

92-28242

SUPPLEMENTAL DECLARATION FOR

RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE D

WHEREAS, by Declaration dated August 2, 1990, and recorded September 21, 1990, in Volume 218, Page 2898, Official Records of Deschutes County, Oregon, (hereinafter referred to as the "Declaration"), MOUNT BACHELOR VILLAGE CORPORATION (hereinafter referred to as "Declarant"), submitted certain property to the provisions of the Oregon Condominium Act;

WHEREAS, the Declaration provides a plan of development permitting the annexation of additional land and the construction by Declarant of additional units in River Ridge One Condominiums of Mt. Bachelor Village;

WHEREAS Declarant desires to submit the property described in this Supplemental Declaration known as River Ridge One Condominiums of Mt. Bachelor Village, Stage D, together with all improvements now existing or hereafter to be constructed thereon, to the provisions, restrictions and limitations of the Oregon Condominium Act, Oregon Revised Statutes, Section 100.005 through Section 100.990.

NOW, THEREFORE, it is declared as follows:

Section 1. Definitions.

The capitalized terms used herein shall have the same meanings assigned to those terms as set forth in Section 1 of the Declaration.

Section 2. Name of the Property.

The property subject to this Supplemental Declaration for River Ridge One Condominiums of Mt. Bachelor Village, shall be known by the name River Ridge One Condominiums of Mt. Bachelor Village, Stage D, hereinafter referred to as "River Ridge One, Stage D".

Section 3. Description of the Property.

This Supplemental Declaration submits to the provisions, restrictions and limitations of the Oregon Condominium Act and to the Restated Mt. Bachelor Village Charter dated February 6, 1987, and recorded February 9, 1987, in Volume 140, Page 2954, Official Records of Deschutes County, Oregon, and the River Ridge One Condominiums of Mt. Bachelor Village Declarations dated August 2, 1990, and recorded on September 21, 1990, in Volume 218, Page 2898, Official Records of Deschutes County, Oregon, the land owned in fee simple and described on Exhibit A, attached hereto, together with the units described and all other improvements now existing or

- 1 - SUPPLEMENTAL DECLARATION

BEND TITLE CO.

to be constructed on such land which together shall constitute Stage D of the Plan of Development.

Section 4. General Description of the Units.

River Ridge One, Stage A,B and C have been completed and consist of twelve units. River Ridge One Stage D, consists of eight units. The units in Stage D shall be situated in two structures, which shall be three-story wood frame structures with no basements. The dividing walls between adjoining outdoor covered decks are not part of the units. The unit designation, description, location and approximate area of the units in River Ridge One, Stage D are indicated on Exhibit B attached hereto. The units shall be bounded by the undecorated surface of the interior perimeter walls, floors and ceilings, exclusive of any common elements. All doors, door frames, windows, window frames, hot water heaters, furnaces, hot tubs on any decks and nonloadbearing walls within a unit are part of the unit.

Section 5. Common Elements.

a. The general common elements shall consist of all portions of the property not part of a unit or a limited common element, including all the above-described land; all foundations, columns, girders, beams and supports; fireplace chimneys except for fireplace chimney flues; all stairs and corridors, except stairs within units having more than one story; all exterior walls of the buildings in which the units are situated and all walls and partitions separating units from corridors, other units or stairs, together with the dividing walls between adjoining outdoor covered decks; parking areas, driveways, walkways, landscaping, utilities and all the appurtenances thereto.

b. The limited common elements shall consist of exterior balconies, decks attached to individual units, including the railings thereof but not the dividing walls between adjoining decks, fireplace chimney flues, the storage areas and covered parking spaces shown on Exhibit B, all of which shall be appurtenant to the units which they are designated to serve as shown on Exhibit B.

Section 6. Percentage of Interest in Common Elements.

The units in River Ridge One, Stage A, Stage B, Stage C and Stage D shall have an equal one-twentieth interest in the common elements. This interest may be modified as provided in Section 26 of the Declaration. Interests in common elements are to be allocated to units on an equal basis. Such undivided interest in the common elements shall not be separated from the unit to which it appertains and shall be conveyed or encumbered with the unit even though such interest is not expressly mentioned or described

in the conveyance or other instrument.

The common elements shall remain undivided, and no unit owner may bring any action for partition or division of any part thereof while the property is subject to this Declaration. Any covenant to the contrary is void.

Section 7. Incorporation by Reference.

Except as otherwise set forth herein, the provisions of the Declaration are incorporated herein by reference.

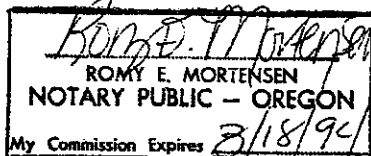
IN WITNESS WHEREOF Declarant has executed this Supplemental Declaration this 10th day of July, 1992.

MOUNT BACHELOR VILLAGE CORPORATION

By Michael P. Hollern
Michael P. Hollern

STATE OF OREGON, County of Deschutes, ss:

This instrument was acknowledged before me on the 10th day of July, 1992, by MICHAEL P. HOLLERN, President of Mount Bachelor Village Corporation, an Oregon Corporation, on behalf of the corporation.

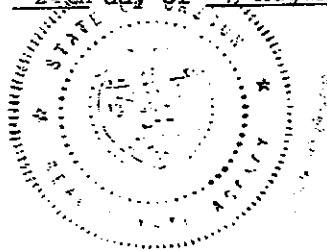


Romy E. Mortensen
Notary Public for Oregon
My Commission Expires 3/18/94

James B. Bratton by Joan Retzsch
COUNTY ASSESSOR 8-25-92

Joan Retzsch 8-25-92
COUNTY TAX ASSESSOR Collector

The foregoing Declaration is approved pursuant to ORS 100.110 this 24th day of August, 1992.



MORELLA LARSEN
REAL ESTATE COMMISSIONER

By: Steen F. Mayfield

JCB#	920203 NR. PCS
DATE	2-26-92
EY	DAJ
CHKD.	AC

PLAT BOUNDARY
RIVER RIDGE ONE CONDOMINIUMS
OF MT. BACHELOR VILLAGE, STAGE D

274 - 1884

PROPERTY DESCRIPTION

A parcel of land located in a portion of the North One-Half of Section 7, Township 18 South, Range 12 East, Willamette Meridian, City of Bend, Deschutes County, Oregon, being more particularly described as follows:

Beginning at a point on the southerly boundary line of a Declaration Deed recorded in Volume 250, Page 0211, Deschutes County Official Records which bears North 58° 18' 07" East a distance of 862.41 feet from the "initial point" for the plat of Ski House III; thence along said southerly boundary line of said Declaration Deed the following two courses:

North 81° 03' 44" East a distance of 10.68 feet;
North 74° 54' 53" East a distance of 28.30 feet to the southerly right-of-way line of Mt. Bachelor Drive;

thence along said southerly right-of-way line of Mt. Bachelor drive the following two curves and one course:

around a 209.90 foot radius curve left 89.44 feet (chord bears North 73° 25' 48" East, 88.76 feet);
North 61° 13' 23" East a distance of 31.89 feet;
around a 423.42 foot radius curve left 48.94 feet (chord bears North 57° 54' 43" East, 48.91 feet);

thence South 26° 52' 57" East a distance of 58.61 feet; thence South 08° 00' 16" West a distance of 53.71 feet; thence South 81° 29' 42" East a distance of 8.42 feet; thence South 00° 12' 01" West a distance of 54.30 feet; thence South 72° 25' 43" East a distance of 35.29 feet; thence South 08° 04' 04" East a distance of 129.68 feet; thence South 77° 22' 35" West a distance of 163.34 feet to the easterly most corner of the plat of River Ridge One Condominiums of Mt. Bachelor Village, Stage C; thence along the easterly boundary of said plat North 22° 49' 43" West a distance of 282.82 feet to the "Point of Beginning", the terminus of this description.

SUBJECT TO: All easements, restrictions and rights-of-way of record and those common and apparent on the land.

