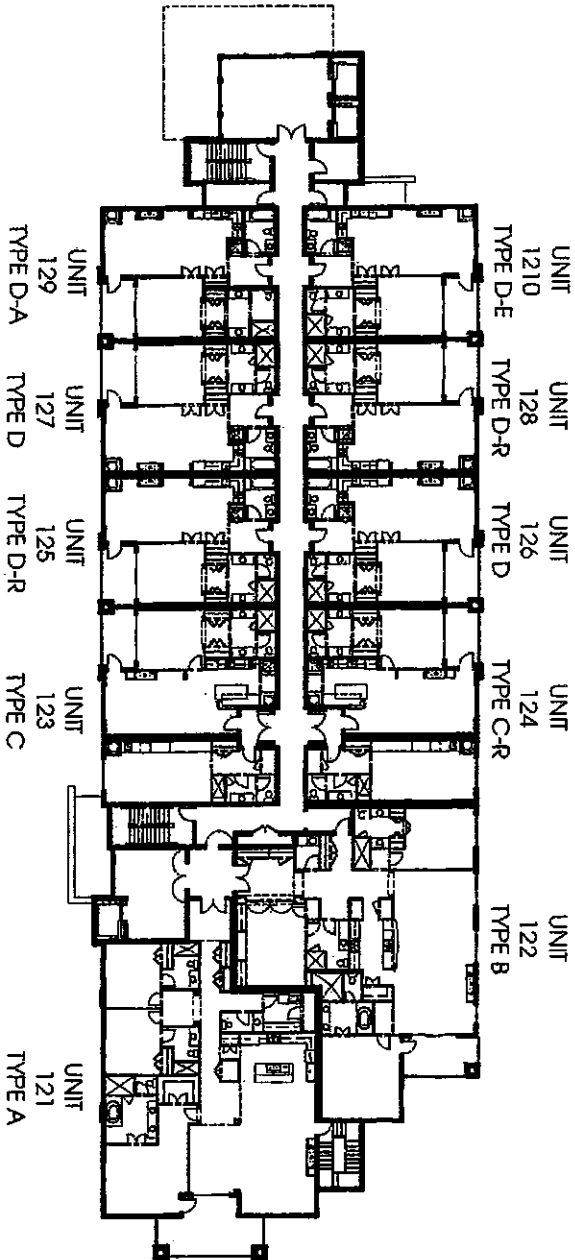
**KEY PLAN**

**PHASE V  
SEASONS AT SANDPOINT  
CONDO PLAT MAP**

SEASONS AT SANDPOINT  
SINT, IDAHO  
PAGE 03

Disclaimer: A number of the items on this floor plan are shown on the Condominium Plat Map and described in the Supplemental Declaration to Condominium and Exhibit A to serve as the condominium form of sale and ownership. It is the purchaser's responsibility to read the Condominium Plat Map, the Supplemental Declaration to Condominium and Exhibit A, the Declaration of Condominium, and the Declaration of Condominium. The Declaration for unit 1101 is not shown on this floor plan. The Declaration for unit 1101 is not shown on this floor plan. The Declaration for unit 1101 is not shown on this floor plan. The Declaration for unit 1101 is not shown on this floor plan.

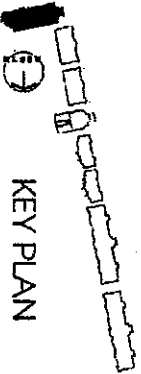
**WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.**  
Printed: June 30, 2006



**BUILDING #01: FLOOR PLAN LEVEL 2**

0' 20' 40'

1" = 40' (NOT PRINTED AT 1/8" X 11")



KEY PLAN

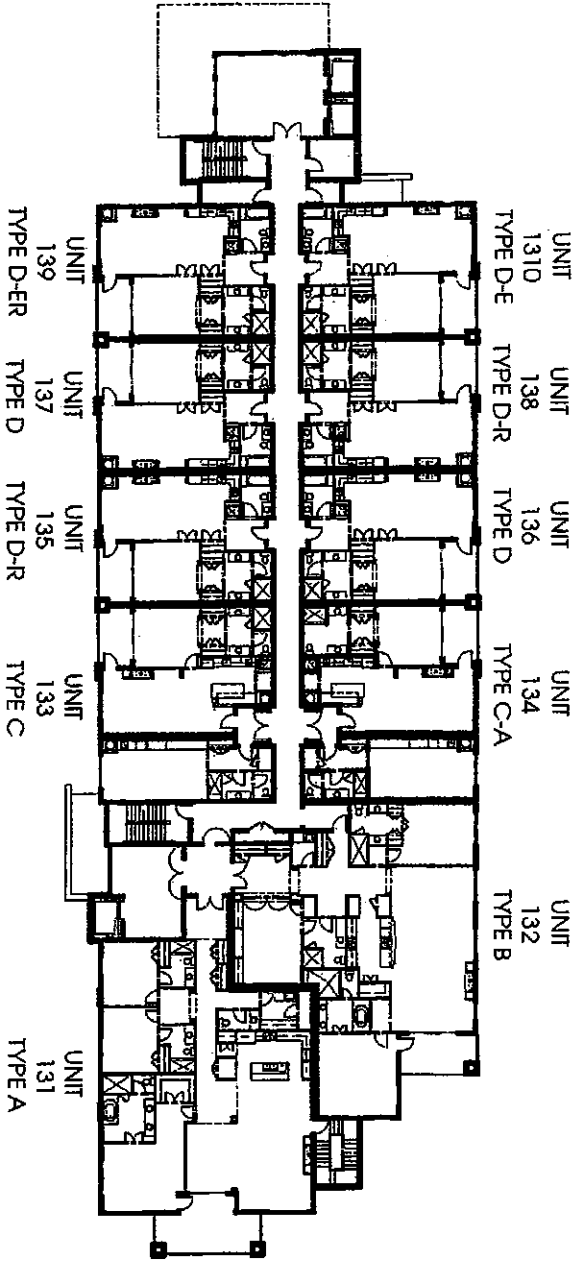
PHASE V  
SEASONS AT SANDPOINT

# SEASONS AT SANDPOINT CONDO PLAT MAP

PHASE 04

Disclaimer: The accuracy of this plan and the information shown on this plan is based on the information provided by the applicant. The architect is not responsible for the accuracy of the information provided by the applicant. The architect is not responsible for the accuracy of the information provided by the applicant. The architect is not responsible for the accuracy of the information provided by the applicant.

