

not copy

RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:

**MAGNESIA FALLS PLAZA, LLC**  
ATTN: MATTHEW V. JOHNSON  
PO BOX 3  
RANCHO MIRAGE, CA 92270

**2016-0474401**

10/27/2016 01:38 PM

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Peter Aldana  
County Of Riverside  
Assessor-County Clerk-Recorder

***SUPERSEDING CONDOMINIUM PLAN NO. 1***

**SHEET 01 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
*WITHIN PARCEL 1 OF PARCEL MAP NO. 36913*

IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

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OCTOBER 14, 2016

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 02 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913  
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**OWNER'S STATEMENT:**

WE, THE UNDERSIGNED, BEING THE RECORD OWNER(S) OF, AND RECORD HOLDERS OF SECURITY INTERESTS IN THE REAL PROPERTY DESCRIBED IN THE DOCUMENTS HEREINAFTER MENTIONED, DO HEREBY CERTIFY THAT

WE HEREBY CONSENT TO THE RECORDATION OF THE PLAN OF CONDOMINIUM, PURSUANT TO THE PROVISIONS OF SECTION 6624(c) AND SECTION 6626 OF THE CALIFORNIA CIVIL CODE, CONSISTING OF:

- (i) THE DESCRIPTION OR SURVEY MAP OF THE SURFACE OF THE LAND INCLUDED WITHIN THE PROJECT, AS SUCH DESCRIPTION IS SET FORTH UPON OR CONSTITUTED BY PARCEL 1 OF PARCEL MAP NO. 36913, AS SHOWN ON A MAP THEREOF FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ATTACHED HERETO AND INCORPORATED HEREIN; AND
- ii) THIS CERTIFICATE.

MAGNESIA FALLS PLAZA, LLC,  
A CALIFORNIA LIMITED LIABILITY COMPANY.

TERRACE PARTNERS, LLC,  
A CALIFORNIA LIMITED LIABILITY COMPANY.

BY: \_\_\_\_\_

MATTHEW V. JOHNSON, MANAGING MEMBER

DATE: \_\_\_\_\_

*10/17/16*

BY: \_\_\_\_\_

SCOTT R. WILSON, MANAGING MEMBER

DATE: \_\_\_\_\_

*10/17/16*

(FOR NOTARY ACKNOWLEDGEMENTS OF OWNER'S SIGNATURES, SEE SHEET 3)

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 03 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913 IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**NOTARY ACKNOWLEDGMENT**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA ) S.S  
COUNTY OF RIVERSIDE )

ON October 17, 2016, BEFORE ME, Carol L. Hickman A NOTARY PUBLIC, PERSONALLY APPEARED Matthew V. Johnson, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON, S WHOSE NAME S IS / ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE / SHE / THEY EXECUTED THE SAME IN HIS / HER / THEIR AUTHORIZED CAPACITY IES, AND THAT BY HIS / HER / THEIR SIGNATURE ON THE INSTRUMENT, THE PERSON S OR THE ENTITY UPON BEHALF OF WHICH THE PERSON S ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL:

SIGNATURE Carol L. Hickman



NOTARY PUBLIC IN AND FOR SAID STATE  
MY COMMISSION EXPIRES Feb. 7, 2018  
MY COMMISSION NUMBER 2057101  
MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY.

**NOTARY ACKNOWLEDGMENT**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA ) S.S  
COUNTY OF RIVERSIDE )

ON Oct. 17, 2016, BEFORE ME, Carol L. Hickman A NOTARY PUBLIC, PERSONALLY APPEARED Scott R. Wilson, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON, S WHOSE NAME S IS / ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE / SHE / THEY EXECUTED THE SAME IN HIS / HER / THEIR AUTHORIZED CAPACITY IES, AND THAT BY HIS / HER / THEIR SIGNATURE ON THE INSTRUMENT, THE PERSON S OR THE ENTITY UPON BEHALF OF WHICH THE PERSON S ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL:

SIGNATURE Carol L. Hickman



NOTARY PUBLIC IN AND FOR SAID STATE  
MY COMMISSION EXPIRES Feb. 7, 2018  
MY COMMISSION NUMBER 2057101  
MY PRINCIPAL PLACE OF BUSINESS IS IN Riverside COUNTY.