Exhibit A to Supplemental Declaration, Stage D

374-1885
**RIVER RIDGE ONE
OF MT. BACHELOR**

LOCATED IN: THE NORTH ONE-HALF OF
CITY OF BEN

SURVEYOR'S CERTIFICATE:

I, PHILIP R. BALDNER, REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF OREGON, BEING FIRST DULY SWORN, DEPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH LEGAL MONUMENTS THE LAND REPRESENTED AND THAT THE PLAT OF "RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE D" IN THE CITY OF BEND, DESCHUTES COUNTY, OREGON, FULLY AND ACCURATELY DEPICTS THE BOUNDARIES OF THE UNITS OF THE BUILDINGS AND THAT CONSTRUCTION OF THE UNITS AND BUILDINGS AS DEPICTED ON THE PLAT HAS BEEN COMPLETED, THAT A 3" BRASS CAP IN A 2 1/2" IRON PIPE EXISTS AT THE "INITIAL POINT" AND THAT THE PROPERTY PLATTED IS DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LOCATED IN A PORTION OF THE NORTH ONE-HALF OF SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY BOUNDARY LINE OF A DECLARATION DEED RECORDED IN VOLUME 250, PAGE 0211, DESCHUTES COUNTY OFFICIAL RECORDS WHICH BEARS NORTH 58° 18' 07" EAST A DISTANCE OF 862.41 FEET FROM THE "INITIAL POINT" FOR THE PLAT OF SKI HOUSE III; THENCE ALONG SAID SOUTHERLY BOUNDARY LINE OF SAID DECLARATION DEED THE FOLLOWING TWO COURSES:

NORTH 81° 03' 44" EAST A DISTANCE OF 10.58 FEET;
NORTH 74° 54' 53" EAST A DISTANCE OF 26.30 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF MT. BACHELOR DRIVE;

THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF MT. BACHELOR DRIVE THE FOLLOWING TWO CURVES AND ONE COURSE:

AROUND A 209.90 FOOT RADIUS CURVE LEFT 69.44 FEET (CHORD BEARS NORTH 73° 25' 48" EAST, 88.76 FEET);
NORTH 61° 13' 23" EAST A DISTANCE OF 31.89 FEET;
AROUND A 423.42 FOOT RADIUS CURVE LEFT 48.94 FEET (CHORD BEARS NORTH 57° 54' 43" EAST, 48.91 FEET);

THENCE SOUTH 26° 52' 57" EAST A DISTANCE OF 58.61 FEET; THENCE SOUTH 08° 00' 16" WEST A DISTANCE OF 53.71 FEET; THENCE SOUTH 81° 29' 42" EAST A DISTANCE OF 8.42 FEET; THENCE SOUTH 00° 12' 01" WEST A DISTANCE OF 54.30 FEET; THENCE SOUTH 72° 25' 43" EAST A DISTANCE OF 35.29 FEET; THENCE SOUTH 08° 04' 04" EAST A DISTANCE OF 129.68 FEET; THENCE SOUTH 77° 22' 35" WEST A DISTANCE OF 163.64 FEET TO THE EASTERLY MOST CORNER OF THE PLAT RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE C; THENCE ALONG THE EASTERLY BOUNDARY OF SAID PLAT NORTH 22° 49' 43" WEST A DISTANCE OF 282.82 FEET TO THE "POINT OF BEGINNING", THE TERMINUS OF THIS DESCRIPTION.

SUBJECT TO: ALL EASEMENTS, RESTRICTIONS AND RIGHTS-OF-WAY OF RECORD AND THOSE COMMON AND APPARENT ON THE LAND.

BY:

Philip R. Baldner 8/18/92
PHILIP R. BALDNER, PLS 2489

DECLARATION:

MOUNT BACHELOR VILLAGE CORPORATION, AN OREGON CORPORATION, OWNER IN FEE SIMPLE OF THE LANDS ON THE ANNEXED PLAT OF "RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE D" AND MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREUNTO ATTACHED, HAVE CAUSED SAID LAND TO BE PLATTED AS SHOWN ON SUCH PLAT AND DECLARE THE PLAT OF "RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE D" TO BE A CORRECT PLAT AS LOCATED IN THE NORTH ONE-HALF OF SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, WILLAMETTE MERIDIAN, CITY OF BEND, DESCHUTES COUNTY, OREGON AND THAT THE PROPERTY AND IMPROVEMENTS DESCRIBED AND DEPICTED ON THE PLAT ARE SUBJECT TO THE PROVISIONS OF ORS 100.005 TO 100.025 AND ALSO HEREBY DEDICATE TO THE PUBLIC FOREVER THE WATER AND UTILITY EASEMENTS AS SHOWN ON THE ATTACHED PLAT MAP AND RESERVE THE BIKEPATH EASEMENT AS SHOWN TO MOUNT BACHELOR VILLAGE CORPORATION.

BY:

Michael P. Hollern
MICHAEL P. HOLLERN, PRESIDENT
MOUNT BACHELOR VILLAGE CORPORATION

8-24-92
DATE

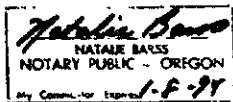
ONE CONDOMINIUMS ELOR VILLAGE, STAGE D

PLAT # 1886

SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M.,
D, DESCHUTES COUNTY, OREGON

ACKNOWLEDGEMENT:

STATE OF OREGON)
COUNTY OF DESCHUTES) S.S.



THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON 8-24 1992,
BY MICHAEL P. HOLLERN, PRESIDENT OF MOUNT BACHELOR VILLAGE CORPORATION, AN OREGON
CORPORATION, ON BEHALF OF THE CORPORATION.

Natalie Basso
NOTARY PUBLIC FOR THE STATE OF OREGON

1-8-94
MY COMMISSION EXPIRES

ASSESSOR'S CERTIFICATE:

I HEREBY CERTIFY THAT ALL AD VALOREM TAXES AND SPECIAL ASSESSMENTS, FEES,
AND OTHER CHARGES REQUIRED BY LAW TO BE PLACED ON THE 1992-1993 TAX ROLL
WHICH BECAME A LIEN ON THIS SUBDIVISION OR WILL BECOME A LIEN DURING THIS
CALENDAR YEAR HAVE BEEN PAID TO ME.

BY: David B. Bratton by Joan Riddle
DESCHUTES COUNTY ASSESSOR

8-25-92
DATE

APPROVALS:

THE PLAT OF "RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE D" AS
LOCATED IN THE CITY OF BEND, DESCHUTES COUNTY, OREGON, HAS BEEN EXAMINED AND
APPROVED.

<u>John L. Hosch</u> CITY OF BEND PLANNING DIRECTOR	<u>8-25</u> 1992
<u>Michael D. Wilson</u> CITY OF BEND ENGINEER	<u>8-18</u> 1992
<u>Jeff Kern</u> DESCHUTES COUNTY SURVEYOR	<u>8-18</u> 1992
<u>David B. Bratton by Joan Riddle</u> DESCHUTES COUNTY ASSESSOR	<u>8-25</u> 1992
<u>David B. Bratton</u> DESCHUTES COUNTY TAX COLLECTOR	<u>8-25</u> 1992
<u>Philip R. Baldner</u> DESCHUTES COUNTY COMMISSIONER	<u>8-26</u> 1992
<u>Lara Pope Skellenger</u> DESCHUTES COUNTY COMMISSIONER	<u>8-26</u> 1992
<u>Mike Skellenger</u> DESCHUTES COUNTY COMMISSIONER	<u>8-26</u> 1992

SIGNATURE BY THE BOARD OF COMMISSIONERS CONSTITUTES ACCEPTANCE BY THE COUNTY
OF ANY RIGHT-OF-WAY DEDICATED HEREIN TO THE PUBLIC.

WATER RIGHTS NOTE:

NO WATER RIGHTS EXIST WITHIN THE BOUNDARIES OF THIS PLAT.

BY: Michael P. Hollern 8-24-92
DATE

PREPARED BY:

HWA SURVEYORS, ENGINEERS
& PLANNERS
HICKMAN WILLIAMS & ASSOCIATES, INC.
2070 EMPIRE AVE., SUITE C-4, BEND, OREGON 97701
PHONE (503) 369-8351

SHEET 1 OF 9

**RIVER
OF MT. BA**
LOCATED IN: THE NORTH ONE-H
CITY C

274 - 1887

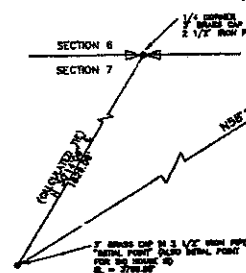
PLAT BOUNDARY LINE & CURVE TABLES

LINE TABLE		CURVE TABLE	
#	BEARING	RADIUS	DELTA
L1	N81°03'44"E		
L2	N74°54'53"E		
L3	N61°13'23"E		
L4	S81°29'42"E		
L5	S72°25'43"E		
C1	209.90'	24°24'50"	89.44'
C2	423.42'	08°37'19"	48.94'

EASEMENT LINE & CURVE TABLES

EASEMENT CURVE TABLE		EASEMENT LINE TABLE	
#	BEARING	RADIUS	DELTA
E1	N81°03'44"E		
E2	N74°54'53"E		
E3	N61°13'23"E		
E4	S81°29'42"E		
E5	S72°25'43"E		
E6	N81°03'44"E		
E7	N74°54'53"E		
E8	N61°13'23"E		
E9	S81°29'42"E		
E10	S72°25'43"E		
E11	N81°03'44"E		
E12	N74°54'53"E		
E13	N61°13'23"E		
E14	S81°29'42"E		
E15	S72°25'43"E		
E16	N81°03'44"E		
E17	N74°54'53"E		
E18	N61°13'23"E		
E19	S81°29'42"E		
E20	S72°25'43"E		
E21	N81°03'44"E		
E22	N74°54'53"E		
E23	N61°13'23"E		
E24	S81°29'42"E		
E25	S72°25'43"E		
E26	N81°03'44"E		
E27	N74°54'53"E		
E28	N61°13'23"E		
E29	S81°29'42"E		
E30	S72°25'43"E		