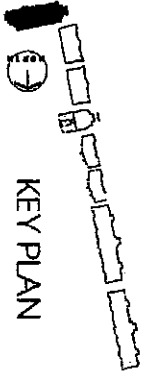
PHASE V  
 SEASONS AT SANDPOINT  
 COND. IDAHO  
 PAGE 06



**BUILDING #01: FLOOR PLAN LEVEL 3**



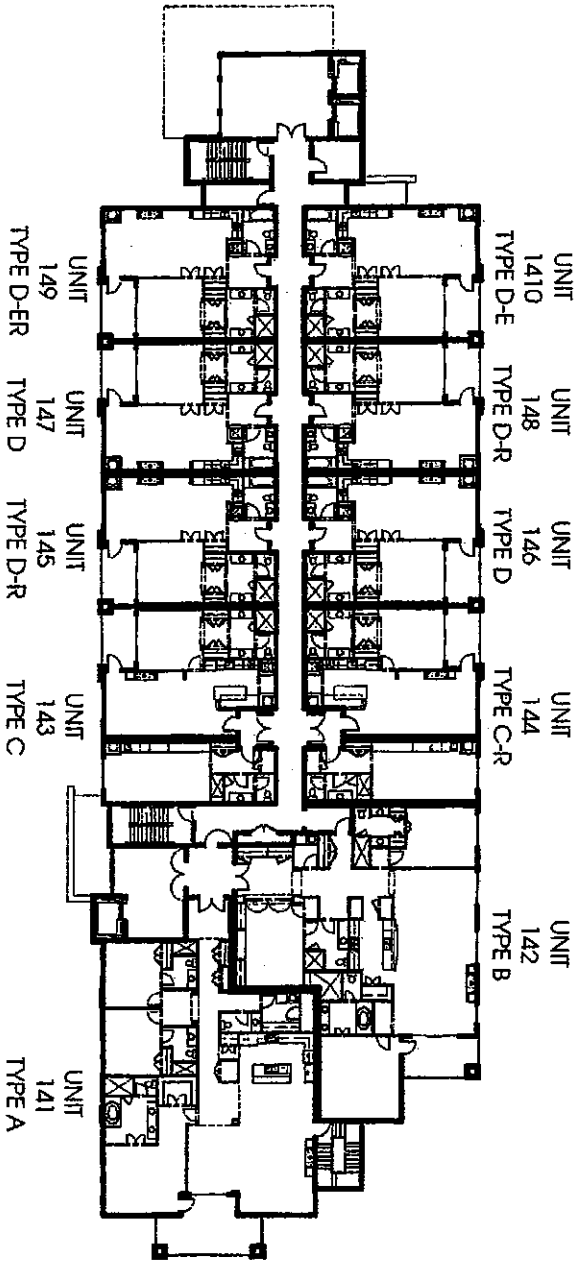
1" = 40' (NOT DRAWN AT 1/8" X 11")



**KEY PLAN**

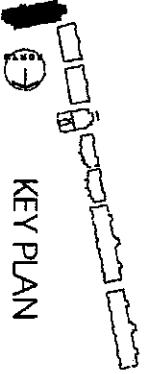
Disclaimer: In accordance with the provisions of the Idaho Condominium Act, the developer of this project, Seasons at Sandpoint, Inc., is not responsible for the accuracy of the information contained in this plan. The information is provided for informational purposes only and does not constitute a contract. The information is provided as is, without warranty of any kind, express or implied, including but not limited to the accuracy, completeness, or reliability of the information. The information is provided for informational purposes only and does not constitute a contract. The information is provided as is, without warranty of any kind, express or implied, including but not limited to the accuracy, completeness, or reliability of the information.





BUILDING #01: FLOOR PLAN LEVEL 4

1" = 40' WHEN PRINTED AT 8.5 X 11"

