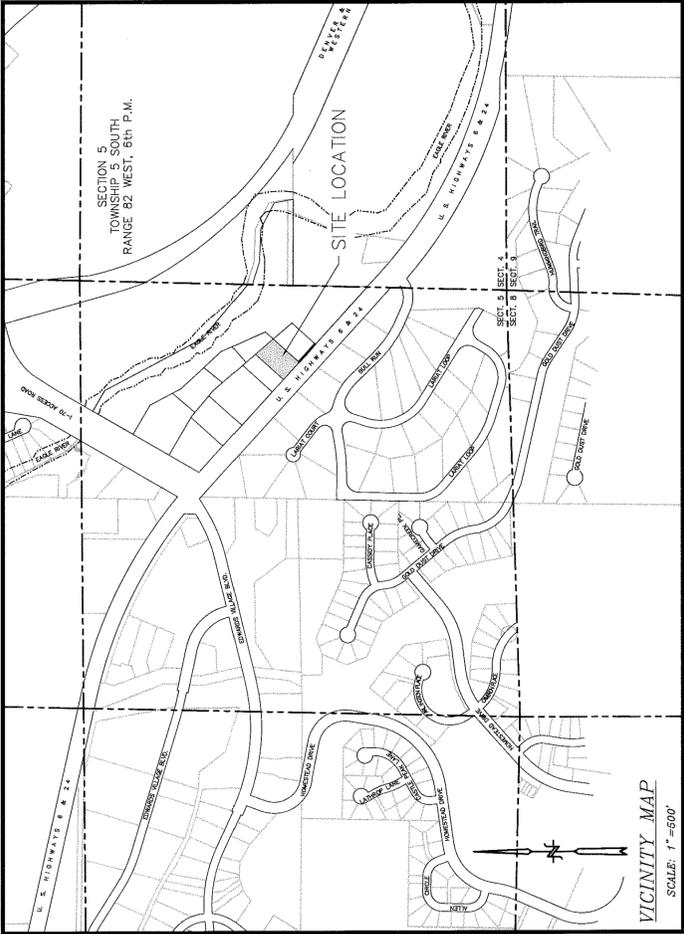


**AMENDED FINAL PLAT
RIVERWALK TOPAZ BUILDING CONDOMINIUMS
A RECONFIGURATION OF UNITS 0-205 AND 0-206
LOT 7, RIVERWALK AT EDWARDS-PHASE 5
COUNTY OF EAGLE, STATE OF COLORADO**



CERTIFICATE OF DEDICATION AND OWNERSHIP

KNOW ALL MEN BY THESE PRESENTS THAT EAGLE II DEVELOPERS, INC., A COLORADO CORPORATION AND AMORE CORPORATION, CO-OWNERS AND LIENHOLDERS OF ALL THAT REAL PROPERTY SITUATED IN EAGLE COUNTY, COLORADO DESCRIBED AS FOLLOWS:

CONDOMINIUM UNITS 0-205 AND 0-206, RIVERWALK TOPAZ BUILDING CONDOMINIUMS, ACCORDING TO THE CONDOMINIUM MAP THEREOF RECORDED MAY 28, 1997 IN BOOK 727 AT PAGE 842 UNDER RECEPTION No. 623805.

CONTAINING 1471.01 SQUARE FEET, MORE OR LESS; HAVE BY THESE PRESENTS LAID OUT, PLATTED AND SUBDIVIDED THE SAME INTO LOTS, BLOCKS AND CONDOMINIUM UNITS AS SHOWN ON THIS CONDOMINIUM MAP UNDER THE NAME AND STYLE OF:

AMENDED FINAL PLAT RIVERWALK TOPAZ BUILDING CONDOMINIUMS A RECONFIGURATION OF UNITS 0-205 AND 0-206 LOT 7, RIVERWALK AT EDWARDS-PHASE 5

A SUBDIVISION IN THE COUNTY OF EAGLE, AND DO HEREBY ACCEPT THE RESPONSIBILITY FOR THE COMPLETION OF REQUIRED IMPROVEMENTS; AND DO HEREBY DEDICATE AND SET APART ALL OF THE PUBLIC ROADS AND OTHER PUBLIC IMPROVEMENTS AND PLACES AS SHOWN ON THE ACCOMPANYING PLAT TO THE USE OF THE PUBLIC FOREVER; AND DO HEREBY DEDICATE THOSE PORTIONS OF SAID REAL PROPERTY WHICH ARE CREATED AS EASEMENTS, EASEMENTS, AND STREETS TO THE USE OF THE PUBLIC FOREVER; AND DO HEREBY GRANT THE RIGHT TO INSTALL AND MAINTAIN NECESSARY STRUCTURES TO THE ENTIRE RESPONSIBILITY FOR PROVIDING THE SERVICES FOR WHICH THE EASEMENTS ARE ESTABLISHED.