ADDITIONAL RIGHT-OF-WAY FOR
MT. BACHELOR DRIVE PER
VOLUME 250, PAGE 0211
DESCHUTES COUNTY OFFICIAL RECORDS



LEGEND:

- PLAT BOUNDARY
- SET 5/8" IRON ROD W/ PLASTIC CAP STAMPED "HWA 1678"
- 5/8" IRON ROD W/ PLASTIC CAP STAMPED "HWA 1678" PER PLAT OF RIVER RIDGE ONE CONDOMINIUMS OF MT. BACHELOR VILLAGE, STAGE C
- ⊙ CALCULATED POSITION ONLY
- Ⓢ BUILDING NUMBER
- ▨ DENOTES ROAD EASEMENT
- ▧ DENOTES UTILITY EASEMENT
- ▩ DENOTES WATERLINE EASEMENT
- DENOTES SEWERLINE EASEMENT

NARRATIVE NOTE:

1) BASIS OF BEARING & SURVEY IS THE MT. BACHELOR VILLAGE

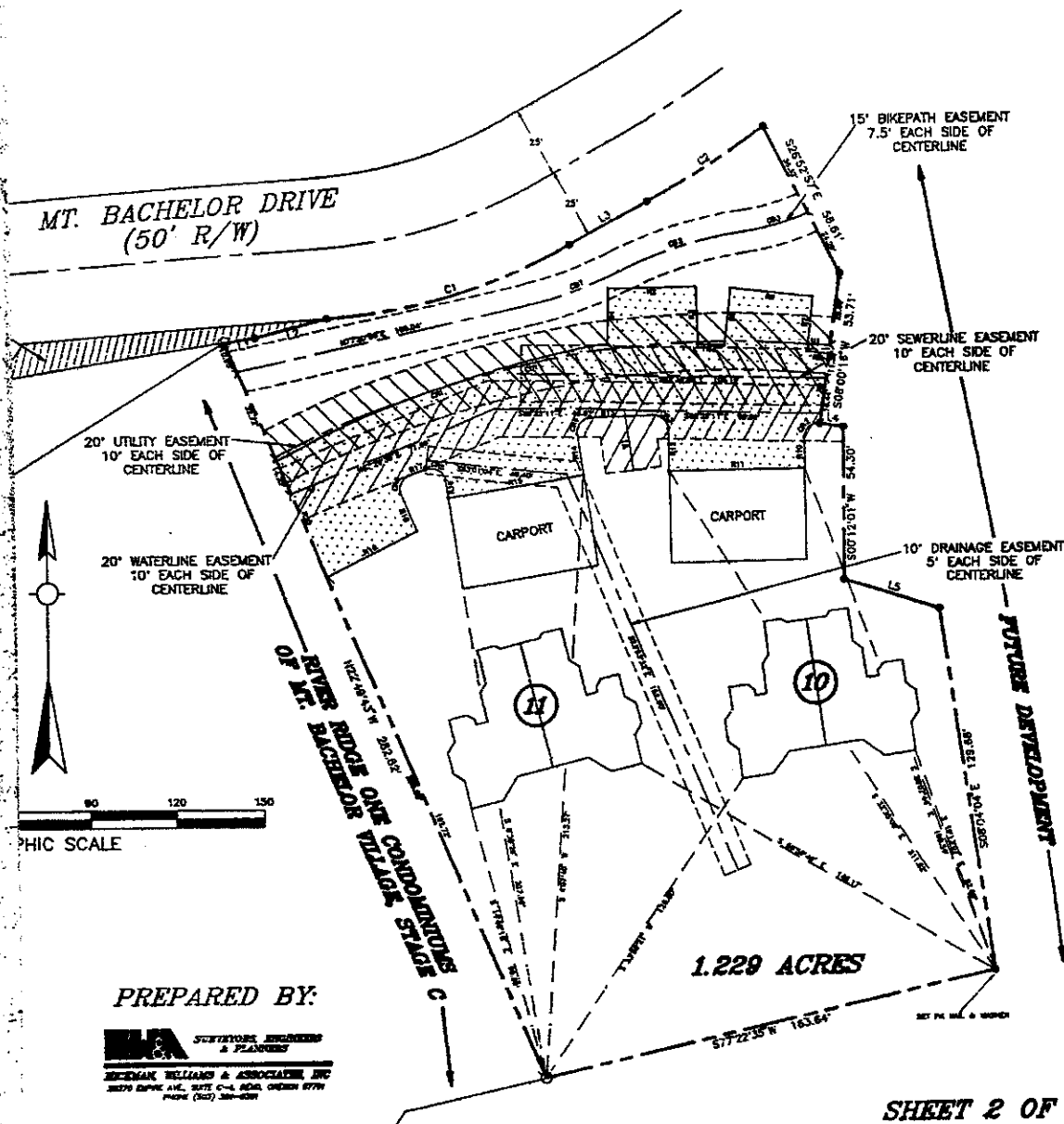
CONDOMINIUMS CHILLER VILLAGE, STAGE D

HALF OF SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M.,
OF BEND, DESCHUTES COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

PHILIP R. BALDWIN
2489

8/19/92



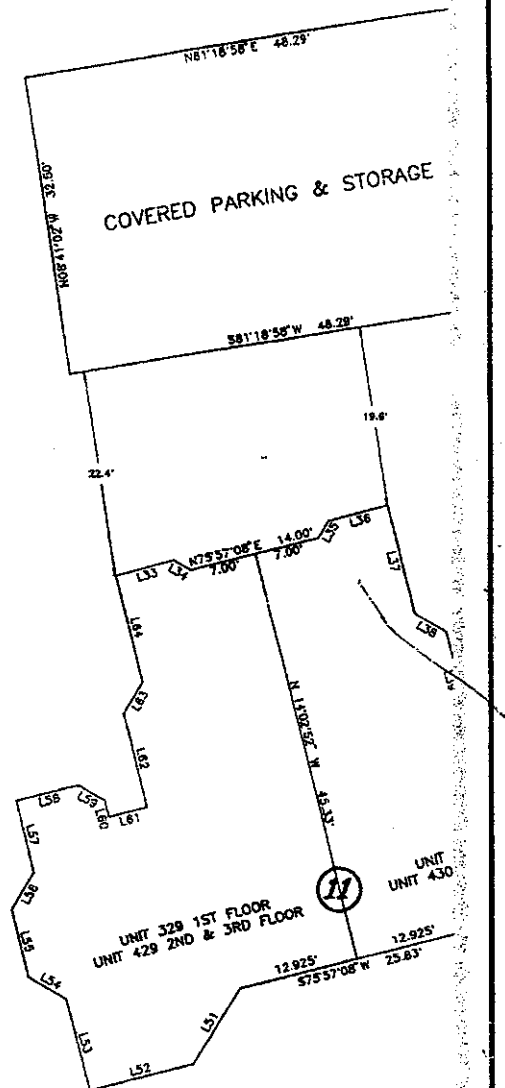
SHEET 2 OF 9

920203P2

**RIVER RIL
OF MT. BA**
LOCATED IN: THE NORTH ONE-HA
CITY OF
274 - 1889

BL

LINE	BEARING	DISTANCE
L1	N81°51'04"E	6.50'
L2	S53°08'56"E	2.12'
L3	N36°51'04"E	2.12'
L4	N81°51'04"E	6.50'
L5	S08°08'56"E	12.00'
L6	S53°08'56"E	4.01'
L7	S08°08'56"E	10.50'
L8	N81°51'04"E	4.17'
L9	N08°08'56"W	1.83'
L10	N36°51'04"E	3.30'
L11	N81°51'04"E	5.83'
L12	S08°08'56"E	8.00'
L13	S53°08'56"E	4.71'
L14	S08°08'56"E	7.50'
L15	S36°51'04"W	4.71'
L16	S08°08'56"E	10.33'
L17	S81°51'04"W	11.42'
L18	N53°08'56"W	9.66'
L19	S36°51'04"W	9.66'
L20	S81°51'04"W	11.42'
L21	N08°08'56"W	10.33'
L22	N53°08'56"W	4.71'
L23	N08°08'56"W	7.50'
L24	N36°51'04"E	4.71'
L25	N08°08'56"W	8.00'
L26	N81°51'04"E	6.83'
L27	S53°08'56"E	3.30'
L28	S08°08'56"E	1.83'
L29	N81°51'04"E	4.17'
L30	N08°08'56"W	10.50'
L31	N36°51'04"E	4.01'
L32	N08°08'56"W	12.00'
L33	N75°57'08"E	6.50'
L34	S59°02'52"E	2.12'
L35	N30°57'08"E	2.12'
L36	N75°57'08"E	6.50'
L37	S14°02'52"E	12.00'
L38	S59°02'52"E	4.01'
L39	S14°02'52"E	10.50'
L40	N75°57'08"E	4.17'
L41	N14°02'53"W	1.83'
L42	N30°57'08"E	3.30'
L43	N75°57'08"E	6.83'
L44	S14°02'52"E	8.00'
L45	S59°02'52"E	4.71'
L46	S14°02'52"E	7.50'
L47	S30°57'08"W	4.71'
L48	S14°02'52"E	10.33'
L49	S75°57'08"W	11.42'
L50	N59°02'52"W	9.66'
L51	S30°57'08"W	9.66'
L52	S75°57'08"W	11.42'
L53	N14°02'52"W	10.33'
L54	N59°02'52"W	4.71'
L55	N14°02'52"W	7.50'
L56	N30°57'08"E	4.71'
L57	N14°02'52"W	8.00'
L58	N75°57'08"E	6.83'
L59	S59°02'52"E	3.30'
L60	S14°02'52"E	1.83'
L61	N75°57'08"E	4.17'
L62	N14°02'52"W	10.50'
L63	N30°57'08"E	4.01'
L64	N14°02'52"W	12.00'