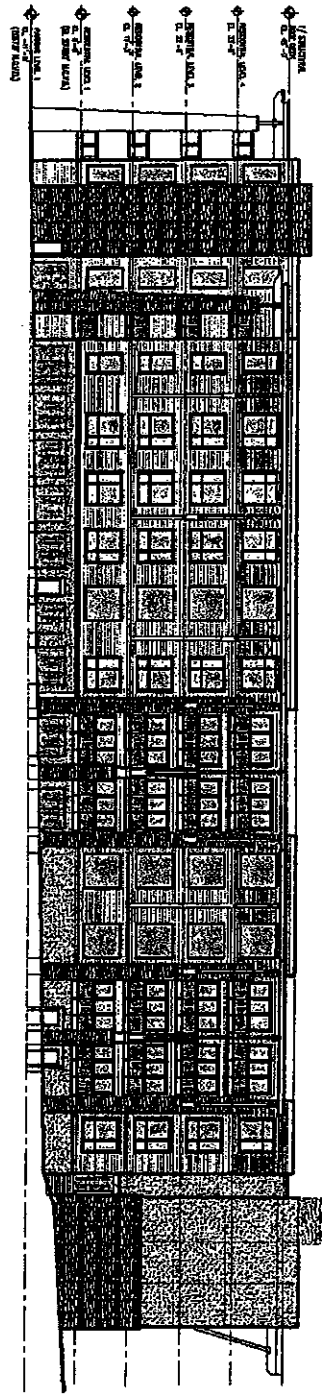


KEY PLAN

PHASE V  
SEASONS AT SANDPOINT PLAT MAP

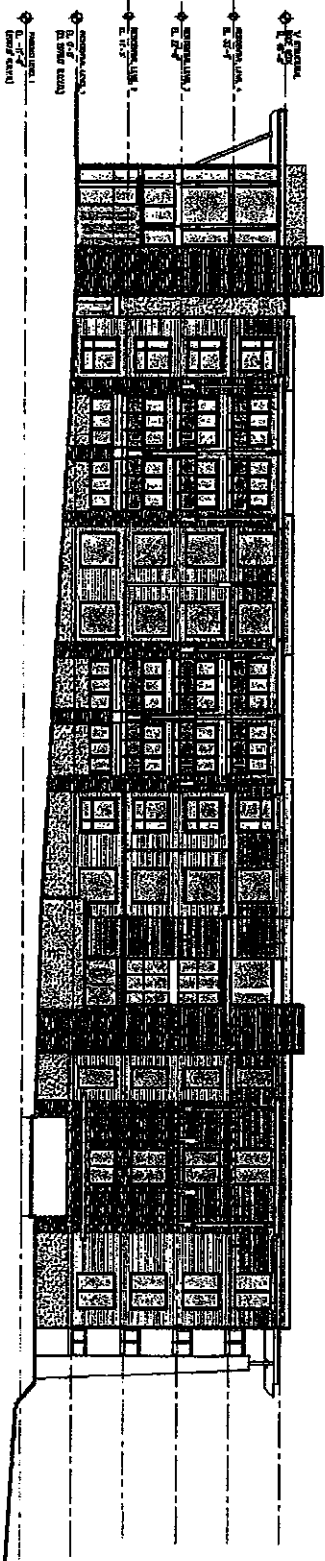
SEASONS AT SANDPOINT  
SANDPOINT, IDAHO PAGE 08

Disclaimer: A knowledge of the law only the floor plan is shown on the Condominium Plat Map and described in the Appendix to the Declaration of Condominium and should be read in conjunction with the Declaration of Condominium and the Appendix to the Declaration of Condominium. The floor plan is not intended to be a substitute for the Declaration of Condominium, the Appendix to the Declaration of Condominium, or the Condominium Plat Map. The floor plan is not intended to be a substitute for the Declaration of Condominium, the Appendix to the Declaration of Condominium, or the Condominium Plat Map.



BUILDING #01: NORTH ELEVATION

1" = 40' WHEN PRINTED AT 3.5 X 11



BUILDING #01: SOUTH ELEVATION

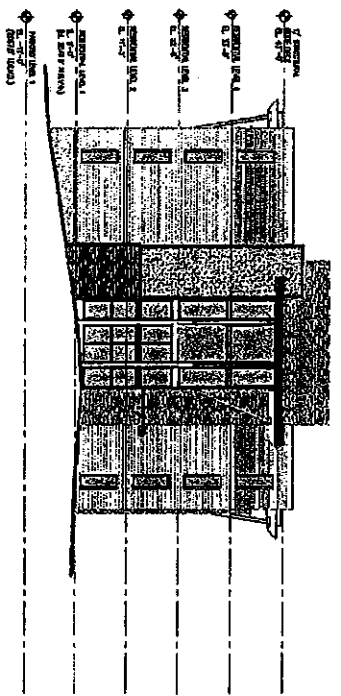
1" = 40' WHEN PRINTED AT 3.5 X 11

# PHASE V SEASONS AT SANDPOINT CONDO PLAT MAP

SEASONS AT SANDPOINT  
SANDPOINT, IDAHO PAGE 07

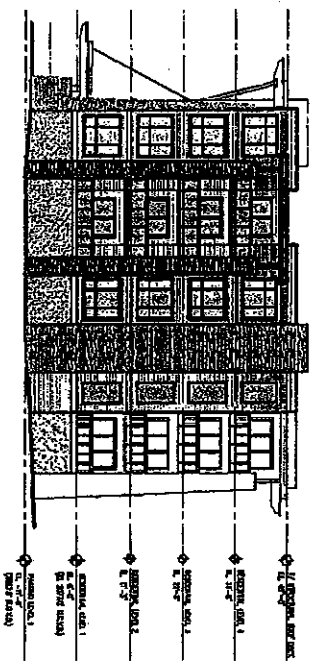
Disclaimer: This drawing is for informational purposes only. It is not intended to be used as a legal document. The information contained herein is based on the records of the County of Blaine, Idaho, and is subject to change without notice. The information is provided for your information only and does not constitute an offer of insurance or any other financial product. Please consult your insurance agent for more information.

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: June 30, 2006



BUILDING #01: WEST ELEVATION

1" = 40' HORIZ. DIMENSIONS AT 1/8" X 11"



BUILDING #01: EAST ELEVATION

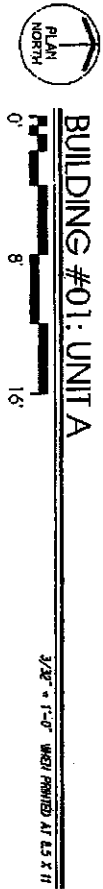
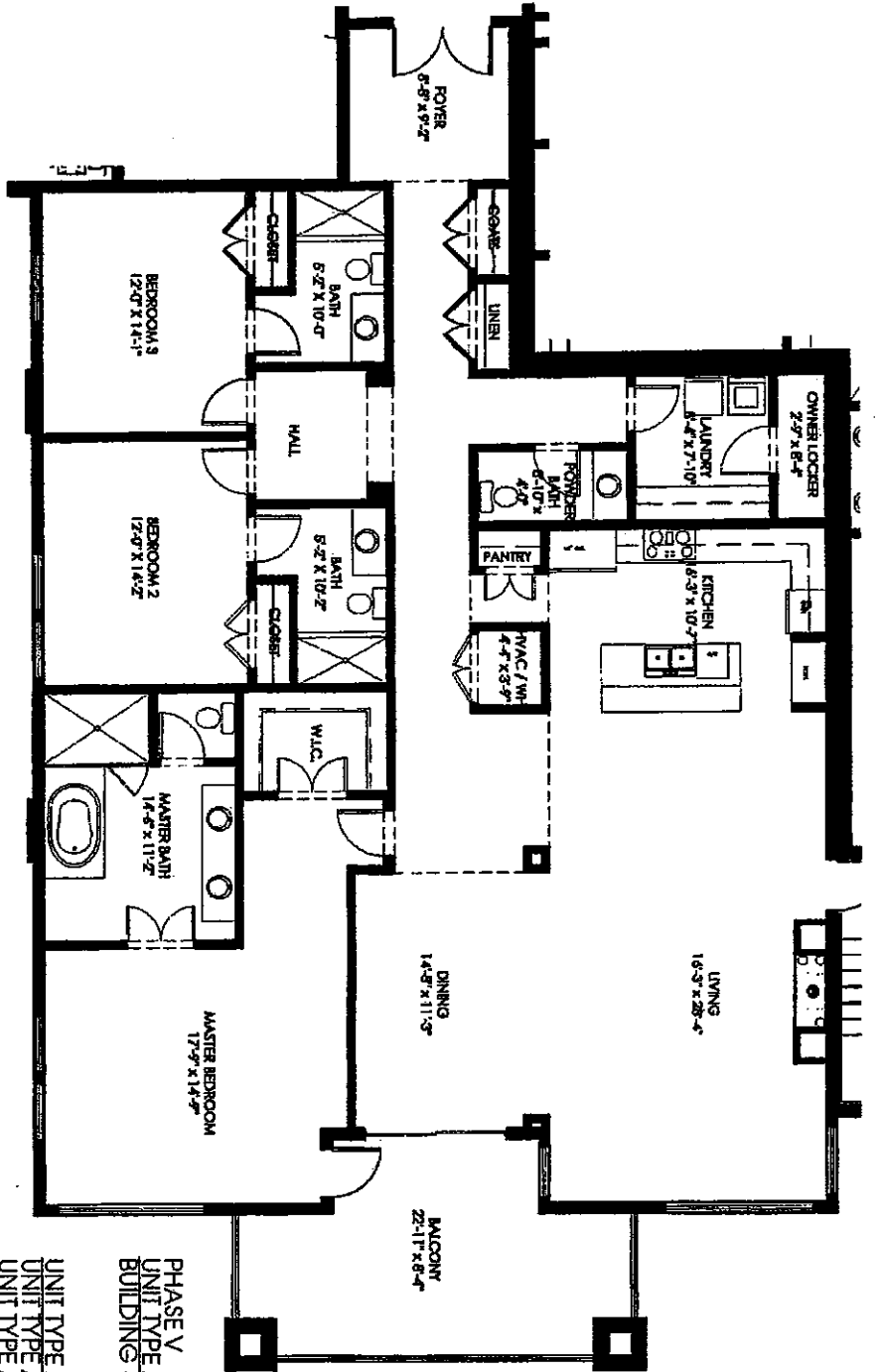
1" = 40' HORIZ. DIMENSIONS AT 1/8" X 11"