**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 04 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913 IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**BENEFICIARIES STATEMENT**

PACIFIC PREMIER BANK, SUCCESSOR IN INTEREST TO SECURITY BANK OF CALIFORNIA, A CALIFORNIA CORPORATION, BENEFICIARY UNDER DEED OF TRUST RECORDED MARCH 20, 2015 AS DOC. #2015-0113789, AND ALSO BENEFICIARY UNDER CONSTRUCTION DEED OF TRUST RECORDED OCTOBER 9, 2015 AS DOC. #2015-0448245, BOTH OF OFFICIAL RECORDS OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PACIFIC PREMIER BANK

BY: 

BRUCE LARSON, 1ST VICE PRESIDENT

DATED: 10-18-16

**NOTARY ACKNOWLEDGMENT**

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA ) S.S  
COUNTY OF RIVERSIDE )

ON October 18, 2016, BEFORE ME, Marion Katz A NOTARY PUBLIC, PERSONALLY APPEARED BRUCE LARSON, WHO PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSON-S WHOSE NAME S/IS /-ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT ~~HE / SHE /~~ THEY EXECUTED THE SAME IN ~~HIS / HER /~~ THEIR AUTHORIZED CAPACITY IES, AND THAT BY ~~HIS / HER /~~ THEIR SIGNATURE ON THE INSTRUMENT, THE PERSON S OR THE ENTITY UPON BEHALF OF WHICH THE PERSON S ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL:

SIGNATURE

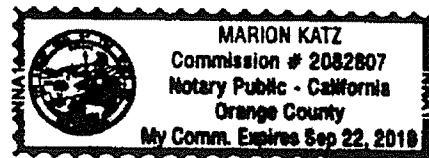


NOTARY PUBLIC IN AND FOR SAID STATE

MY COMMISSION EXPIRES 9/22/18

MY COMMISSION NUMBER 2082807

MY PRINCIPAL PLACE OF BUSINESS IS IN ORANGE COUNTY.



**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 05 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913 IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**DEFINITIONS**

**ASSOCIATION**

ASSOCIATION MEANS MAGNESIA FALLS PLAZA OWNERS ASSOCIATION, A CALIFORNIA NONPROFIT CORPORATION (FORMED PURSUANT TO THE CALIFORNIA NONPROFIT MUTUAL BENEFIT CORPORATION LAW) OR SUCCESSOR STATUTES, AND ITS SUCCESSORS-IN-INTEREST. THE ASSOCIATION IS AN "ASSOCIATION" AS DEFINED IN CIVIL CODE §6528.

**ASSOCIATION PROPERTY**

ASSOCIATION PROPERTY MEANS REAL OR PERSONAL PROPERTY DESIGNATED BY DECLARANT OR THE BOARD AS ASSOCIATION PROPERTY AND THEREFORE MADE SUBJECT TO THE RESTRICTIONS ON ASSOCIATION PROPERTY ESTABLISHED IN THE GOVERNING DOCUMENTS. ANY REFERENCES IN THE DECLARATION TO ASSOCIATION PROPERTY ARE REFERENCES TO THE ASSOCIATION PROPERTY AS A WHOLE AND TO PORTIONS THEREOF. THE ASSOCIATION PROPERTY IS "COMMON AREA" AS DEFINED IN CIVIL CODE §6532(A). THE ASSOCIATION PROPERTY IN THE PROJECT CONSISTS OF ALL THE REAL PROPERTY DESCRIBED IN THIS CONDOMINIUM PLAN (EXCEPT FOR THE UNITS AND THE COMMON AREA SHOWN IN THIS CONDOMINIUM PLAN), AND THE IMPROVEMENTS AND EASEMENTS LOCATED THEREON OR MAINTAINED BY THE ASSOCIATION, INCLUDING WITHOUT LIMITATION:

- (A) CONDOMINIUM BUILDING. EACH CONDOMINIUM BUILDING (BUT EXCLUDING THE UNITS), THE COMPONENTS OF THE CONDOMINIUM BUILDING AS LISTED IN THE CONDOMINIUM BUILDING DEFINITION, AND RELATED IMPROVEMENTS SUCH AS EXTERIOR LIGHTING FIXTURES AND UTILITY CABINETS ON BUILDING EXTERIORS AND FACILITIES FOR THE DELIVERY OF UTILITIES TO THE PROJECT (EXCEPT FOR OUTLETS THAT ARE LOCATED IN THE UNIT).
- (B) OTHER IMPROVEMENTS. MONUMENT SIGNS, PARKING AREAS, COVERED PARKING STRUCTURES, DRIVEWAYS, RAMPS, PASSAGEWAYS, PRIVATE ALLEYS, CURBS, GUTTERS, DRAINAGE FACILITIES, SIDEWALKS AND PEDESTRIAN WAYS, LANDSCAPED AND IRRIGATED AREAS, SPRINKLERS, SPRINKLER PIPES AND SPRINKLER HEADS THAT PROTRUDE THROUGH THE AIRSPACE OF A UNIT, PATIO AREAS, WALLS, FENCES, DRAINAGE FACILITIES, LIGHTING, AND DETENTION BASINS.
- (C) EASEMENTS GRANTED TO OR RESERVED FOR THE ASSOCIATION. THE EASEMENTS DESCRIBED IN THE GOVERNING DOCUMENTS, OR IN THE MAP OR IN OTHER RECORDED INSTRUMENTS AND GRANTED TO THE ASSOCIATION; PROVIDED, HOWEVER, THE ASSOCIATION SHALL ONLY HAVE THE RESPONSIBILITY FOR MAINTENANCE OF SUCH EASEMENTS WHERE SUCH MAINTENANCE RESPONSIBILITY IS GIVEN TO THE ASSOCIATION.

