

OWNERS' CERTIFICATE OF CONSENT TO RECORD

THE UNDERSIGNED, BEN LOMOND SUITES, LTD., A UTAH LIMITED PARTNERSHIP, AND WENBERG COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF UTAH, BEING THE RECORD OWNERS OF THE TRACT OF REAL PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE APPEARING HEREOF, HEREBY EXECUTE THIS RECORD OF SURVEY MAP OF THE BEN LOMOND SUITES CONDOMINIUM PROJECT PURSUANT TO THE UTAH CONDOMINIUM OWNERSHIP ACT, CONSENT TO THE RECORDATION HEREOF, AND SUBMIT SAID TRACT TO THE TERMS OF SAID ACT.

EXECUTED THIS 18th DAY OF JULY, 1984.

BEN LOMOND SUITES, LTD., A UTAH LIMITED PARTNERSHIP, BY ITS GENERAL PARTNER, BCA DEVELOPMENT CORPORATION, A MONTANA CORPORATION

ATTEST: [Signature] Notary Public

WENBERG COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF UTAH

BY [Signature] COUNTY COMMISSIONER

ACKNOWLEDGMENTS

STATE OF UTAH)
COUNTY OF WENBERG)

ON THIS 18th DAY OF JULY, 1984, PERSONALLY APPEARED BEFORE ME [Signatures] WHO EACH BEING BY ME DULY SWORN DID SAY THAT THEY ARE THE RECORD OWNERS AND THAT THE SURVEYOR'S CERTIFICATE APPEARING HEREOF IS THE GENERAL PARTNER OF BEN LOMOND SUITES, LTD., A UTAH LIMITED PARTNERSHIP, THAT THE FOREGOING OWNERS' CERTIFICATE WAS SIGNED ON BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BYLAWS OR A RESOLUTION OF ITS BOARD OF DIRECTORS AND ON BEHALF OF SAID PARTNERSHIP BY PROPER AUTHORITY, AND DID EACH ACKNOWLEDGE TO ME THAT SAID PARTNERSHIP EXECUTED THE SAME.

MY COMMISSION EXPIRES: [Signature] Notary Public

STATE OF UTAH)
COUNTY OF WENBERG)

ON THIS 18th DAY OF JULY, 1984, PERSONALLY APPEARED BEFORE ME [Signatures] WHO EACH BEING BY ME DULY SWORN DID SAY THAT THEY CONSTITUTE THE BOARD OF COUNTY COMMISSIONERS OF WENBERG COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF UTAH, THAT THEY SIGNED THE FOREGOING OWNERS' CERTIFICATE ON BEHALF OF SAID COUNTY BY PROPER AUTHORITY, AND DID ACKNOWLEDGE TO ME THAT SAID COUNTY EXECUTED THE SAME.

BY COMMISSION EXPIRES: [Signature] Notary Public

RECORD OF SURVEY MAP OF THE BEN LOMOND SUITES CONDOMINIUM PROJECT

AN EXPANDABLE UTAH CONDOMINIUM PROJECT CONTAINING CONVERTIBLE SPACES LOCATED IN PARTS OF LOT 3 AND LOT 6, BLOCK 17, PLAT "A", OGDEN CITY SURVEY, OGDEN CITY, WENBERG COUNTY, UTAH (SHEET 1 OF 3)

OGDEN CITY PUBLIC WORKS DEPARTMENT APPROVAL
I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE CITY COUNCIL OF THIS RECORD OF SURVEY MAP HAVE BEEN COMPLETED WITH. SIGNED THIS 17th DAY OF SEPTEMBER, 1984.

[Signature] OGDEN CITY PUBLIC WORKS DIRECTOR

OGDEN CITY ENGINEER APPROVAL
I HEREBY CERTIFY THAT I HAVE CAREFULLY INVESTIGATED THE LINE OF SURVEY OF THIS RECORD OF SURVEY MAP AND LEGAL DESCRIPTION OF THE LAND ENCROACH THEREIN AND FIND THEM TO BE CORRECT AND TO AGREE WITH THE LINES AND MONUMENTS ON RECORD IN THIS OFFICE. SIGNED THIS 16th DAY OF SEPTEMBER, 1984.

[Signature] OGDEN CITY ENGINEER

OGDEN CITY MANAGER
I HEREBY CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PREREQUISITE TO APPROVAL BY THE CITY COUNCIL OF THE FOREGOING PLAN AND DEMONSTRATION HAVE BEEN COMPLETED WITH. SIGNED THIS 17th DAY OF SEPTEMBER, 1984.