PHASE V  
SEASONS AT SANDPOINT  
CINT. IDAHO PAGE 08

# SEASONS CONDO PLAT MAP

Due to the complexity of the project, the Project Sponsor has retained the Consultant to prepare the preliminary site plan and preliminary plat map. The Consultant's work is limited to the preparation of the preliminary site plan and preliminary plat map. The Consultant does not warrant the accuracy of the information provided in this preliminary site plan and preliminary plat map. The Consultant's work is limited to the preparation of the preliminary site plan and preliminary plat map. The Consultant does not warrant the accuracy of the information provided in this preliminary site plan and preliminary plat map.



KEY PLAN

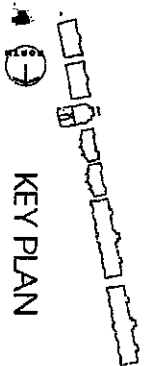
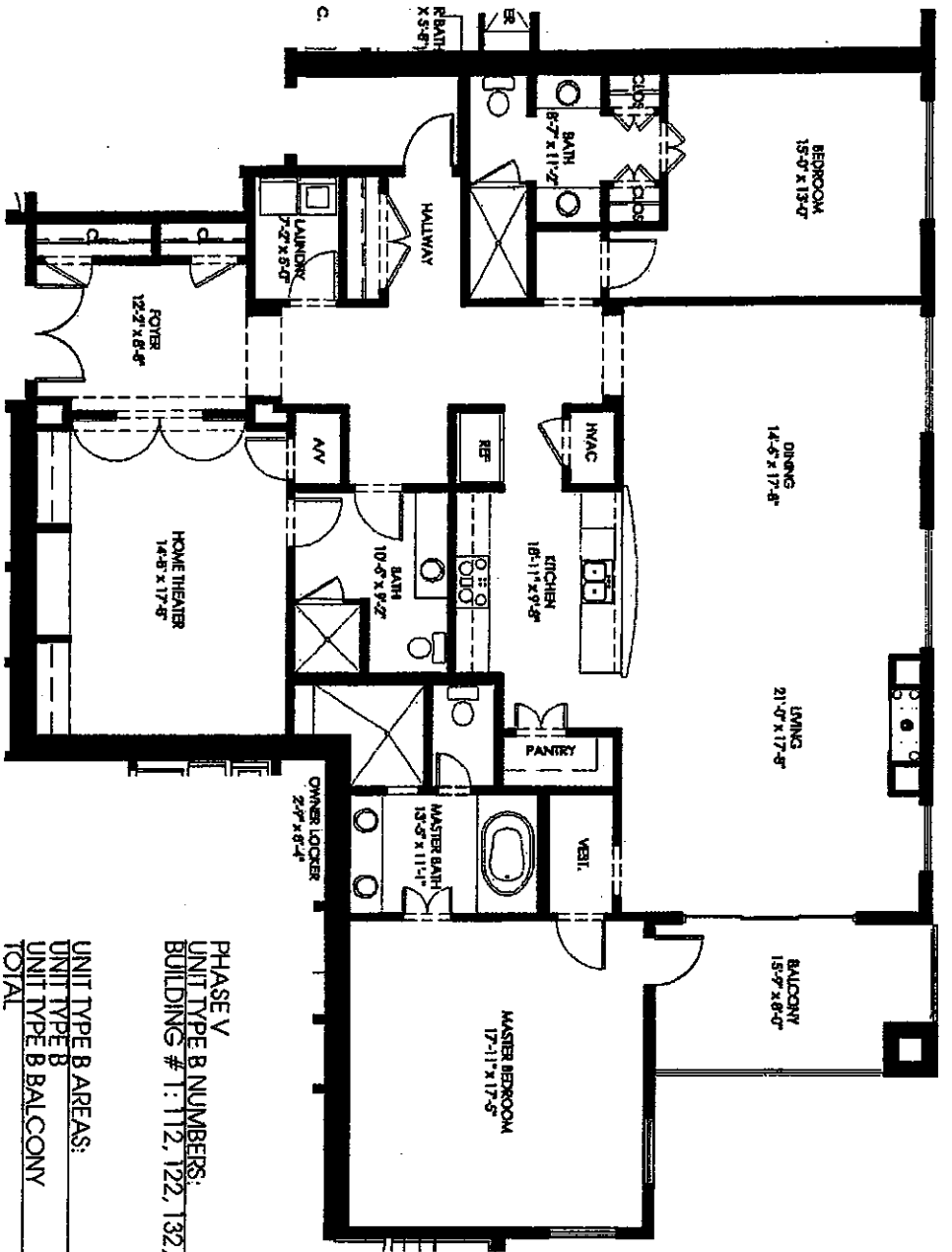
PHASE V  
UNIT TYPE A NUMBERS:  
BUILDING # 1: 111, 121, 131, 141

UNIT TYPE A AREAS:

UNIT TYPE A	2519 S.F.
UNIT TYPE A BALCONY	233 S.F.
TOTAL	2752 S.F.