PREPARED BY:

HWA SURVEYING, ENGINEERING
& PLANNING
HUCKLEMAN, WILLIAMS & ASSOCIATES, INC.
20700 CANYON AVE., SUITE C-4, REDD, OREGON 97761
PHONE (503) 286-4331

GEORGE ON MINIMUMS CHELOR VILLAGE, STAGE D

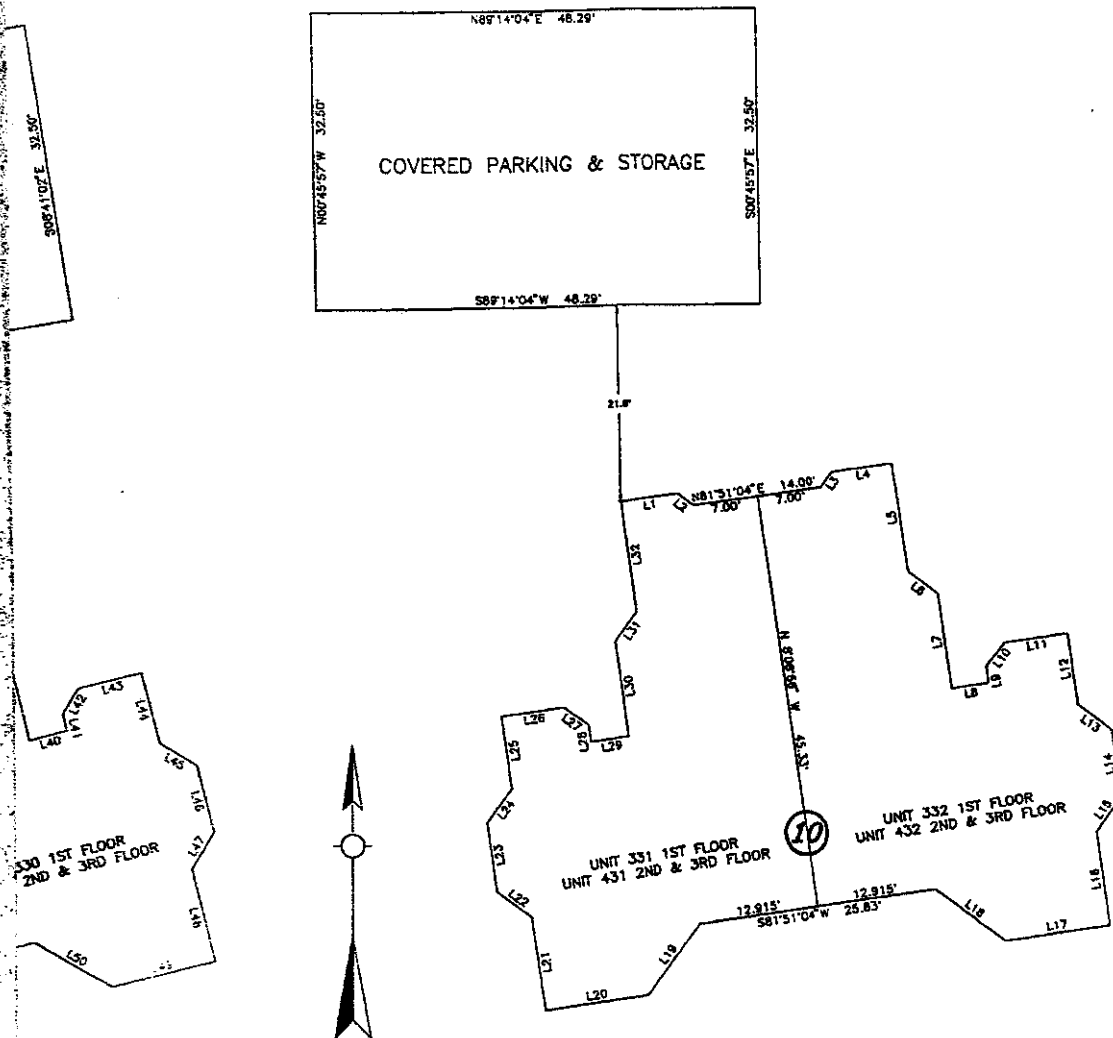
1/4 OF SECTION 7, TOWNSHIP 15 SOUTH, RANGE 12 EAST, W.M.,
BEND, DESCHUTES COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Philip R. Baldner
OREGON
JULY 1981
PHILIP R. BALDNER
2469

8/18/92

BUILDING & CARPORT DETAIL
OF BUILDINGS 10 & 11

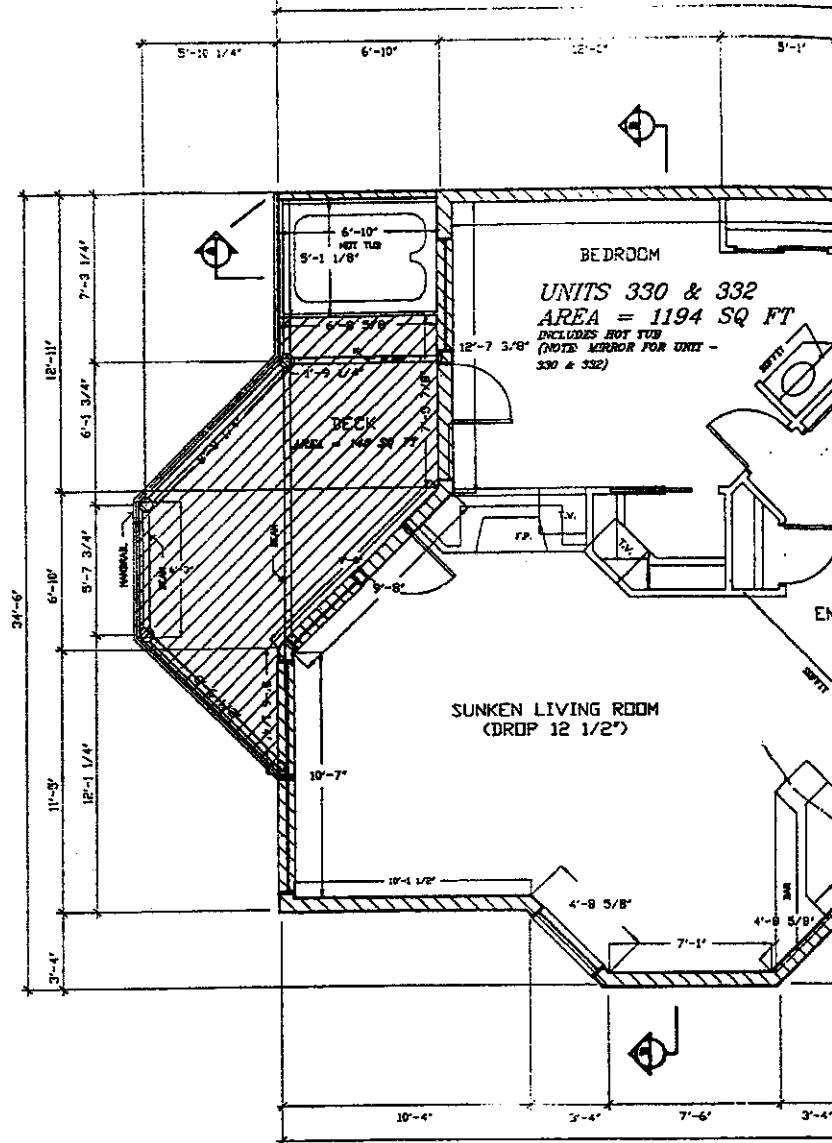


SHEET 3 OF 9

920203P3

RIVER RD OF MT. BAC

LOCATED IN THE NORTH ONE-HALF
CITY OF



FIRST FLOOR PLAN

1/4" = 1'-0"