**COMMON AREA**

COMMON AREA MEANS THE VOLUMES OF AIRSPACE DESCRIBED IN THIS CONDOMINIUM PLAN, WHICH SHALL BE OWNED BY OWNERS IN THE PROJECT AS TENANTS-IN-COMMON. THE COMMON AREA CONSTITUTES THE REAL PROPERTY HELD IN UNDIVIDED INTEREST AS REQUIRED UNDER CIVIL CODE §6542(B). THE UNDIVIDED INTEREST ALLOCATED TO EACH UNIT SHALL BE DESCRIBED IN THE GRANT DEED CONVEYING THE UNIT TO AN OWNER.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 06 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913  
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FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**DEFINITIONS (continued)**

**COMMON  
UTILITY AREA**

COMMON UTILITY AREA MEANS THAT PORTION OF A CONDOMINIUM BUILDING DESIGNATED AS A UTILITY ROOM AND/OR A COMMON UTILITY AREA ON THIS CONDOMINIUM PLAN AND SUBJECT TO EASEMENTS IN FAVOR OF THE OWNERS FOR PURPOSES OF MAINTAINING CERTAIN UTILITY IMPROVEMENTS THEREIN. WITHOUT LIMITATION, THE SPACE ABOVE T-BAR CEILING SUPPORT IN ANY UNIT (ABOVE 8' 6"), AND AIR SPACE BETWEEN ADJACENT DEMISING WALLS ARE COMMON UTILITY AREAS.

**CONDOMINIUM**

CONDOMINIUM MEANS AN ESTATE IN REAL PROPERTY AS DEFINED IN CIVIL CODE §6542(B), CONSISTING OF AN UNDIVIDED OWNERSHIP INTEREST IN THE COMMON AREA, TOGETHER WITH A SEPARATE OWNERSHIP INTEREST IN A UNIT AND ALL EASEMENTS APPURTENANT THERETO.

**CONDOMINIUM  
BUILDING**

CONDOMINIUM BUILDING MEANS ONE OF THE FOUR BUILDING STRUCTURES IN THE PROJECT EACH CONTAINING UNITS, AS SHOWN ON THIS CONDOMINIUM PLAN. EACH CONDOMINIUM BUILDING ENCLOSES UNITS SHOWN IN THIS CONDOMINIUM PLAN, BUT THE CONDOMINIUM BUILDING IS NOT PART OF THE UNITS. FOR PURPOSES OF INTERPRETING THE DECLARATION AND THIS CONDOMINIUM PLAN, THE CONDOMINIUM BUILDING IS INTENDED TO INCLUDE THE FOLLOWING COMPONENTS:

- (A) THE SHELL (INCLUDING THE ROOF, FOUNDATION AND EXTERIOR SURFACES AND THE FINISHES THEREON) AND THE CORE OF THE CONDOMINIUM BUILDING;
- (B) ALL STRUCTURAL SUPPORT ELEMENTS EXISTING IN, ON, UNDER AND THROUGHOUT THE CONDOMINIUM BUILDING THAT CARRY ROOF, CEILING AND UPPER FLOOR LOADS TO THE FOUNDATION, INCLUDING ALL SEPARATE OR COMMON FOOTINGS, GIRDERS, COLUMNS, JOISTS, BRACES, FOUNDATIONS, TEMPORARY AND PERMANENT TIEBACK SYSTEMS, LOAD-BEARING WALLS AND OTHER STANDARD SUPPORT ELEMENTS, AND EVERY WALL, COLUMN, FLOOR, CEILING, FOOTING, FOUNDATION OR OTHER VERTICAL OR HORIZONTAL IMPROVEMENT IN THE CONDOMINIUM BUILDING, BUT NOT INCLUDING ANY WALL BETWEEN ROOMS IN A UNIT WHICH IS NOT NECESSARY FOR THE STRUCTURAL SUPPORT OF THE CONDOMINIUM BUILDING (FOR PURPOSES HEREOF, ANY WALL OR OTHER STRUCTURE WHICH CARRIES ROOF, CEILING OR UPPER FLOOR LOADS IS "NECESSARY FOR STRUCTURAL SUPPORT");
- (C) ANY HVAC SYSTEMS WHICH BENEFIT THE ENTIRE CONDOMINIUM BUILDING;
- (D) ALL EXTERIOR WALLS OF THE CONDOMINIUM BUILDING AND THEIR SURFACE TREATMENTS (INCLUDING SIDING, STONE, STUCCO, PLASTER, PAINT AND STAIN);
- (E) FIXTURES THAT ARE OUTSIDE THE BOUNDARIES OF THE UNITS, INCLUDING EXTERIOR LIGHTING FIXTURES AND UTILITY CABINETS ON CONDOMINIUM BUILDING EXTERIORS, FACILITIES FOR THE DELIVERY OF UTILITIES TO THE PROJECT (EXCEPT FOR OUTLETS THAT ARE LOCATED IN THE UNIT);
- (F) EXTERIOR FIRE EXTINGUISHERS, FIRE SPRINKLER SYSTEMS SERVING EACH CONDOMINIUM BUILDING INCLUDING FIRE SPRINKLER PIPES AND FIRE SPRINKLER HEADS THAT PROTRUDE INTO THE AIRSPACE OF THE UNIT; AND
- (G) ALL OR ANY PORTION OF ANY STAIRWAY, VAULT, AIR SHAFT, MECHANICAL SHAFT, DUCT, PIPE, LINE, MAIN, CONDUIT, LIGHTING, FLUE AND ANY OTHER EQUIPMENT, FIXTURES, MACHINERY, SYSTEM OR APPARATUS WHICH BENEFITS THE ENTIRE CONDOMINIUM BUILDING.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 07 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913 IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**DEFINITIONS (continued)**