EXECUTED THIS 14 DAY OF May A.D., 2002

OWNER: EAGLE II DEVELOPERS, INC., A COLORADO CORPORATION

ADDRESS: 28 2nd ST., SUITE 0211 EDWARDS, CO 81632

BY: [Signature]

TITLE: Vice Pres.

STATE OF Colorado SS

COUNTY OF Eagle

THE FOREGOING CERTIFICATE OF DEDICATION AND OWNERSHIP WAS ACKNOWLEDGED BEFORE ME A COLORADO NOTARY PUBLIC, ON THIS 14 DAY OF May A.D., 2002

MY COMMISSION EXPIRES: 2/18/2003

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]
NOTARY PUBLIC



MORTGAGEE: AMORE BANK, N.A.

BY: [Signature]

TITLE: EX. V.P.

STATE OF Illinois SS

COUNTY OF Willamette

THE FOREGOING CERTIFICATE OF DEDICATION AND OWNERSHIP WAS ACKNOWLEDGED BEFORE ME A COLORADO NOTARY PUBLIC, ON THIS 14 DAY OF May A.D., 2002

MY COMMISSION EXPIRES: 2/18/2003

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]
NOTARY PUBLIC

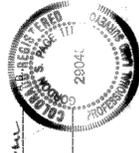


SURVEYOR'S CERTIFICATE

I, GORDON S. PAGE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR LICENSED UNDER THE LAWS OF THE STATE OF COLORADO, THAT THIS PLAT IS TRUE, CORRECT AND COMPLETE PLAT OF RIVERWALK TOPAZ BUILDING CONDOMINIUMS A RECONFIGURATION OF UNITS 0-205 AND 0-206 LOT 7, RIVERWALK AT EDWARDS-PHASE 5, EAGLE COUNTY, COLORADO, AS SHOWN HEREON, THAT SUCH PLAT WAS MADE FROM AN ACCURATE SURVEY OF SAID PROPERTY BY ME AND/OR UNDER MY SUPERVISION AND CORRECTLY SHOWS THE LOCATION AND DIMENSIONS OF THE LOTS, EASEMENTS, AND STREETS OF SAID SUBDIVISION AS THE SAME ARE STAKED UPON THE GROUND IN COMPLIANCE WITH APPLICABLE REGULATIONS GOVERNING THE SUBDIVISION OF LAND.

IN WITNESS WHEREOF, I HAVE SET MY HAND AND SEAL THIS 14 DAY OF May A.D., 2002

[Signature]
GORDON S. PAGE
COLORADO P.L.S. NO. 29046

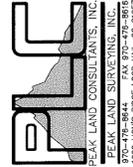


GENERAL NOTES:

- DATE OF SURVEY: FEBRUARY 18, 2002.
- THE SOLE PURPOSE OF THIS CONDOMINIUM MAP IS TO CHANGE THE CONFIGURATION OF UNITS 0-205 AND 0-206 AS SHOWN HEREON. THE REMAINDER OF RIVERWALK TOPAZ BUILDING CONDOMINIUMS SHOWN ON THIS CONDOMINIUM MAP, RECORDED IN BOOK 727 AT PAGE 842 AT RECEPTION No. 623805, REMAINS IN FULL FORCE AND EFFECT.
- ELEVATIONS SHOWN HEREON ARE BASED UPON THE RECORD ELEVATIONS FOR THE FINISHED FLOORS AS SHOWN ON THE CONDOMINIUM MAP FOR RIVERWALK TOPAZ BUILDING CONDOMINIUMS.
- ALL NOTES ON THE FINAL PLAT, RIVERWALK AT EDWARDS, PHASE 5 RECORDED IN THE OFFICE OF THE EAGLE CLERK AND RECORDER IN BOOK 711 AT PAGE 344 REMAIN IN EFFECT FOR THIS CONDOMINIUM MAP.
- ALL NOTES ON THE CONDOMINIUM MAP, RIVERWALK TOPAZ BUILDING CONDOMINIUMS RECORDED IN THE OFFICE OF THE EAGLE CLERK AND RECORDER IN BOOK 727 AT PAGE 842 AT RECEPTION No. 623805 REMAIN IN EFFECT FOR THIS CONDOMINIUM MAP.
- THE PLATTED ADDRESS FOR LOT 7 IS 0188 MAIN STREET. SEE SHEET 1 FOR THE INDIVIDUAL UNIT ADDRESSES.
- COVENANTS, CONDITIONS AND RESTRICTIONS, WHICH DO NOT INCLUDE A FOREFEITURE OR REVERTER CLAUSE, ARE SHOWN ON THIS CONDOMINIUM MAP AS RECORDED IN BOOK 727 AT PAGE 842 AT RECEPTION No. 623805. THIS CONDOMINIUM MAP IS SUBJECT TO THE TERMS, PROVISIONS, AGREEMENTS AND OBLIGATIONS OF THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AS CONTAINED IN THE FOURTH AMENDMENT TO THE CONDOMINIUM DECLARATION FOR THE RIVERWALK TOPAZ BUILDING CONDOMINIUMS RECORDED AT RECEPTION No. 623805.
- PEAK LAND SURVEYING, INC. DID NOT PERFORM A TITLE SEARCH OF THE SUBJECT PROPERTY TO ESTABLISH OWNERSHIP, EASEMENTS OR RIGHTS-OF-WAY OF RECORD. RECORD DOCUMENTS UTILIZED IN THIS AMENDED FINAL PLAT WERE PROVIDED BY FIRST AMERICAN HERITAGE TITLE COMPANY, ORDER No. E516945802, DATED JANUARY 29, 2002, AT 7:29 A.M.
- NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BE BRINGED IN THIS SURVEY BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.