[Signature] CITY MANAGER OF OGDEN CITY

OGDEN CITY APPROVAL
THIS IS TO CERTIFY THAT THIS RECORD OF SURVEY MAP WAS DULY APPROVED AND ACCEPTED BY THE CITY COUNCIL OF OGDEN CITY ON THIS 16th DAY OF August, 1984.

[Signature] MAYOR

OGDEN CITY PLANNING COMMISSION APPROVAL
APPROVED BY THE OGDEN CITY PLANNING COMMISSION ON THIS 17th DAY OF August, 1984.

[Signature] CHAIRMAN

This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

SURVEYORS CERTIFICATE

I, JOHN P. REEVE, A REGISTERED UTAH LAND SURVEYOR OF OGDEN CITY, UTAH, HOLDING LICENSE NO. 3492, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE WENBERG COUNTY, UTAH TRACT OF LAND SHOWN HEREOF, THE EXTERNAL BOUNDARIES OF WHICH ARE AS FOLLOWS:

PARCELS:
A PART OF LOTS 3 AND 6, BLOCK 17, PLAT "A" OF OGDEN CITY SURVEY: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 6, AND RUNNING THENCE SOUTH 60° 30' WEST 200.0 FEET; THENCE SOUTH 89° 02' EAST 159.3 FEET; THENCE NORTH 0° 30' EAST 100.0 FEET; THENCE SOUTH 89° 02' EAST 4.3 FEET; THENCE NORTH 0° 30' EAST 100.0 FEET; THENCE NORTH 89° 02' WEST 164.6 FEET TO THE PLACE OF BEGINNING.

TOGETHER WITH AN EASEMENT GRANTED BY OGDEN CITY, A MUNICIPAL CORPORATION, IN THAT CERTAIN "GRANT OF EASEMENTS" EXECUTED MARCH 3, 1927, AND RECORDED IN BOOK 107 OF RECORDS, AT PAGE 903, IN THE OFFICE OF THE RECORDS OF WENBERG COUNTY, UTAH, TO MAINTAIN AND CONTINUE IN EXISTENCE (SO LONG AS THE "BUILDING" REFERRED TO THEREIN SHALL STAND) THOSE CERTAIN ENCROACHMENTS ON, OVER, AND UNDER THE SURVIVALS ON 25TH STREET FROM THE NORTHWEST CORNER OF SAID LOT 6 EAST 164 FEET, AND ON WASHINGTON AVENUE FROM SAID NORTHWEST CORNER OF SAID LOT 6 SOUTH 103.3 FEET, THE EXACT LOCATION OF SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED IN SAID GRANT OF EASEMENTS.

PARCEL 2:
An easement and related rights and obligations for parking purposes (herein referred to as the "Parking Easement") granted in that certain "Parking Easement Deed" recorded concurrently herewith, which parking easement affects the following-described real property: A part of Lots 3 and 6, Block 17, Plat "A", of OGDEN CITY SURVEY: Beginning at a point 68.8 feet South 0°58' West and 159.5 feet South 89°02' East from the Northwest corner of said Lot 3 and running thence North 0°58' East 100.0 feet; thence South 89°02' East 112.00 feet to the West line of Ogden Avenue; thence along said West line the following two courses: South 14°50' East 67.33 feet, and South 0°58' West 64.8 feet to a point North 0°58' East 35.8 feet from the Southeast corner of said Lot 3; thence North 89°02' West 151.19 feet; thence North 0°58' East 29.0 feet to the point of beginning.

I FURTHER CERTIFY THAT THE REFERENCE MARKERS SHOWN ON THIS RECORD OF SURVEY MAP ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO RE-ESTABLISH OR RE-ESTABLISH THIS SURVEY, THAT THE INFORMATION SHOWN HEREOF IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE ABOVE-DESCRIBED TRACT AND OF THE BUILDING LOCATED ON TO BE LOCATED ON SAID TRACT, THAT THE INFORMATION SHOWN HEREOF IS SUFFICIENT TO ACCURATELY ESTABLISH THE HORIZONTAL AND VERTICAL BOUNDARIES OF EACH OF THE SURVIVALS LOCATED ON TO BE LOCATED ON SAID TRACT, AND THAT THIS RECORD OF SURVEY MAP COMPLIES WITH THE PROVISIONS OF SECTION 57-8-13 (1) OF THE UTAH CONDOMINIUM OWNERSHIP ACT, UTAH CODE ANNOTATED, SECTIONS 57-8-1 THROUGH 57-8-36 (SUPP. 1983).