**CONDOMINIUM PLAN**

CONDOMINIUM PLAN MEANS THIS RECORDED PLAN, AS CURRENTLY IN EFFECT, FOR THE PROJECT CONSISTING OF (A) A DESCRIPTION OR SURVEY MAP OF THE PROJECT, WHICH SHALL REFER TO OR SHOW MONUMENTATION ON THE GROUND, (B) A THREE DIMENSIONAL DESCRIPTION OF THE PROJECT, ONE OR MORE DIMENSIONS OF WHICH MAY EXTEND FOR AN INDEFINITE DISTANCE UPWARDS OR DOWNWARDS IN SUFFICIENT DETAIL TO IDENTIFY THE ASSOCIATION PROPERTY, COMMON AREA AND EACH UNIT, AND (C) A CERTIFICATE CONSENTING TO THE RECORDATION THEREOF SIGNED AND ACKNOWLEDGED BY THE RECORD OWNER OF FEE TITLE TO THE PROJECT, AND BY EITHER THE TRUSTEE OR THE MORTGAGEE OF EACH RECORDED MORTGAGE ENCUMBERING THE PROJECT OR PORTION THEREOF.

**DECLARANT**

DECLARANT MEANS MAGNESIA FALLS PLAZA, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AND TERRACE PARTNERS, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AS TENANTS IN COMMON, AND EACH OF THEIR SUCCESSORS AND ANY PERSON TO WHICH EITHER SHALL HAVE ASSIGNED ANY OF ITS RIGHTS AS DECLARANT BY AN EXPRESS WRITTEN ASSIGNMENT. AS USED IN THIS SECTION, "SUCCESSOR" MEANS A PERSON WHO ACQUIRES A DECLARANT OR SUBSTANTIALLY ALL OF A DECLARANT'S ASSETS BY SALE, MERGER, REVERSE MERGER, CONSOLIDATION, SALE OF STOCK OR ASSETS, OPERATION OF LAW OR OTHERWISE. DECLARANT SHALL DETERMINE IN ITS SOLE DISCRETION THE TIME, PLACE AND MANNER IN WHICH IT DISCHARGES ITS OBLIGATIONS AND EXERCISES THE RIGHTS RESERVED TO IT UNDER THE DECLARATION.

**DECLARATION**

DECLARATION MEANS THE "AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATION OF EASEMENTS FOR MAGNESIA FALLS PLAZA", RECORDED OR TO BE RECORDED IN THE OFFICIAL RECORDS OF RIVERSIDE COUNTY, AS MAY BE AMENDED FROM TIME TO TIME.

**DEMISING WALL**

DEMISING WALL MEANS THE WALL BETWEEN UNITS UNDER DIFFERENT OWNERSHIP. A UNIT WILL EXTEND TO THE CENTERLINE OF THE DEMISING WALL. THE AIRSPACE WITHIN THE DEMISING WALL SHALL BE SUBJECT TO A RECIPROCAL EASEMENT IN FAVOR OF THE OF THE ADJOINING OWNERS AS A COMMON UTILITY AREA AS DESCRIBED IN SECTION 1.1.14 OF THE DECLARATION, AND INSTALLATION OF FIXTURES WITHIN THE UNITS.