AREA 1194 SQ FT—UNITS 330 & 332 (UNITS 329 & 331 IS A MIRROR IMAGE OF

GENERAL NOTES:

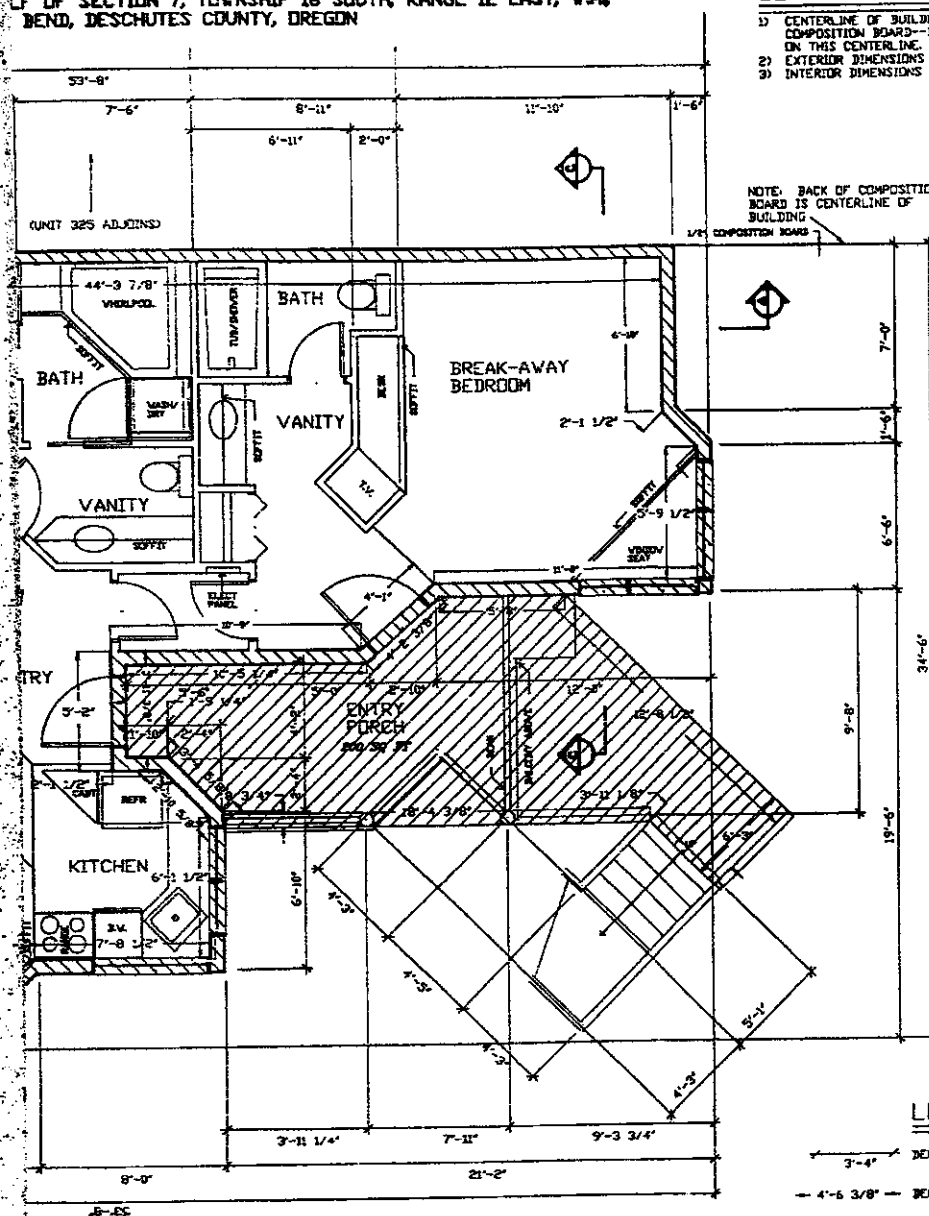
- 1) CENTERLINE OF BUILDING IS BACK FACE OF COMPOSITION BOARD--BUILDING IS MIRRORED ON THIS CENTERLINE.
- 2) EXTERIOR DIMENSIONS ARE TO FRAMED WALLS.
- 3) INTERIOR DIMENSIONS ARE TO FINISHED WALLS.

NOTE: BACK OF COMPOSITION BOARD IS CENTERLINE OF BUILDING





REGISTERED
PROFESSIONAL
LAND SURVEYOR

PHILIP R. BALDNER
2489

8/18/92



LEGEND:

-  3'-4" DENOTES EXTERIOR DIMENSION
 4'-5 3/8" DENOTES INTERIOR DIMENSION
 DENOTES COMMON ELEMENT
 DENOTES LIMITED COMMON ELEMENT

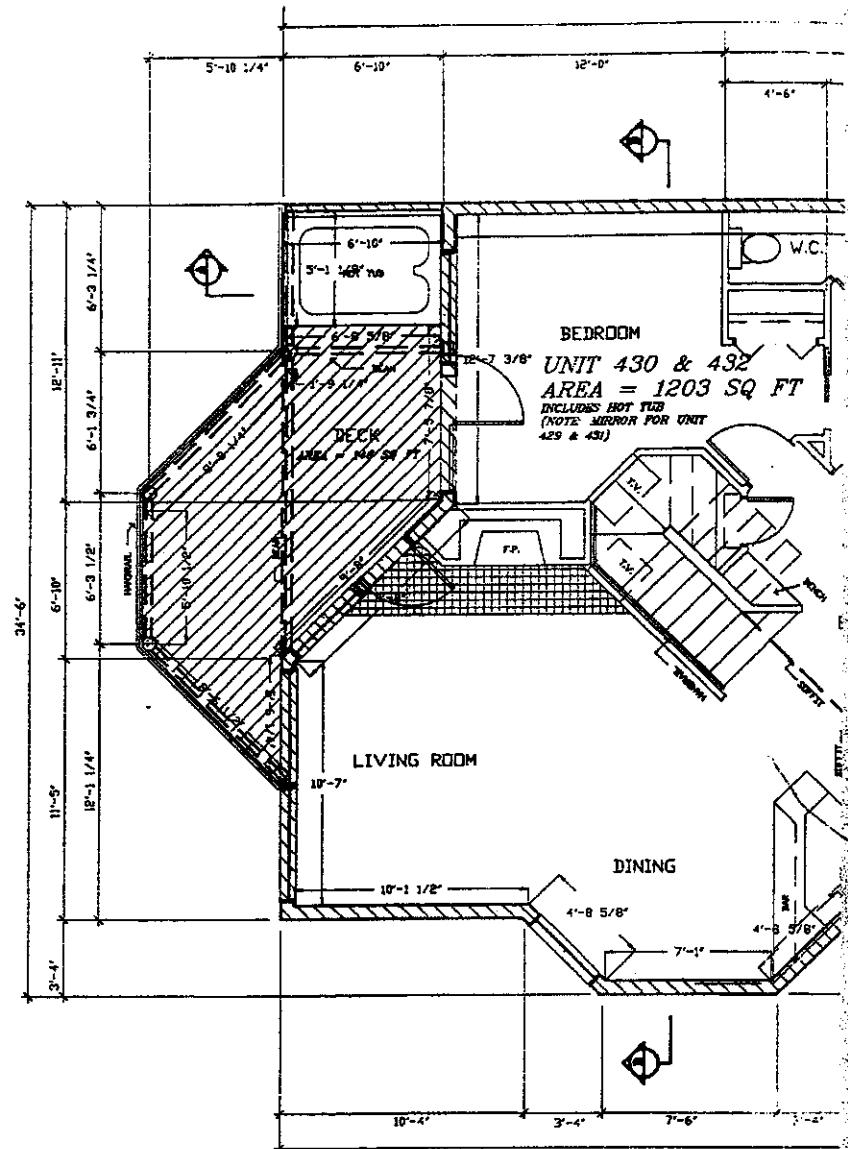
330 & 332)

SHEET 4 OF 9
920203P4

274 - 1893

RIVER INN
OF MT. BAC

LOCATED IN THE NORTH ONE-HALF
CITY OF



SECOND FLOOR PLAN

1/4" =

AREA: 1203 SQ FT—UNIT 430 & 432 (UNIT 429 & 431 IS A MIRROR IMAGE)

274 - 1894

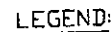
GENERAL NOTES:





- 1) CENTERLINE OF BUILDING IS BACK FACE OF COMPOSITION BOARD--BUILDING IS MIRRORED ON THIS CENTERLINE.
2) EXTERIOR DIMENSIONS ARE TO FRAMED WALLS.
3) INTERIOR DIMENSIONS ARE TO FINISHED WALLS.