DATED: [Signature] JOHN P. REEVE

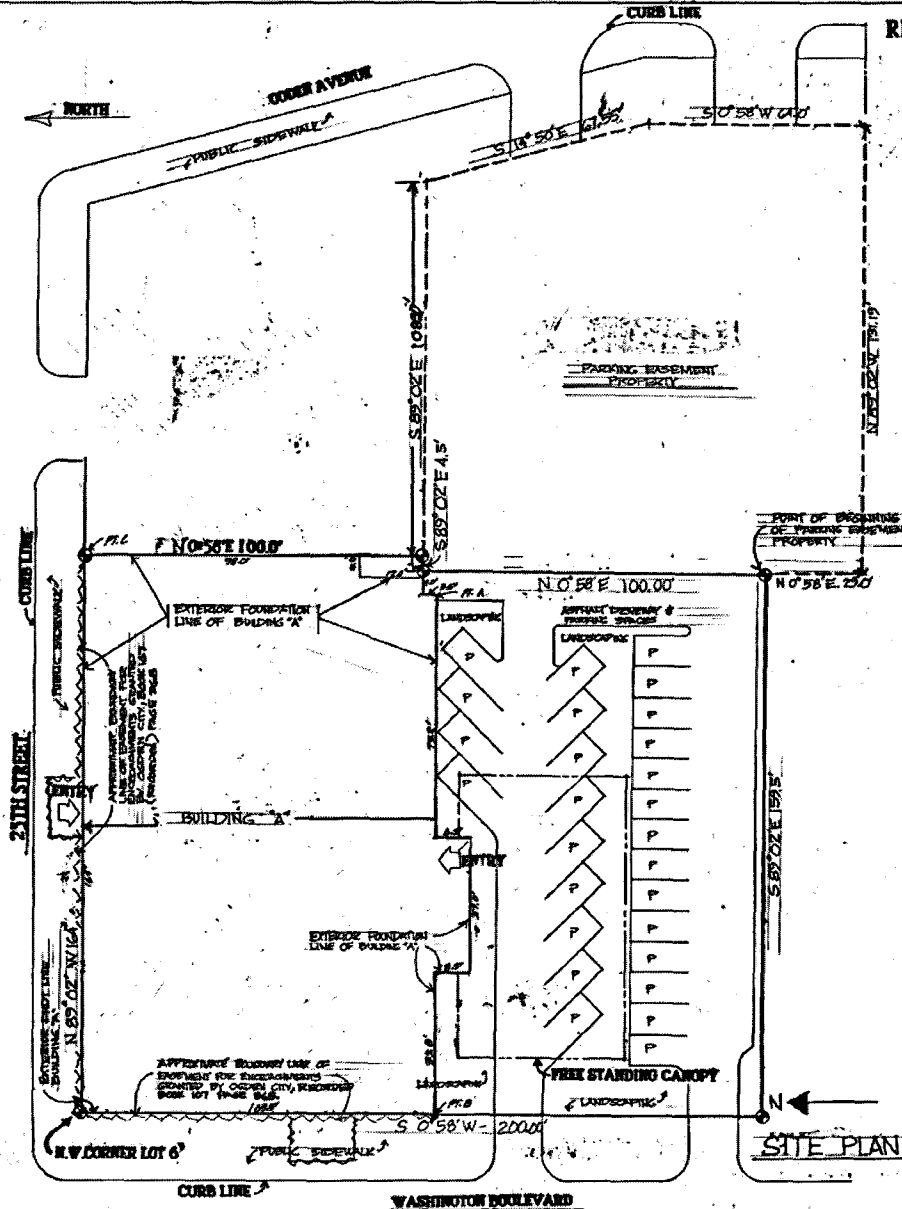


919073 9166-00
Doris Crofts
Wenber County Recorder
Recorded: Sept. 16, 1984
Time: 9:12 A.M.
Book: 66 of PLATS
Page: 41 of 65
Recorded for:
AMERICAN TITLE CO.
Deputy: Margaret Scott

**RECORD OF SURVEY MAP OF THE
BEN LOMOND SUITES
CONDOMINIUM PROJECT**

SHEET 2 OF 5

This map is provided solely for the purpose of assisting in locating the property and Cottonwood Title Insurance Agency, Inc. assumes no liability for variation, if any, with any actual survey.