**EXCLUSIVE USE COMMON AREA**

EXCLUSIVE USE COMMON AREA (OR "EUCA") MEANS THE PATIOS ADJACENT TO EACH UNIT AND HVAC UNIT AREAS, AND THOSE OTHER PORTIONS OF ASSOCIATION PROPERTY OVER WHICH EXCLUSIVE EASEMENTS, LICENSES OR OTHER RIGHTS ARE RESERVED FOR THE BENEFIT OF SPECIFIED OWNERS AND THEIR PERMITTEES.

**HVAC UNIT AREA**

HVAC UNIT AREA MEANS AN EXCLUSIVE USE COMMON AREA LOCATED ON THE ROOF OF EACH CONDOMINIUM BUILDING WHERE THE HVAC UNIT AND ALL RELATED EQUIPMENT SERVING INDIVIDUAL UNITS IN THE CONDOMINIUM BUILDING ARE LOCATED.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 08 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
*WITHIN PARCEL 1 OF PARCEL MAP NO. 36913*

IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**DEFINITIONS** (continued)

**IMPROVEMENT** IMPROVEMENT MEANS:

- (A) EACH CONDOMINIUM BUILDING, PATIO AREA AND ANY APPURTENANCE THERETO AND ALL COMPONENTS THEREOF;
- (B) ANY DIRECTORY OR MONUMENT SIGNS, DIRECTIONAL SIGNS, POLES, TRASH ENCLOSURES, EXTERIOR LIGHTS, EXTERIOR LIGHT FIXTURES LOCATED ON THE EXTERIOR OF THE CONDOMINIUM BUILDING OR ANY OTHER EXTERIOR AREA OF THE PROJECT;
- (C) ANY TYPE OF RAILINGS, RAMPS, WALLS, ANTENNAE, AWNINGS, STAIRWAYS OR DECKS;
- (D) ANY PUBLIC OR PRIVATE UTILITY LINES, OR OTHER PIPES, SEWERS, DUCTS, CHUTES, CONDUITS, WIRES OR OTHER UTILITY INSTALLATIONS LOCATED ANYWHERE WITHIN THE PROJECT EXCEPT RELATED DUCTWORK WITHIN THE UNIT;
- (E) ALL PLANTINGS, IRRIGATION AND DRAINAGE FACILITIES AND LANDSCAPING SOFTSCAPE OR HARDSCAPE;
- (F) ALL FENCES AND PERIMETER WALLS;
- (G) ALL DRIVEWAYS, SIDEWALKS AND PARKING AREAS; AND
- (H) ANY PROPOSED ALTERATION AS DEFINED IN ARTICLE 5 OF THE DECLARATION.

THE TERM IMPROVEMENT SHALL ALSO INCLUDE ANY INSTALLATION, CONSTRUCTION, REMODELING, REPLACEMENT, REFINISHING, OR ALTERATION OF ANY OF THE FOREGOING.

**PROJECT**

PROJECT MEANS ALL OF THE REAL PROPERTY (INCLUDING ALL IMPROVEMENTS THEREON) COVERED BY THE DECLARATION AND SUBJECT TO THE JURISDICTION OF THE ASSOCIATION AS PROVIDED IN THE DECLARATION. THE PROJECT IS A "COMMERCIAL OR INDUSTRIAL COMMON INTEREST DEVELOPMENT" AND A "CONDOMINIUM PROJECT" AS DEFINED IN CALIFORNIA CIVIL CODE §§6531 AND 6542(A).



**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 09 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
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**DEFINITIONS (continued)**

**UNIT**

UNIT MEANS A SEPARATE INTEREST IN SPACE AS DEFINED IN CIVIL CODE §6542(B). EACH UNIT IS A SEPARATE FREEHOLD ESTATE, AS SEPARATELY SHOWN, NUMBERED AND DESIGNATED IN THIS CONDOMINIUM PLAN.

- (A) EACH UNIT INCLUDES ENTRY DOORS AND DOOR FRAMES, THE GLASS PORTIONS OF ALL WINDOWS, DOORS AND OTHER GLASS SURFACES THAT ARE CONSTRUCTED ON OR WITHIN EXTERIOR WALLS OF THE CONDOMINIUM BUILDING ADJACENT TO SUCH UNIT, AND THOSE PORTIONS OF GAS, WATER AND WASTE PIPES, DUCTS, CHUTES, CONDUITS, WIRES AND OTHER UTILITY INSTALLATIONS THAT PROTRUDE INTO THE UNIT (BUT NOT FIRE SPRINKLER HEADS OR PIPES THAT PROTRUDE INTO THE UNIT).
- (B) THE BOUNDARIES OF EACH UNIT ARE APPROXIMATELY SHOWN IN THIS CONDOMINIUM PLAN. IN INTERPRETING DEEDS, THE DECLARATION AND THIS CONDOMINIUM PLAN, THE ACTUAL BOUNDARIES OF EACH UNIT SHALL BE DEEMED TO EXTEND TO THE CENTERLINE OF THE DEMISING WALLS, AND THE INTERIOR UNFINISHED UNIT-FACING SURFACES OF THE EXTERIOR WALLS, CEILINGS, AND FLOORS ENCOMPASSING THE UNIT, AS CONSTRUCTED OR RECONSTRUCTED IN SUBSTANTIAL ACCORDANCE WITH THE ORIGINAL PLANS FOR THE UNIT. THE FOREGOING INTERPRETATION SHALL APPLY NOTWITHSTANDING ANY DESCRIPTION EXPRESSED IN THE DEED, THIS CONDOMINIUM PLAN OR THE DECLARATION, REGARDLESS OF SETTLING OR LATERAL MOVEMENTS OF IMPROVEMENTS, AND REGARDLESS OF VARIANCES BETWEEN UNIT BOUNDARIES SHOWN IN THIS CONDOMINIUM PLAN OR DEED AND THOSE OF THE IMPROVEMENT.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 10 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
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IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