Philip R. Baldner
OREGON
JULY 28, 1974
PHILIP R. BALDNER
2489

8/12/72

NOTE: BACK OF COMPOSITION
BOARD IS CENTERLINE OF
BUILDING



-  DENOTES EXTERIOR DIMENSION
 DENOTES INTERIOR DIMENSION
 DENOTES COMMON ELEMENT
 DENOTES LIMITED COMMON ELEMENT

1'-0'

E DF 430 & 432)

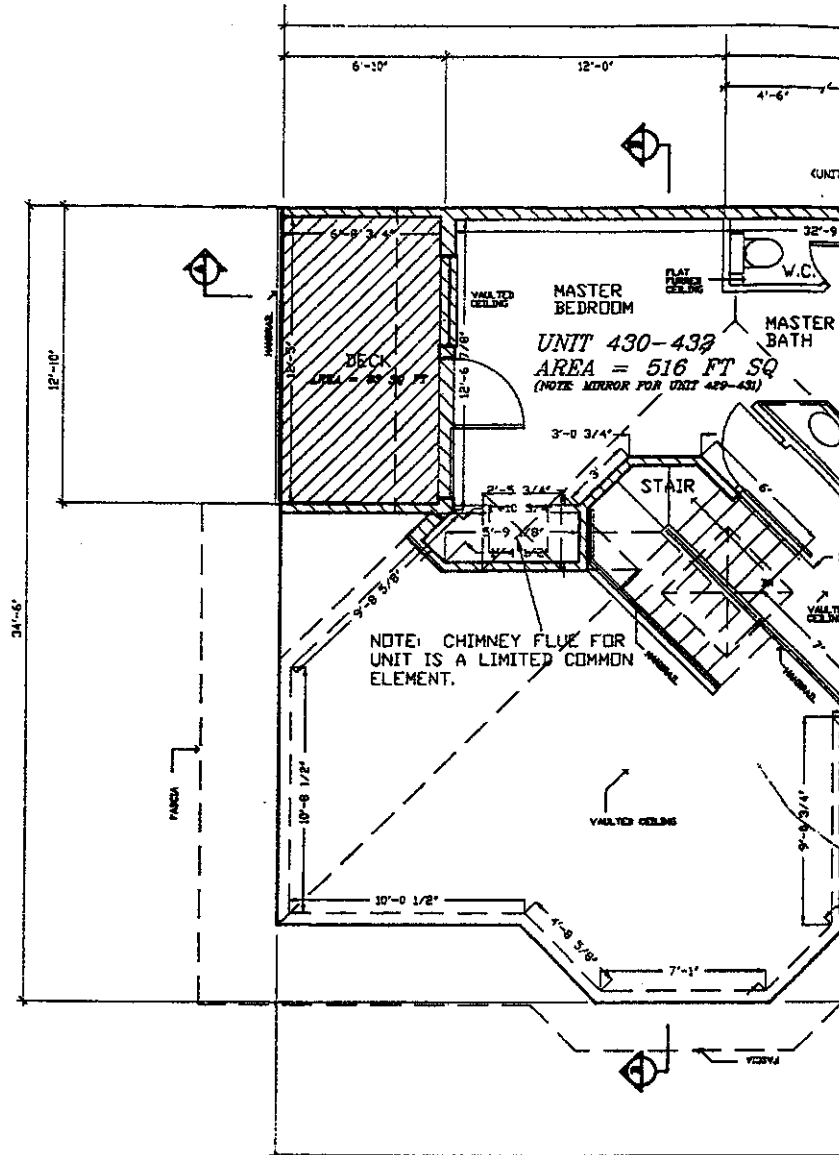
SHEET 5 OF 9

§ 20.203F1

274 - 1895

RIVER RD OF MT. BAC

LOCATED IN THE NORTH ONE-HALF
CITY OF



THIRD FLOOR PLAN

1/

AREA: 516 SQ FT—UNIT 430-432 (UNIT 429-431 IS A MIRROR IMAGE)

GENERAL NOTES:





- 1) CENTERLINE OF BUILDING IS BACK FACE OF COMPOSITION BOARD-BUILDING IS MIRRORED ON THIS CENTERLINE.
- 2) EXTERIOR DIMENSIONS ARE TO FRAMED WALLS.
- 3) INTERIOR DIMENSIONS ARE TO FINISHED WALLS.

Philip R. Baloner
OREGON
SAT 30, 1991
PHILIP R. BALONER
2489

8/18/92

NOTE: BACK OF COMPOSITION BOARD IS CENTERLINE OF BUILDING



-  DENOTES EXTERIOR DIMENSION
 DENOTES INTERIOR DIMENSION
 DENOTES COMMON ELEMENT
 DENOTES LIMITED COMMON ELEMENT

4 = 1-0

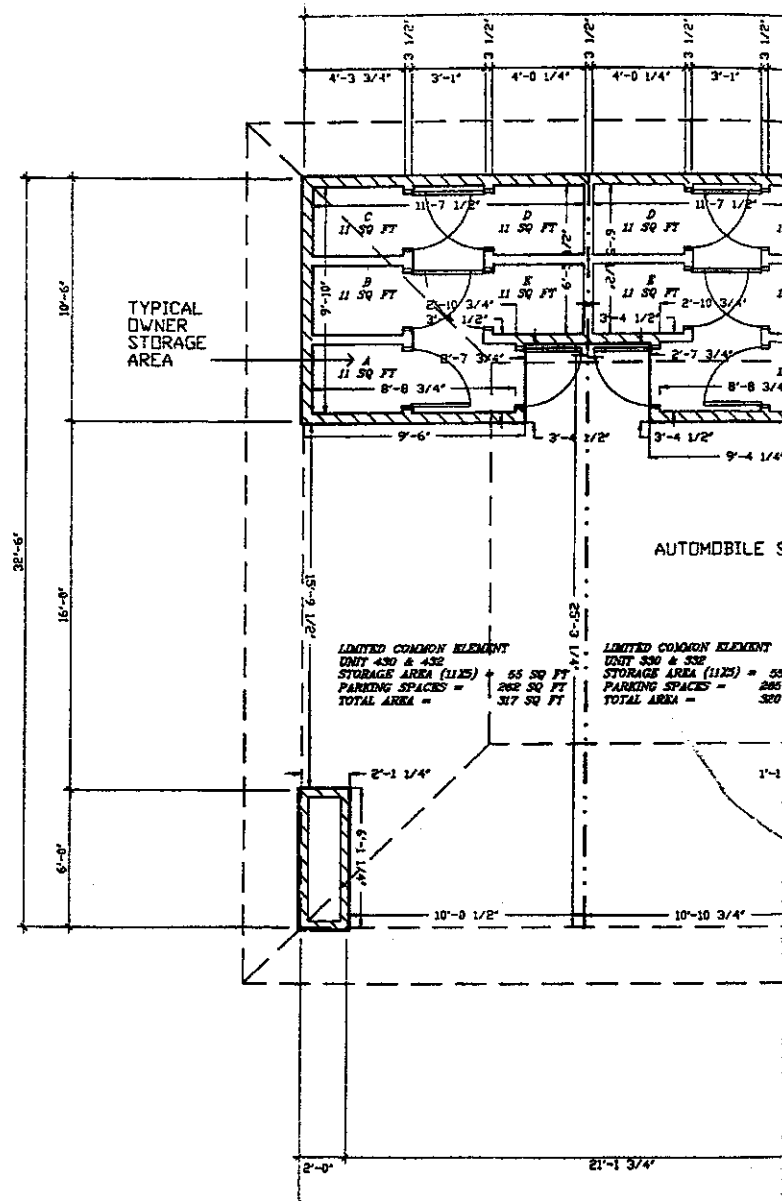
DF 430-432)