PHASE V  
SEASONS AT SANDPOINT  
CONDO PLAT MAP  
BOYNT, IDAHO  
PAGE 08

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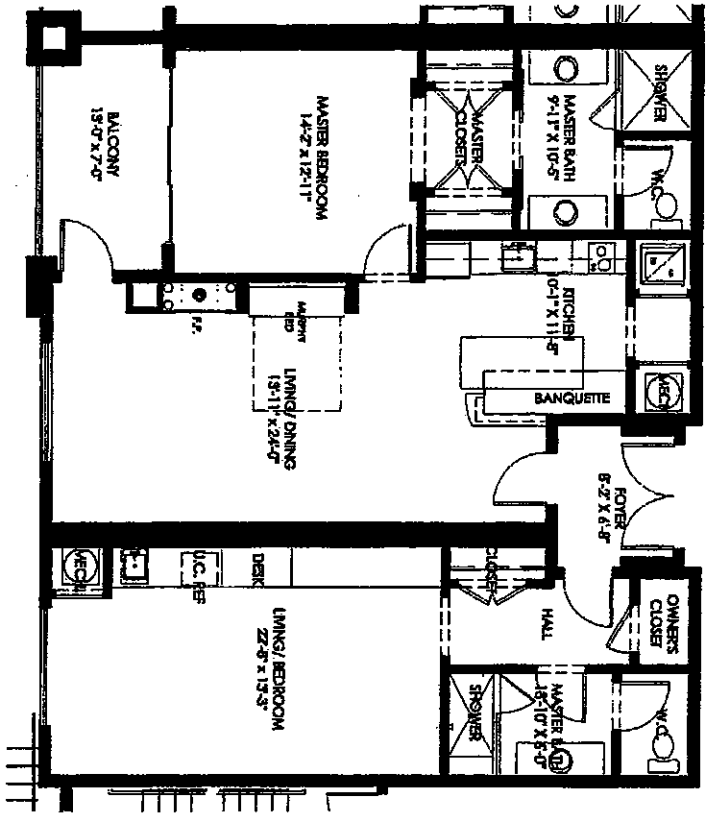
PHASE V  
 UNIT TYPE B NUMBERS:  
 BUILDING # 1: 112, 122, 132, 142

UNIT TYPE B AREAS:  
 UNIT TYPE B 2502 S.F.  
 UNIT TYPE B BALCONY 130 S.F.  
 TOTAL 2633 S.F.

PHASE V  
 SEASONS AT SANDPOINT  
 CONDO PLAT MAP

SEASONS AT SANDPOINT  
 SA, CINT, IDAHO PAGE 10

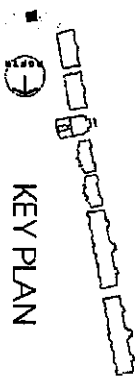
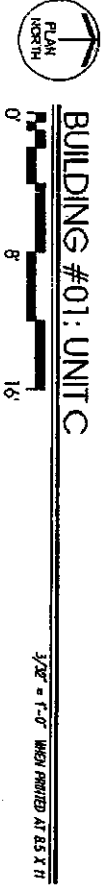
Document is being used for the purpose of the Construction of the Unit and is not to be used for any other purpose. The Architect is not responsible for the construction of the Unit. The Contractor is responsible for the construction of the Unit. The Architect is not responsible for the construction of the Unit. The Contractor is responsible for the construction of the Unit. The Architect is not responsible for the construction of the Unit. The Contractor is responsible for the construction of the Unit.



PHASE V  
 UNIT TYPE C NUMBERS:  
 BUILDING # 1: 113, 123, 133, 143

UNIT TYPE C AREAS:

UNIT TYPE C	1394 S.F.
UNIT TYPE C BALCONY	88 S.F.
TOTAL	1482 S.F.

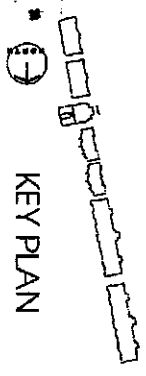
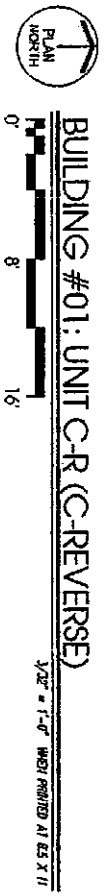
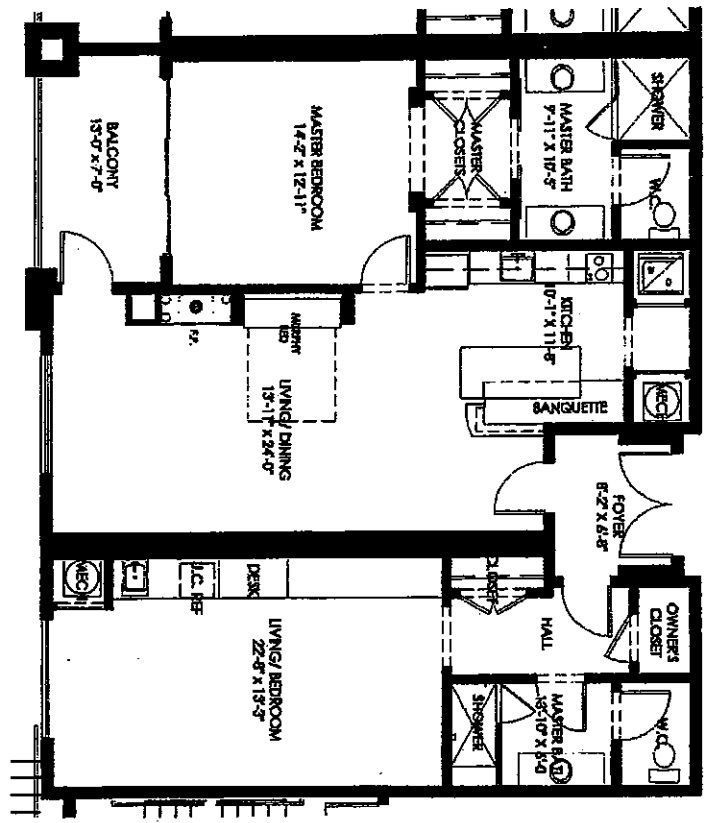


KEY PLAN

PHASE V  
 SEASONS CONDO PLAT MAP

SEASONS AT SANDPOINT  
 INTL, IDAHO PAGE 11

Disclaimer: Readability of this map may be affected by the presence of the Condominium Plan and described in the Supplemental Documents to Condominium and shall be as to any of the considerations herein and hereby for the purposes of the Idaho Condominium Property Act, Title 55, Chapter 15, Idaho Code. Pursuant to the provisions of the Condominium Act, the Developer reserves the right to amend, modify, alter, or otherwise change the Condominium Plan, and these drawings shall be subject to the Supplemental Documents, Book 1 and the Condominium Plan.