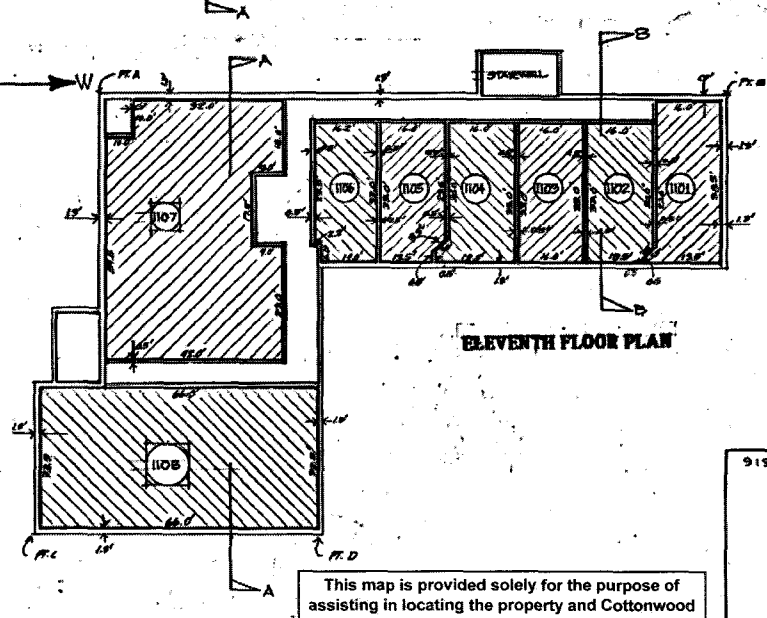
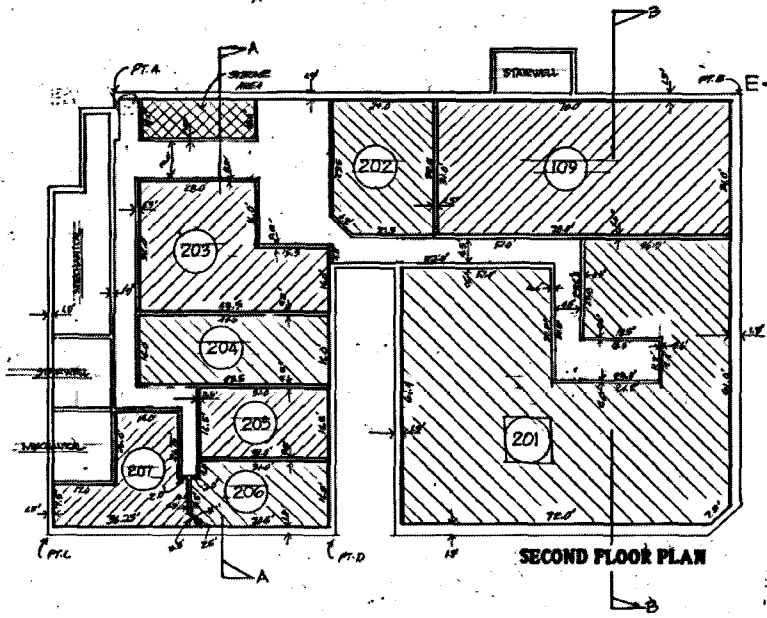
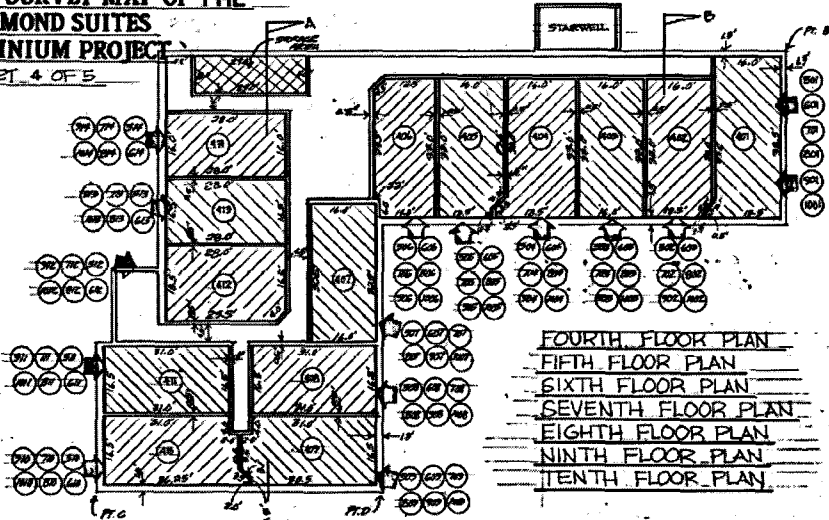
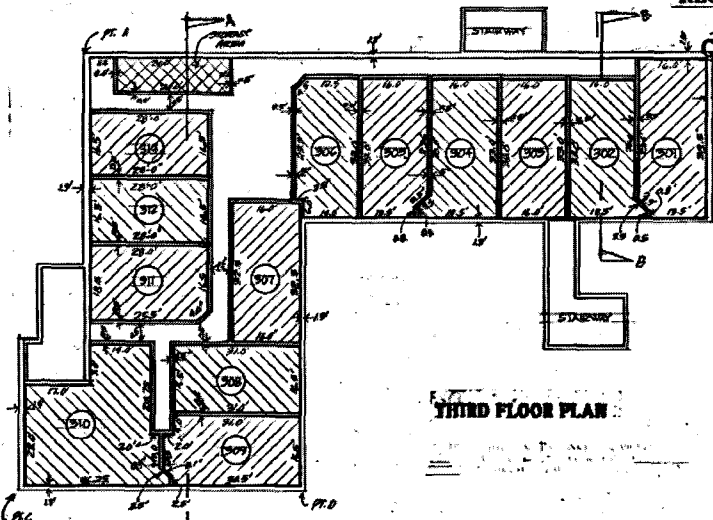


