

CLARIFICATION OF UNIT DESIGNATIONS  
OF EAST COOPER TOWNHOUSE CONDOMINIUMS

This Clarification of Unit Designations of East Cooper Townhouse Condominiums ("Clarification") is made and effective this 20th day of July, 1994, by East Cooper Limited Liability Company, a Colorado limited liability company ("East Cooper").

RECITALS

A. Lacet Limited Liability Company ("Declarant") has previously executed and recorded the Declaration of Protective and Restrictive Covenants of East Cooper Townhouse Condominiums in Book 730 at Page 315 and the First Amendment to Declaration of Protective and Restrictive Covenants of East Cooper Townhouse Condominiums recorded in Book 756 at Page 13 (collectively "the Declaration"); and

B. Declarant has previously executed and recorded in the records of Pitkin County, Colorado the Condominium Map of East Cooper Townhouse Condominiums recorded in Book 35 at Page 12 (the "Condominium Map"); and

C. Declarant has conveyed ownership of the East Cooper Townhouse Condominiums to East Cooper; and

D. The designations of the Units on Exhibit B to the Declaration do not coincide with the Unit designations on the Condominium Map and this Clarification is filed to set forth the correct designations of each Unit.

1. Correct Unit Designations. The correct and final designations for each Unit shall be as set forth on Exhibit A attached hereto and incorporated herein.

2. Percentages. The percentages of common elements and assessments allocable to each Unit have not changed and are as set forth in the original Exhibit B to the Declaration.

3. Power of Attorney. This Clarification is executed by Curtis B. Sanders as Attorney-In-Fact for East Cooper and Declarant pursuant to the Powers of Attorney attached hereto as Exhibits B and C which are incorporated herein by this reference. This Clarification is necessary in order to permit the title insurance company to provide title insurance protection for purchasers of the Units.

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SILVIA DAVIS PITKIN COUNTY CLERK & RECORDER

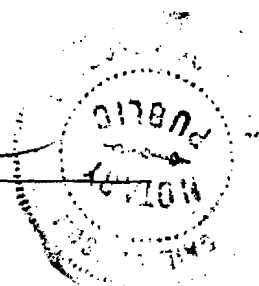
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WITNESS my hand and official seal.

My commission expires: 10-1-96

Carl J. [Signature]  
Notary Public



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EXHIBIT A  
UNIT DESCRIPTIONS FOR EAST COOPER TOWNHOUSE CONDOMINIUMS

<u>Designation on Exhibit B of Declaration</u>	<u>Designation on Condominium Map</u>	<u>Correct Designation</u>
A1A	101	101
A1B	103	103
A2A	102	102
A2B	104	104
B1	205	205
B2	206	206
B3	207	207
B4	208	208
C1	309	309
C2	310	310
C3	311	311
C4A	312	312
C5B	313	313

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**POWER OF ATTORNEY**

East Cooper Limited Liability Company (the "Company"), whose address is Suite 204 FirstBank Center, 160 Highway 6, Drawer 1099, Silverthorne, Colorado 80498, by and through its Manager, E.J. Olbright appoints Curtis B. Sanders 201 North Mill, Suite 201 Aspen, Colorado 81611 as its agent and attorney-in-fact to act on its behalf in any lawful way, but only with respect to the following subject:

To execute documents necessary to sell and convey certain real property in whole or in part, situate in the County of Pitkin, State of Colorado, and more particularly described as the East Cooper Affordable Housing Subdivision, according to the Plat thereof filed July 21, 1993 in Plat Book 32 at Page 15, Pitkin County, State of Colorado at such prices and on such terms and conditions as its agent and attorney-in-fact may deem fit and proper, and to execute and deliver any deed or other instrument of conveyance that may be essential or required for the proper conveyance of the above property; and, on the closing of the above property, to make any adjustments for interest, taxes, water rents or other amounts which may be required to be adjusted; and to pay out any money that may be necessary as a result of any adjustments; and to collect such monies as become due from the sale of such property; and to do all other acts or things that the Company might do in making and effecting such sale of the above property; and generally to do any and all things which the Company's agent and attorney-in-fact in his discretion shall deem proper on the Company's behalf and which the Company could do itself if its Manager were personally present as it relates to the sale of the above property (in whole or in part).

The Company hereby ratifies and confirms all things which the Company's agent and attorney-in-fact shall lawfully cause to be done

The Company agrees that any third party who receives a copy of this document may act under it. Revocation of the Power of Attorney is not effective as to a third party until the third party learns of the revocation. The Company agrees to indemnify the third party for any claims that arise against the third party because of reliance on this Power of Attorney.

This Power of Attorney is effective immediately and will terminate July 1, 1994, and thereafter shall be of no force or effect.

Signed this 26 day of October, 1993.

EAST COOPER LIMITED LIABILITY COMPANY

By: E.J. Olbright, Manager

*Arizona*  
 STATE OF COLORADO )  
 COUNTY OF *Morison* ) ss

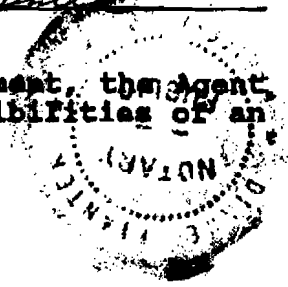
This document was acknowledged before me on October \_\_\_\_, 1993 by E.J. Olbright, as Manager of East Cooper Limited Liability Company.

Witness My Hand and Seal My Commission Expires Dec. 29, 1996  
 My Commission Expires: \_\_\_\_\_

*[Signature]*  
 \_\_\_\_\_  
 Notary Public

By accepting or acting under the appointment, the Agent assumes the fiduciary and other legal responsibilities of an Agent.

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**POWER OF ATTORNEY**

Lacet Limited Liability Company (the "Company"), whose address is Suite 204 FirstBank Center, 160 Highway 6, Drawer 1099, Silverthorne, Colorado 80498, by and through its Manager, E.J. Olbright appoints Curtis B. Sanders 201 North Mill, Suite 201 Aspen, Colorado 81611 as its agent and attorney-in-fact to act on its behalf in any lawful way, but only with respect to the following subject:

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Signed this 26 day of October, 1993.

LACET LIMITED LIABILITY COMPANY

By:

  
E.J. Olbright, Manager