PHASE V  
 UNIT TYPE C-R NUMBERS:  
 BUILDING # 1: 114, 124, 124

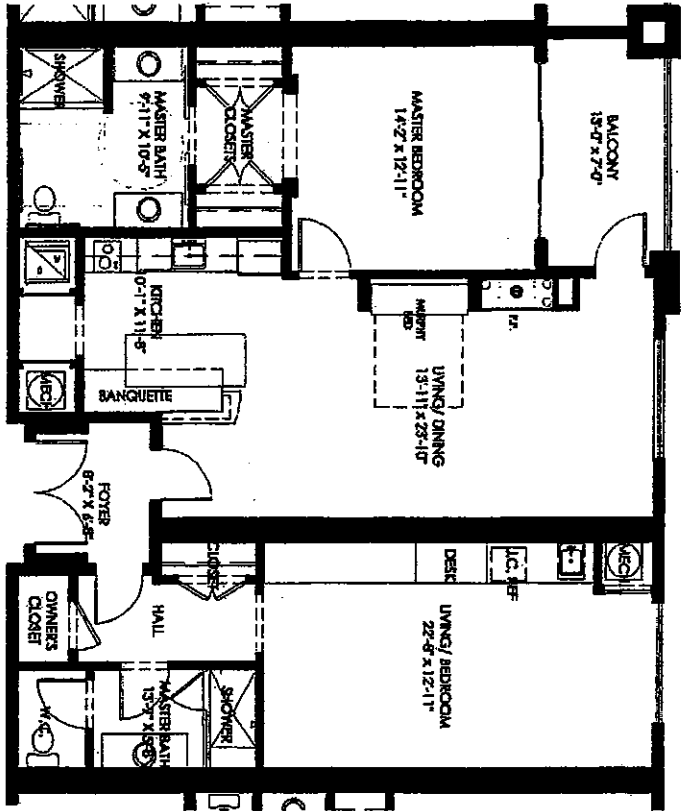
UNIT TYPE C-R AREAS:	
UNIT TYPE C-R	1387 S.F.
UNIT TYPE C-R BALCONY	88 S.F.
TOTAL	1470 S.F.

PHASE V  
 SEASONS AT SANDPOINT CONDO PLAT MAP

SANDPOINT, IDAHO PAGE 12

Developer's liability of the site and the Phase V property is shown on the Condominium Plat Map and described in the Supplemental Declaration to Condominium Property Act. It is intended to serve as the construction form of unit ownership. In the absence of the site Condominium Property Act, the 55 Chapter 15 Idaho Code, Plaintiff to Plaintiff's rights under the Declaration of Condominium, the Declaration has not been filed. The site is not subject to the Declaration of Condominium, and Phase V new units of which it is described in the Supplemental Declaration, Exhibit A and the Condominium Plat Map.

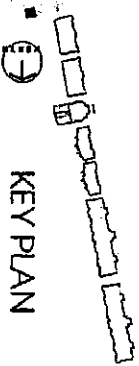
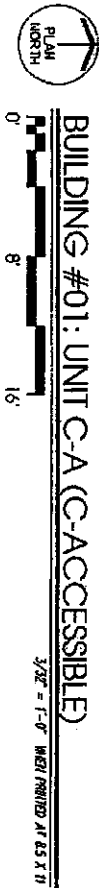
WALTON H. CHANCEY  
 & ASSOCIATES ARCHITECTS, P.A.  
 Printed: June 30, 2006



PHASE V  
 UNIT TYPE C-A NUMBERS:  
 BUILDING # 1: 134

UNIT TYPE C-A AREAS:

UNIT TYPE C-A	1382 S.F.
UNIT TYPE C-A - BALCONY	88 S.F.
TOTAL	1470 S.F.



KEY PLAN

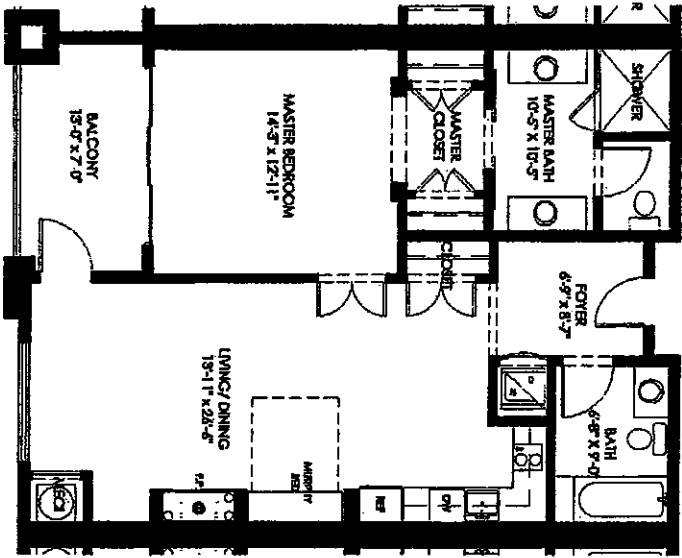
PHASE V  
 SEASONS CONDO PLAT MAP

SEASONS AT SANDPOINT  
 CINT, IDAHO

PAGE 11

Developer is authorized to file this plat with the Idaho Department of Lands and the Idaho Department of Health and Welfare, and to accept the construction form and ordinance for the purposes of the Idaho Department of Health and Welfare Act, 39B-5, Chapter 15, Idaho Code, provided that the Department of Lands and the Department of Health and Welfare are notified in writing of the filing of this plat and the Department of Lands and the Department of Health and Welfare are notified in writing of the filing of this plat and the Department of Health and Welfare are notified in writing of the filing of this plat.