GENERAL NOTES

1. THIS CONDOMINIUM PLAN AND THE DIMENSIONS SHOWN HEREIN ARE INTENDED TO CONFORM TO CALIFORNIA CIVIL CODE SECTION 6624 AND 6626, WHICH REQUIRES, IN PART, WITH RESPECT TO THE LAND AND REAL PROPERTY DESCRIBED IN THE ABOVE-REFERENCED SUBDIVISION, THE INCLUSION HEREIN OF DIAGRAMMATIC PLANS IN SUFFICIENT DETAIL TO IDENTIFY THE COMMON AREA, THE ASSOCIATION PROPERTY, AND EACH UNIT, ITS RELATIVE LOCATION AND APPROXIMATE DIMENSIONS. THE DIMENSIONS SHOWN HEREIN ARE NOT INTENDED TO BE SUFFICIENTLY ACCURATE ENOUGH TO USE FOR COMPUTATION OF FLOOR AREA OR AIR SPACE VOLUME IN ANY OR ALL OF THE UNITS. THIS CONDOMINIUM PLAN IS PREPARED FOR DIAGRAMMATIC PURPOSES AND IS NOT INTENDED TO BE USED FOR SALES PURPOSES TO DETERMINE SQUARE FOOTAGE. THE DIAGRAMMATIC PLANS CONTAINED HEREIN INTENTIONALLY OMIT INFORMATION WITH RESPECT TO ANY CONSTRUCTED IMPROVEMENTS WITHIN THE UNITS.

2. ALL DIMENSIONS OF THE UNITS ARE SHOWN TO THE NEAREST ONE TENTH (1/10TH) OF A FOOT AND ARE NOT INTENDED TO BE SUFFICIENTLY ACCURATE FOR COMPILATION OF SQUARE FOOTAGE OR AIRSPACE VOLUME IN ANY OR ALL OF SAID UNITS. THE EXISTING PHYSICAL BOUNDARIES OF A UNIT SHALL BE CONCLUSIVELY PRESUMED TO BE ITS BOUNDARIES RATHER THAN THE METES AND BOUNDS DESCRIBED IN THIS CONDOMINIUM PLAN, REGARDLESS OF SETTLING OR LATERAL MOVEMENT OF THE BUILDING AND REGARDLESS OF VARIANCES BETWEEN BOUNDARIES SHOWN ON THIS CONDOMINIUM PLAN AND THOSE OF THE BUILDING.

3. THIS CONDOMINIUM PLAN INTENTIONALLY OMITTS SPECIFIC DETAILS OF ANY BUILDINGS OR OTHER STRUCTURES.

4. THIS CONDOMINIUM PROJECT CONSISTS OF A COMMON AREA AND 72 UNITS.

5. THE WALL THICKNESS BETWEEN ADJACENT UNITS ARE 0.6 FOOT, UNLESS OTHERWISE NOTED.

6. EACH OF THE AIRSPACES SHOWN ON THIS CONDOMINIUM PLAN BEARING THE LETTER DESIGNATION "A", "B", "C" OR "D", SUCCEDED BY A UNIT NUMBER IS A UNIT CONSISTING OF AN OFFICE SPACE; THE BOUNDARIES THEREOF BEING BEING THE INTERIOR UNFINISHED SURFACES OR PERIMETER WALLS, FLOORS, CEILINGS, WINDOWS AND DOORS, EACH SUCH OFFICE SPACE INCLUDES THE SURFACES SO DESCRIBED, THE RESPECTIVE PORTIONS OF THE BUILDING AND IMPROVEMENTS LYING WITHIN SAID BOUNDARIES (EXCEPT AS ELSEWHERE NOTED HEREIN AND IN THE DECLARATION) AND THE AIRSPACE SO ENCOMPASSED BY SAID BOUNDARIES.