LAND USE SUMMARY:

UNIT	ADDRESS	AREA	USE
0-205	0030 SECOND STREET, SUITE 205	1095.53 Sq. Ft.	COMMERCIAL
0-206	0030 SECOND STREET, SUITE 206	395.66 Sq. Ft.	COMMERCIAL



TITLE CERTIFICATE

First American Heritage hereby certifies that it has examined the title to all lots shown on this plat and has determined that the same are free from all liens and encumbrances except as follows: Colorado Corporation of American Bank N.A. recorded 12/10/01 at 1:10:10 PM

DATED THIS 20th DAY OF May A.D., 2002

AGENT

[Signature]
Vice President

COUNTY COMMISSIONERS' CERTIFICATE

THIS PLAT APPROVED BY THE BOARD OF COUNTY COMMISSIONERS OF EAGLE COUNTY, COLORADO THIS 14 DAY OF September FOR FILING WITH THE CLERK AND RECORDER OF EAGLE COUNTY AND FOR CONVEYANCE TO THE COUNTY OF THE PUBLIC DEDICATIONS SHOWN HEREON; SUBJECT TO THE PROVISION THAT APPROVAL IN NO WAY OBLIGATES EAGLE COUNTY FOR MAINTENANCE OF ROADS DEDICATED TO THE PUBLIC UNTIL SUCH AS TO BE MAINTAINED BY THE BOARD OF COUNTY COMMISSIONERS OF EAGLE COUNTY SPECIFICATIONS AND THE BOARD OF COUNTY COMMISSIONERS OF THE SAME. THIS APPROVAL DOES NOT GUARANTEE THAT THE SIZE, SOIL CONDITIONS, SUBSURFACE GEOLOGY, GROUND WATER CONDITIONS OR FLOODING CONDITIONS OF ANY LOT OR TRACT OF LAND SHOWN ON THIS PLAT WILL BE SUITABLE FOR THE CONSTRUCTION OF OTHER REQUIRED IMPROVEMENTS FOR ALL UTILITY SERVICES, PAVING, GRADING, LANDSCAPING, CURBS, GUTTERS, SIDEWALKS, ROAD LIGHTING, ROAD SIGNS, FLOOD PROTECTION DEVICES, DRAINAGE STRUCTURES AND ALL OTHER IMPROVEMENTS THAT MAY BE REQUIRED SHALL BE THE RESPONSIBILITY OF THE SUBDIVIDER AND NOT THE COUNTY OF EAGLE.

[Signature]
CHAIRMAN, BOARD OF COUNTY COMMISSIONERS
EAGLE COUNTY, COLORADO

WITNESS MY HAND AND SEAL OF THE COUNTY OF EAGLE

ATTEST: [Signature]
CLERK TO THE BOARD OF COUNTY COMMISSIONERS



CLERK AND RECORDER'S CERTIFICATE

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE CLERK AND RECORDER AT 4:16p O'CLOCK PM ON THIS 17th DAY OF September, 2002 AND IS DULY RECORDED AT RECEPTION No. 623416