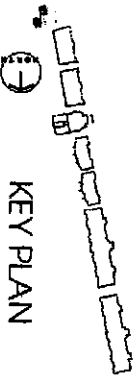
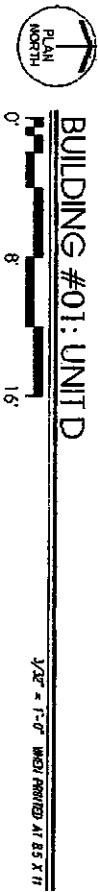




PHASE V  
UNIT TYPE D NUMBERS:  
BUILDING # 1: 116, 117, 110, 126,  
127, 1210, 136, 137,  
1310, 146, 147, 1410

UNIT TYPE D AREAS:

UNIT TYPE D	905 S.F.
UNIT TYPE D BALCONY	88 S.F.
TOTAL	993 S.F.

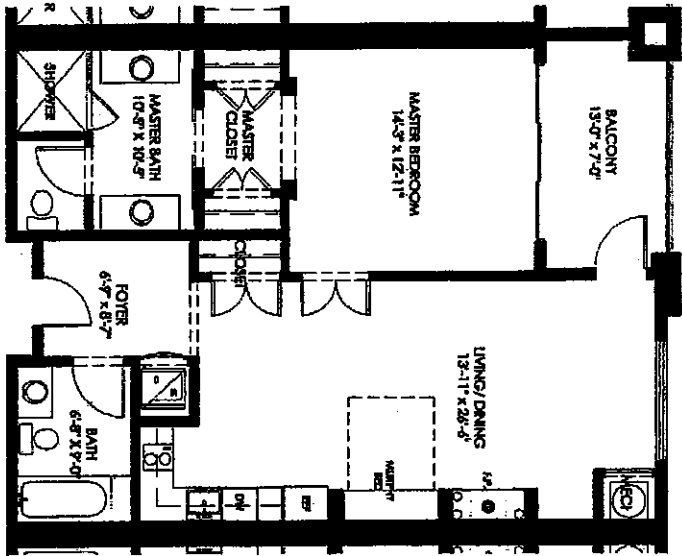


KEY PLAN

PHASE V  
SEASONS AT SANDPOINT CONDO PLATMAP

SEASONS AT SANDPOINT  
WINNI, IDAHO PAGE 14

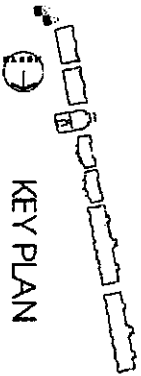
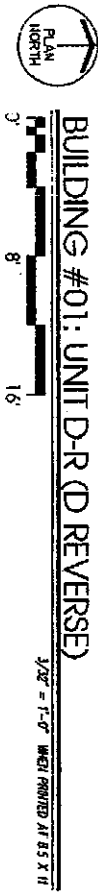
Disclaimer: It is the responsibility of the Buyer to verify the accuracy of the information provided in this platmap. The Buyer is advised that the information provided in this platmap is based on the information provided by the Developer and is not intended to constitute a warranty or representation of any kind. The Buyer is advised that the information provided in this platmap is not intended to constitute a warranty or representation of any kind. The Buyer is advised that the information provided in this platmap is not intended to constitute a warranty or representation of any kind.



PHASE V  
UNIT TYPE D-R NUMBERS:  
BUILDING # 1: 115, 118, 119, 125,  
128, 135, 138, 139,  
145, 148, 149

UNIT TYPE D-R AREAS:

UNIT TYPE D-R	905 S.F.
UNIT TYPE D-R BALCONY	88 S.F.
TOTAL	993 S.F.

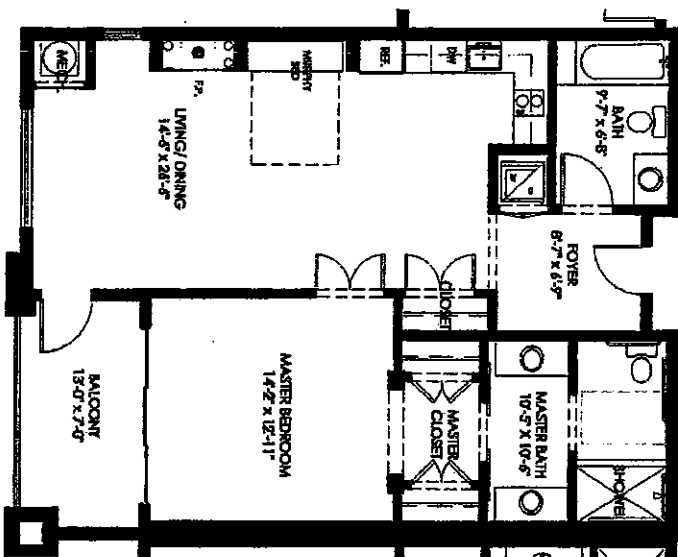


PHASE V  
SEASONS AT SANDPOINT  
CONDO PLAT MAP

SEASONS AT SANDPOINT  
MAY 15

Discussed & identified at the time of the Phase V property acquisition by Condominium Plat Map and described in the Supplemental Declaration to Condominium and Plat Map. It is the responsibility of the owner to verify the accuracy of the information provided in this Declaration. The information is provided for informational purposes only and does not constitute a warranty. The information is provided for informational purposes only and does not constitute a warranty. The information is provided for informational purposes only and does not constitute a warranty.

WALTON H. CHANCEY  
& ASSOCIATES ARCHITECTS, P.A.  
Printed: June 30, 2006

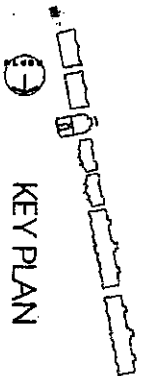


PHASE V  
 UNIT TYPE D-A NUMBERS:  
 BUILDING # 1: 129

UNIT TYPE D-A AREAS:	927 S.F.
UNIT TYPE D-A	88 S.F.
UNIT TYPE D-A BALCONY	1015 S.F.
TOTAL	



BUILDING #01 - UNIT D-A (D-ACCESSIBLE)