7. EACH OF THE AIRSPACES SHOWN IN THIS CONDOMINIUM PLAN BEARING THE LETTER DESIGNATION "EUCA", SUCCEDED BY A BUILDING NUMBER AND A UNIT NUMBER IS AN EXCLUSIVE USE COMMON AREA AS DEFINED HEREIN FOR THE BENEFIT OF THE UNIT BEARING THE SAME NUMBER.

8. THE VERTICAL LIMITS OF THE ELEMENTS SHOWN HEREIN ARE HORIZONTAL PLANES DESCRIBED BY THE ELEVATIONS SHOWN HEREIN AS L.E. (LOWER ELEVATION) AND U.E. (UPPER ELEVATION). ALL FLOORS AND CEILINGS ARE CONSIDERED TO BE AT RIGHT ANGLES TO THE WALLS.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 11 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913  
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

GENERAL NOTES

9. ALL TIES TO BUILDINGS SHOWN HEREIN ARE AT RIGHT ANGLES FROM THE ADJACENT PROPERTY LINES. ALL TIES TO AIRSPACES SHOWN HEREIN ARE AT RIGHT ANGLES FROM THE OTHER AIRSPACE BOUNDARY LINES TO WHICH THEY JOIN UNLESS OTHERWISE INDICATED. AIRSPACE BOUNDARY LINES INTERSECT AT RIGHT ANGLES EXCEPT WHERE NOTED.

10. IN THE EVENT ANY PORTION OF THE COMMON AREA ENCROACHES UPON ANY UNIT OR IN THE EVENT ANY UNIT ENCROACHES UPON ANY PORTION OF THE COMMON AREA AS SHOWN ON THIS CONDOMINIUM PLAN, WHETHER AS A RESULT OF CONSTRUCTION, RECONSTRUCTION, REPAIR, SHIFTING, SETTLEMENT OR MOVEMENT OF ANY PORTION OF THE PROJECT, A VALID EASEMENT FOR SUCH ENCROACHMENT AND FOR THE MAINTENANCE OF SAME SHALL EXIST SO LONG AS SAID ENCROACHMENT EXISTS.

11. NOTWITHSTANDING THE METES AND BOUNDS DESCRIPTIONS EXPRESSED IN THIS CONDOMINIUM PLAN, IF A UNIT OR UNITS (WHETHER PRESENTLY EXISTING OR TO BE CONSTRUCTED IN THE FUTURE) ARE RECONSTRUCTED AFTER AN EVENT OF DESTRUCTION, THE PHYSICAL BOUNDARIES OF SUCH UNITS, SHALL BE CONCLUSIVELY PRESUMED TO BE THE BOUNDARIES OF SUCH UNITS, REGARDLESS OF SETTLING OR LATERAL MOVEMENTS OF THE BUILDING CONTAINING THE UNITS AND REGARDLESS OF MINOR VARIANCE BETWEEN BOUNDARIES SHOWN ON THIS CONDOMINIUM PLAN AND THOSE OF SUCH BUILDING.

20. UNLESS THE DECLARATION OTHERWISE PROVIDES, ANY SHUTTERS, AWNINGS, SCREENS, INTERNAL AND EXTERNAL TELEPHONE, CABLE OR DATA SYSTEM WIRING, OR OTHER FIXTURES DESIGNED TO SERVE A SINGLE UNIT BUT LOCATED OUTSIDE THE BOUNDARIES OF THE UNIT ARE EXCLUSIVE USE COMMON AREAS ALLOCATED EXCLUSIVELY TO THAT UNIT.

21. IN THE EVENT OF ANY INCONSISTENCY BETWEEN THIS CONDOMINIUM PLAN AND THE DECLARATION PERTAINING TO THE PROJECT AS DEFINED HEREIN, THE PROVISIONS OF THE DECLARATION SHALL SHALL PREVAIL.

22. THE DATUM BENCHMARK ELEVATIONS ARE USED IN THIS CONDOMINIUM PLAN

23. THIS CONDOMINIUM PLAN IS SUBJECT TO ALL COVENANTS, RIGHTS, RIGHTS-OF-WAY AND EASEMENTS OF RECORD.


**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 12 OF 21**

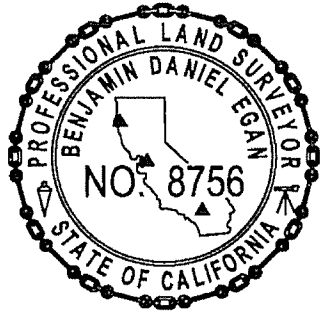
TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913  
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**SURVEYOR'S STATEMENT**

I HEREBY STATE THAT I AM A PROFESSIONAL LAND SURVEYOR OF THE STATE OF CALIFORNIA, AND THAT THIS CONDOMINIUM PLAN CONSISTING OF 21 SHEETS, CORRECTLY (1) REPRESENTS THE TRUE AND COMPLETE SURVEY OF THE BOUNDARY OF THE LAND MADE UNDER MY SUPERVISION WHICH IS INCLUDED IN THE PROJECT AND (2) SHOWS THE APPROXIMATE LOCATION OF THE EXISTING BUILDING IN RELATION TO THE TO THE BOUNDARY AND THE LOCATION OF EACH UNIT WITHIN THE BUILDING. NO STRUCTURAL ANALYSIS OR DESIGN REVIEW WAS ATTEMPTED OR CONSIDERED IN THE PREPARATION OF THIS PLAN.