SHEET 6 OF 9

42322346

RIVER RIL OF MT. BAC

LOCATED IN THE NORTH ONE-HALF
CITY OF



274 - 1898

GE ONE CONDOMINIUMS HELMER VILLAGE, STAGE D

OF SECTION 7, TOWNSHIP 16 SOUTH, RANGE 12 EAST, W.M.
BEND, DESCHUTES COUNTY, OREGON

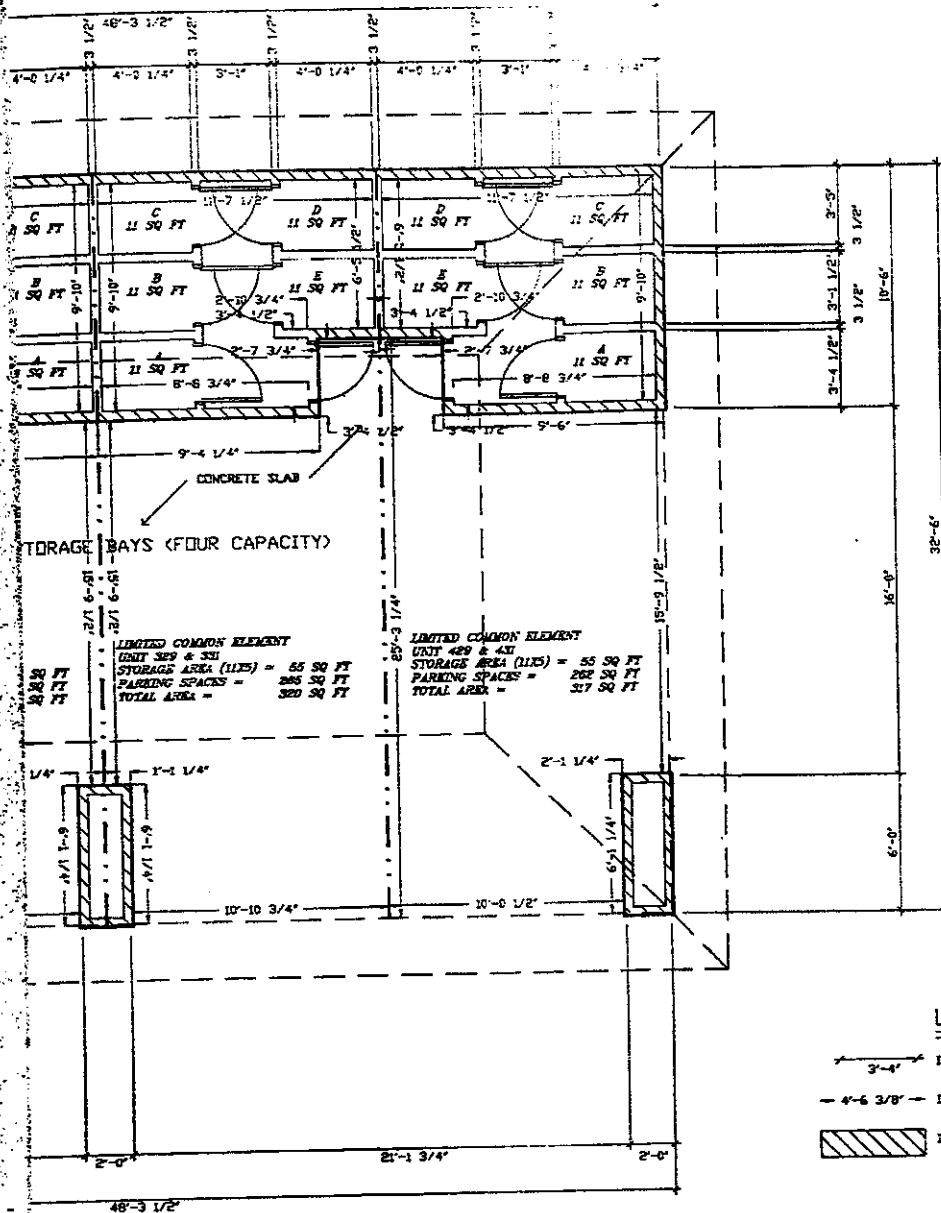
GENERAL NOTES

1. EXTERIOR DIMENSIONS ARE TO FRAMED WALLS.
2. INTERIOR DIMENSIONS ARE TO FINISHED WALLS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Philip R. Baldner
OREGON
2015 90
PHILIP R. BALDNER
2489

8/18/92



SHEET 7 OF 9

920203P7

ELEVATION TABLES

BUILDING 10

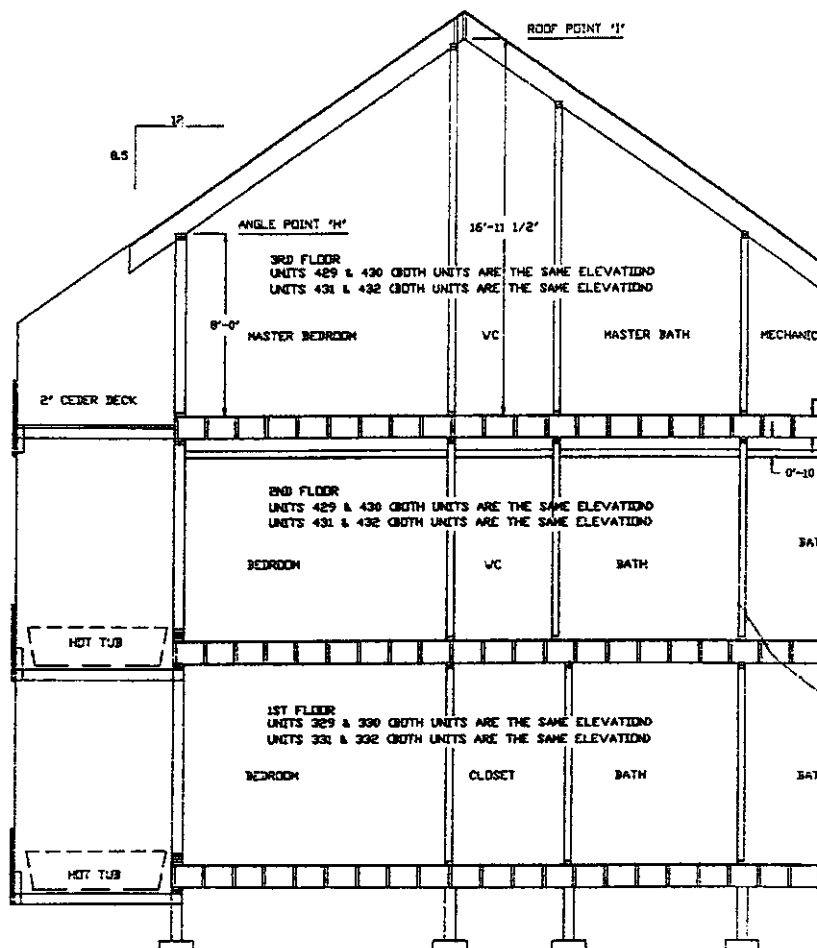
UNIT NUMBER	POINT	ELEVATION
331 & 332	A	3779.33'
	B	3767.97'
431 & 432	C	3789.16'
	D	3757.99'
	E	3803.32'
	F	3796.91'
	G	3798.99'
	H	3806.99'
	I	3815.95'

BUILDING 11

UNIT NUMBER	POINT	ELEVATION
329 & 330	A	3781.05'
	B	3789.69'
429 & 430	C	3790.88'
	D	3859.71'
	E	3805.34'
	F	3798.63'
	G	3800.71'
	H	3808.71'
	I	3817.23'

RIVER
OF MT. BAC
LOCATED IN THE NORTH ONE-HA
CITY OF

274 - 1899



SECTION A-A

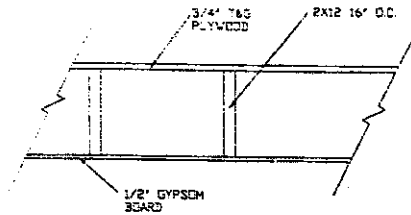
BUILDING SECTIONS & ELEVATIONS

274 - 1900

CONDOMINIUMS HELLOR VILLAGE, STAGE D

1/2 OF SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, W.M.,
BEND, DESCHUTES COUNTY, OREGON

AS DESIGNED BY
PROFESSOR
LAND SURVEYOR
Philip R. Baldner
OREGON
PHILIP R. BALDNER
2489
8/18/92



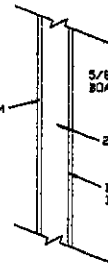
FLOOR JOIST WITH CEILING
TYPICALS
1" = 1'

2X6 16' D.C.
1/2" PLYWOOD
3/4" SIDING



TYPICAL EXTERIOR
WALL

1/2" GYPSUM
BOARD



TYPICAL INTERIOR
WALL

1" SPACE BETWEEN
WALLS W/ 1/2"
COMPOSITION BOARD
LOOSE BETWEEN

5/8" GYPSUM
BOARD

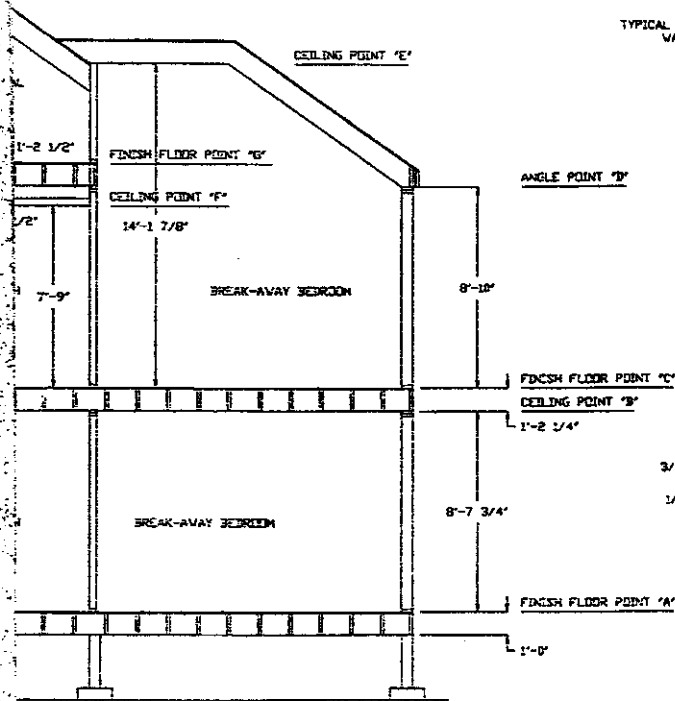
2X4 16' D.C.