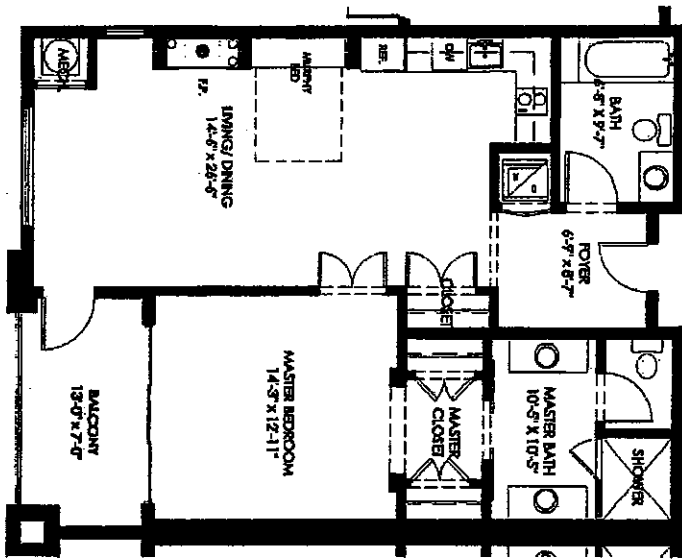
KEY PLAN

PHASE V  
 SEASONS AT SANDPOINT CONDO PLAT MAP

SEASONS AT SANDPOINT  
 UNIT, IDAHO  
 PAGE 18

Declaration is a listing of the floor and the floor (Type) as shown on the Condominium Plat Map and described in the Supplemental Declaration to Condominium and shall also serve as the consideration form of record owned by the purchaser of the Unit. Condominium Plat Map, Act No. 55, October 15, 1990, Ord. Amend to Plat Declaration, 1994 under the jurisdiction of Ordination, the Declaration has been filed (an original described in the Declaration of Condominium, and from whom consists of what is described in the Supplemental Declaration, Exhibit A and the Condominium Plat Map.



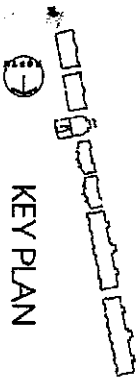


PHASE V  
 UNIT TYPE D-ER NUMBERS:  
 BUILDING # 1: 119, 139, 149

UNIT TYPE D-ER AREAS:	
UNIT TYPE D-ER	927 S.F.
UNIT TYPE D-ER BALCONY	88 S.F.
TOTAL	1015 S.F.



BUILDING #01: UNIT D-ER (D END UNIT, REVERSE)



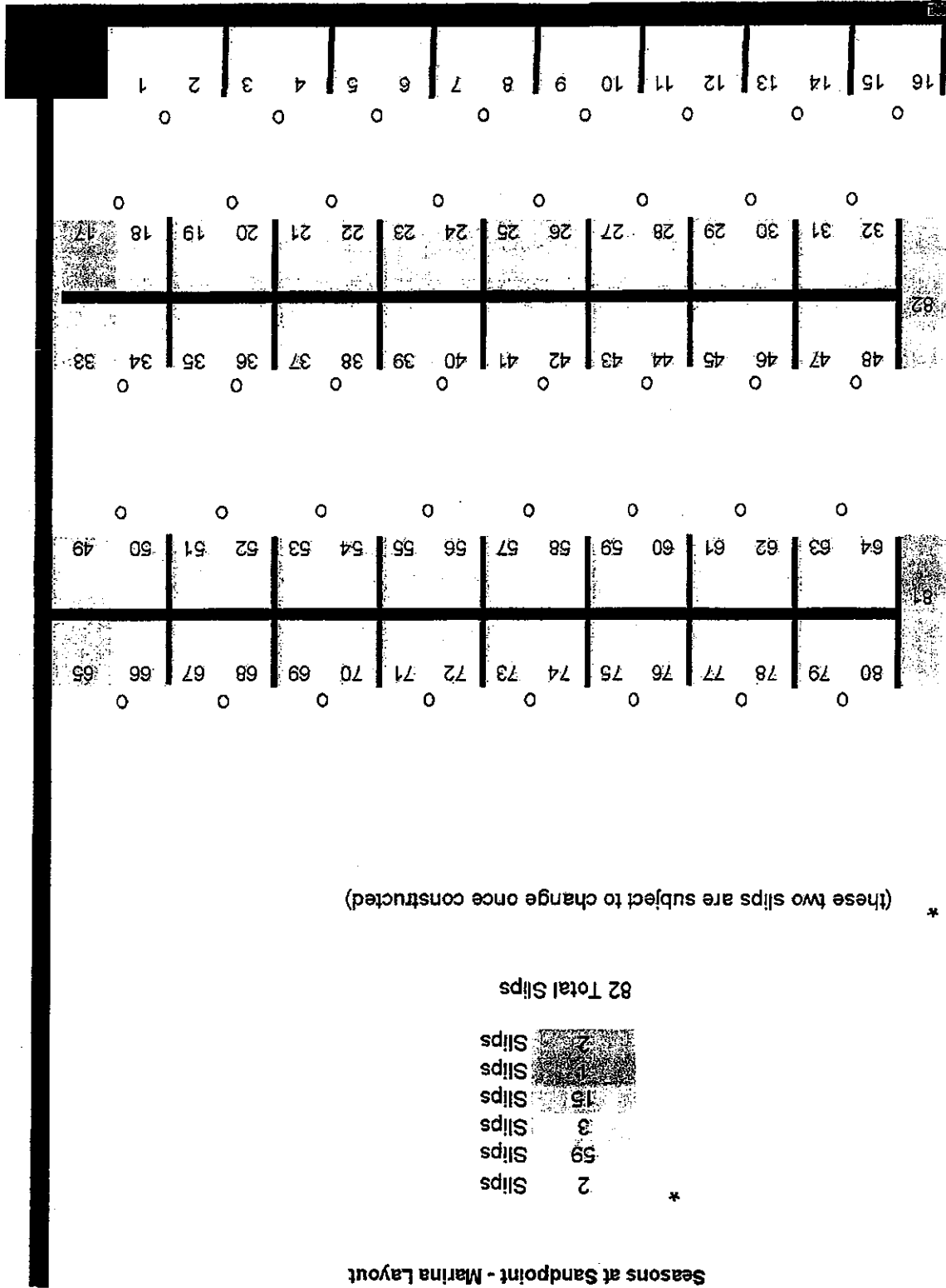
KEY PLAN

Revised: 1/20/06  
 The information on this drawing is based on the information that has been provided by the Applicant. The Applicant is responsible for the accuracy of the information provided. The information on this drawing is not to be used for any other purpose without the written consent of the Applicant. The information on this drawing is not to be used for any other purpose without the written consent of the Applicant. The information on this drawing is not to be used for any other purpose without the written consent of the Applicant.

PHASE V  
 SEASONS CONDO PLAT MAP

SEASONS AT SANDPOINT  
 SINTI, IDAHO PAGE 18

Pump out Station



\* (these two slips are subject to change once constructed)

Slips	2
Slips	1
Slips	15
Slips	3
Slips	59
Slips	2

Seasons at Sandpoint - Marina Layout

Boat Slips

**EXHIBIT F**