NOTE:

1. - UNITS (INCLUDING CONVERTABLE SPACES)
 2. - LIMITED COMMON AREAS
 3. - COMMON AREAS
 4. - BUILDING NUMBER
 5. - UNIT NUMBER
 6. - CONVERTABLE SPACE NUMBER
 7. - COMMON AREAS TO BE MAINTAINED BY THE OWNERS OF CERTAIN UNITS (SEE DECLARATION OF CONDOMINIUM)
 8. - PARKING SPACE IN COMMON AREAS
 9. - ELEVATIONS ARE BASED ON THE MONUMENT AT N.W. CORNER 100'x100' HAVING AN ELEVATION OF 5412.2 FEET ABOVE SEA LEVEL.
 10. - THIS RECORD OF SURVEY MAP IS BEING RECORDED CONCURRENTLY WITH THE "DECLARATION OF CONDOMINIUM OF THE BEN LOMOND SUITES CONDOMINIUM PROJECT". THIS RECORD OF SURVEY MAP IS TO BE INTERPRETED IN CONJUNCTION THEREWITH. TERMS USED HEREON WHICH ARE DEFINED IN SAID DECLARATION SHALL HAVE THE MEANINGS ASCRIBED TO THEM THEREIN.
 11. - ALL WALL THICKNESSES SHOWN ARE APPROXIMATE.
- P.L.A. P.L.B.
P.L.C. P.L.D.
- MATCH POINTS IN ORDER TO MATCH THE CORNERS OF THE GRADING