1/2" GYPSUM
BOARD

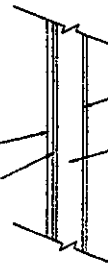


TYPICAL PARTY
WALL

BUILDING WALL TYPICALS
1" = 1'



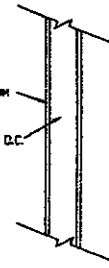
3/4" SIDING
1/2" PLYWOOD



TYPICAL EXTERIOR
WALL

1/2" GYPSUM
BOARD

2X4 16' D.C.



TYPICAL INTERIOR
WALL

COVERED STORAGE WALL TYPICALS
1" = 1'

NOTE: ELEVATIONS SHOWN ARE BASED UPON ELEVATION 3769.85 AS
ESTABLISHED AT THE 3" BRASS CAP IN A 2 1/2" IRON PIPE
FOR THE "BENCH POINT"

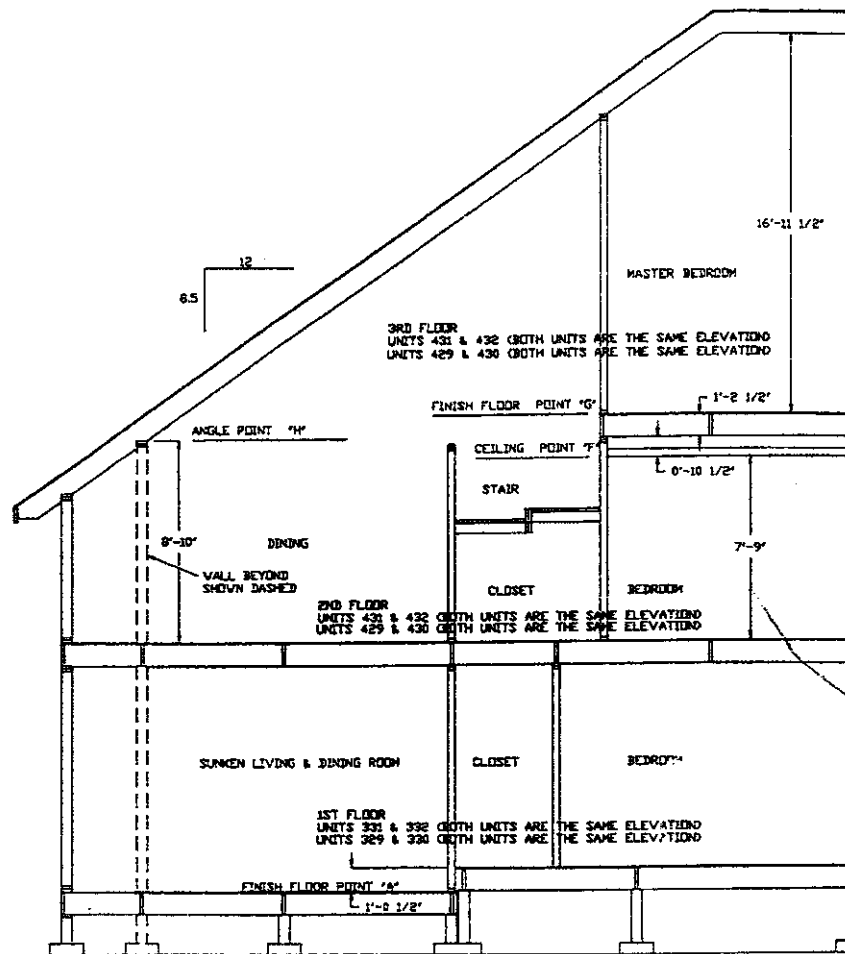
1/4" = 1'-0"

SHEET 8 OF 9

920203P8

RIVER RD OF MT. BAC

LOCATED IN THE NORTH ONE-HALF
CITY OF



SECTION B-B

BUILDING SECTIONS & ELEVATIONS

GE ONE CONDOMINIUMS HELOR VILLAGE, STAGE D

OF SECTION 7, TOWNSHIP 18 SOUTH, RANGE 12 EAST, V.M.
DEED, DESCHUTES COUNTY, OREGON

REGISTERED
PROFESSIONAL
LAND SURVEYOR

OREGON
PHILIP R. BALDNER
2485

8/18/92

ROOF POINT 'E'

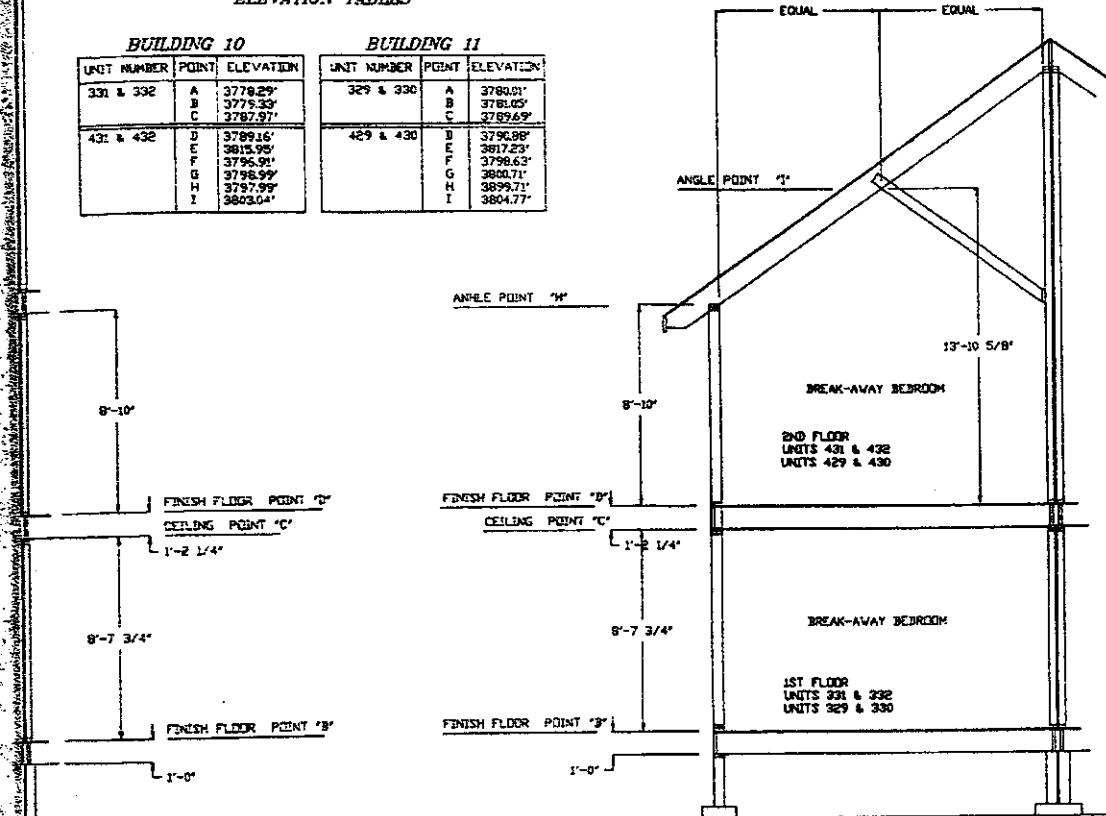
ELEVATION TABLES

BUILDING 10

UNIT NUMBER	POINT	ELEVATION
331 & 332	A	3778.29'
	B	3775.33'
	C	3787.97'
431 & 432	D	3789.16'
	E	3815.95'
	F	3795.91'
	G	3798.99'
	H	3797.99'
	I	3803.04'

BUILDING 11

UNIT NUMBER	POINT	ELEVATION
329 & 330	A	3780.01'
	B	3781.05'
	C	3789.69'
429 & 430	D	3790.88'
	E	3817.23'
	F	3798.63'
	G	3800.71'
	H	3809.71'
	I	3804.77'



SECTION C-C

1/4" = 1'-0"

SHEET 9 OF 9

920203F9


274 - 1903

STATE OF OREGON) ss.
COUNTY OF DESCHUTES)

I, MARY SUE PENHOLLOW, COUNTY CLERK AND
RECORDER OF CONVEYANCES, IN AND FOR SAID
COUNTY, DO HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT WAS RECORDED THIS DAY:

92 AUG 26 PM 5:45

MARY SUE PENHOLLOW
COUNTY CLERK

BY.  DEPUTY
NO. 92-28242 FEB 1350
DESCHUTES COUNTY OFFICIAL RECORDS