[Signature]
CLERK AND RECORDER
BY: [Signature]
DEPUTY



CERTIFICATE OF TAXES PAID

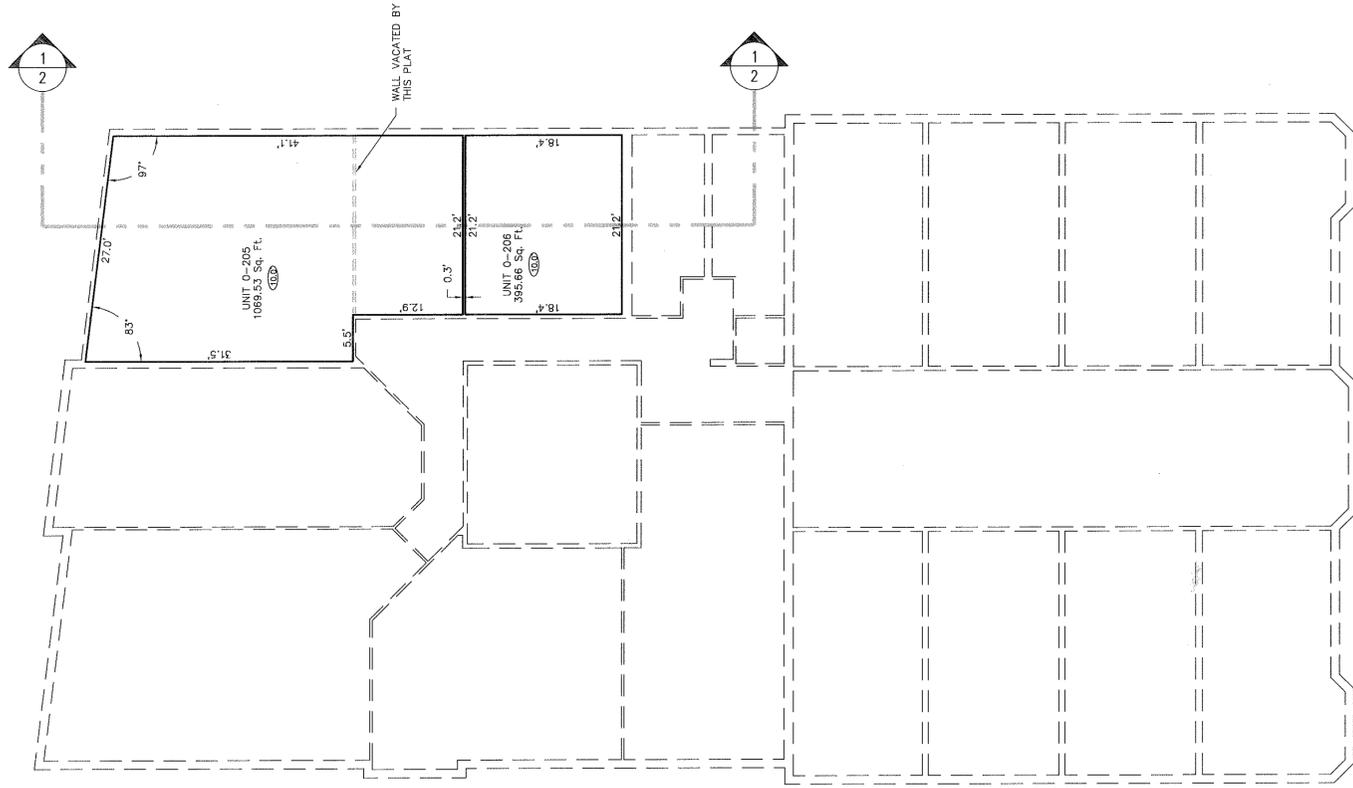
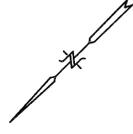
I, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THE ENTIRE AMOUNT OF TAXES AND ASSESSMENTS DUE AND PAYABLE AS OF Dec 31, 2001 UPON ALL PARCELS OF REAL ESTATE DESCRIBED ON THIS PLAT ARE PAID IN FULL.

DATED THIS 15th DAY OF August A.D., 2002

R 47741
R 45501

[Signature]
TREASURER OF EAGLE COUNTY

AMENDED FINAL PLAT
RIVERWALK TOPAZ BUILDING CONDOMINIUMS
A RECONFIGURATION OF UNITS 0-205 AND 0-206
LOT 7, RIVERWALK AT EDWARDS-PHASE 5
COUNTY OF EAGLE, STATE OF COLORADO



COMMERCIAL - LEVEL 2

RESIDENTIAL - LEVEL 2

10.0'	UNIT 0-205 ELEV. = 7246.1'	0.01'	0.01'	UNIT 0-206 ELEV. = 7246.1'
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UNITS 0-205 & 0-206 BUILDING SECTION

SCALE: 1" = 10'

LEGEND

WALLS ARE PARALLEL OR PERPENDICULAR OR AT 45° UNLESS NOTED OTHERWISE

10.0' CEILING HEIGHT ABOVE FLOOR LEVEL SHOWN