919073

RECORD OF SURVEY MAP OF THE
BEN LOMOND SUITES
CONDOMINIUM PROJECT
SHEET 4 OF 5

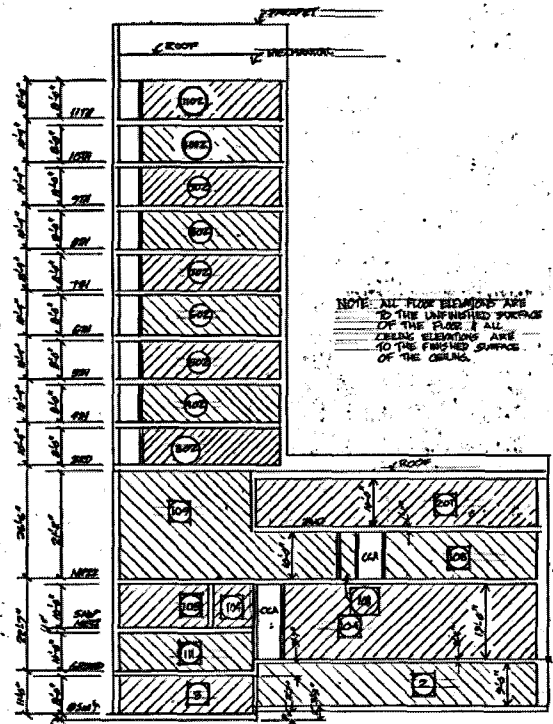
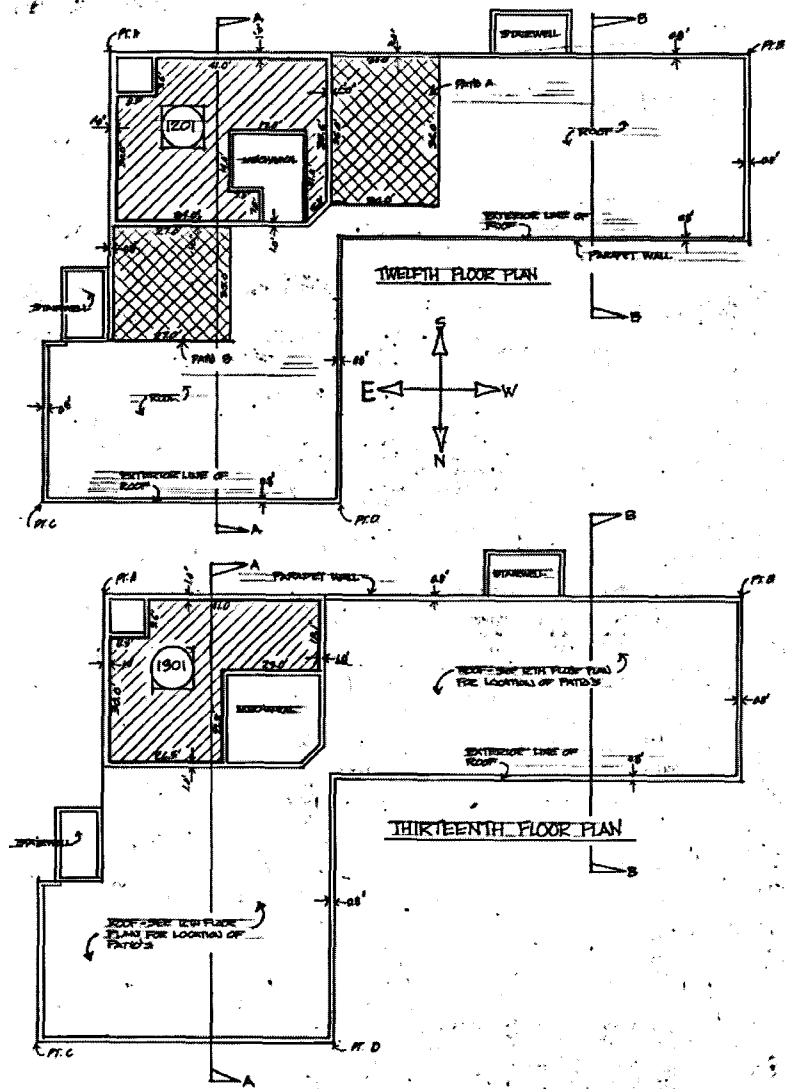


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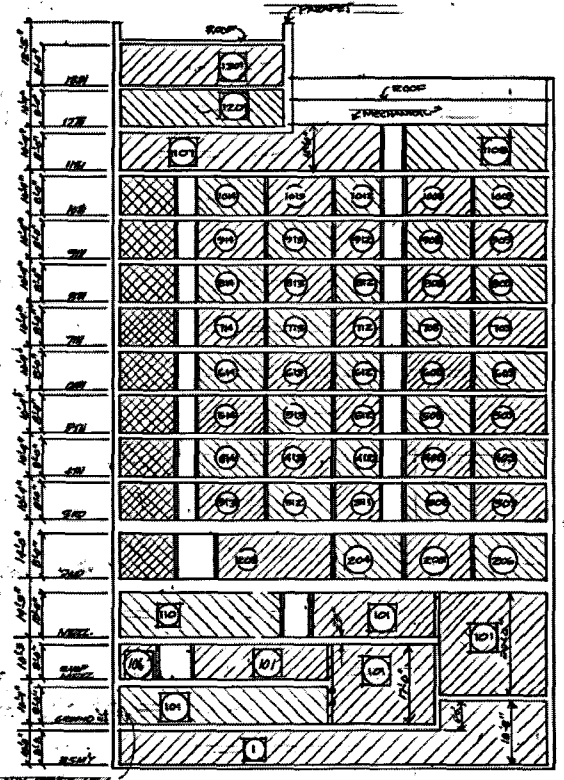
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RECORD OF SURVEY MAP OF THE BEN LOMOND SUITES CONDOMINIUM PROJECT

SHEET 5 OF 5



SECTION B-B
LOOKING WEST



SECTION A-A
LOOKING WEST

919073

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