DATE: OCTOBER 14, 2016

  
BENJAMIN DANIEL EGAN,  
PLS 8756



**BENCHMARK**

DESIGNATION: RANCHO MIRAGE BM 28  
ELEV. = 252.775'  
DATUM = NAVD88

2-1/2" BRASS DISK STAMPED "RM 28 10-2008", SET IN IN CONCRETE,  
FLUSH, LOCATED 30' NORTHWESTERLY OF THE NORTHEASTERLY CORNER ECR OF  
THE INTERSECTION OF HIGHWAY 111 AND BOB HOPE DRIVE.

**BASIS OF BEARINGS NOTE**

THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF  
MAGNESIA FALLS DRIVE, AS SHOWN ON TRACT MAP NO. 14447, FILED  
IN M.B. 109/60-63, BEING: NORTH 89°26'20" EAST.

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 13 OF 21**

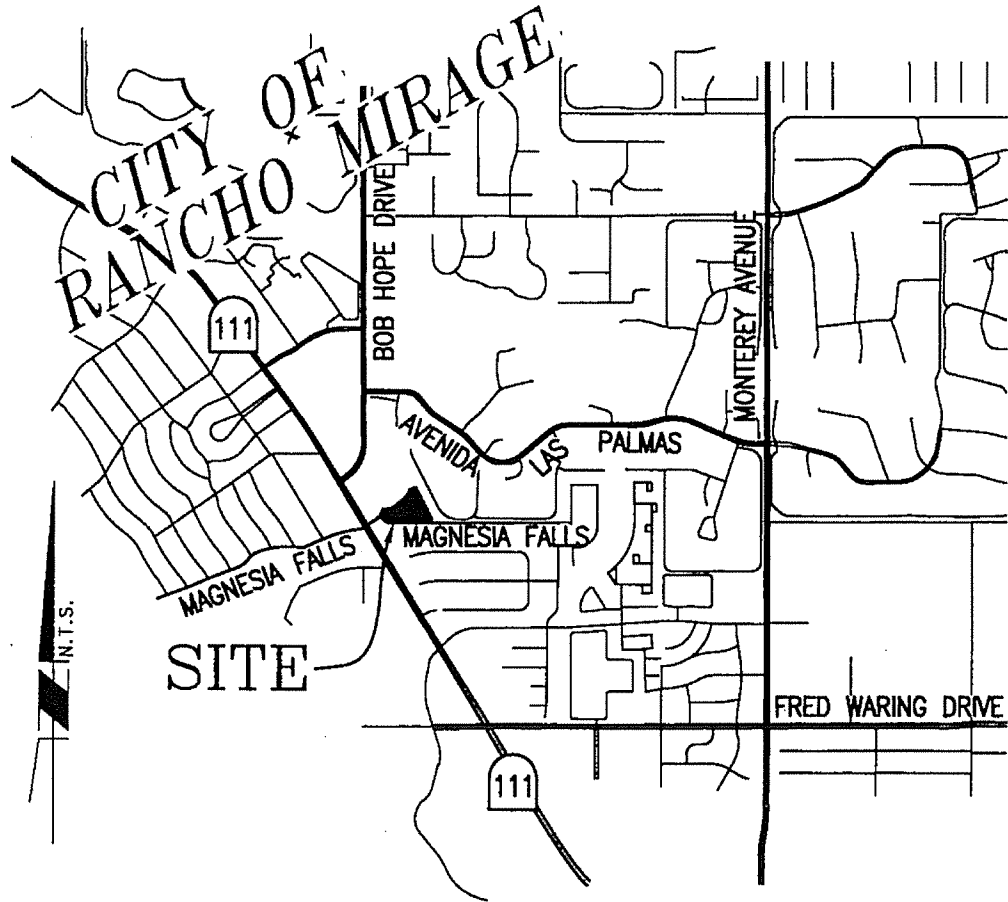
TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,

*WITHIN PARCEL 1 OF PARCEL MAP NO. 36913*

IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**VICINITY MAP**

*NOT TO SCALE*



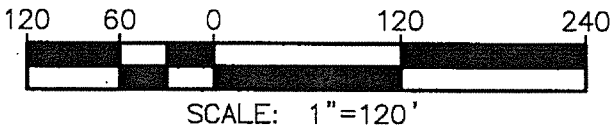
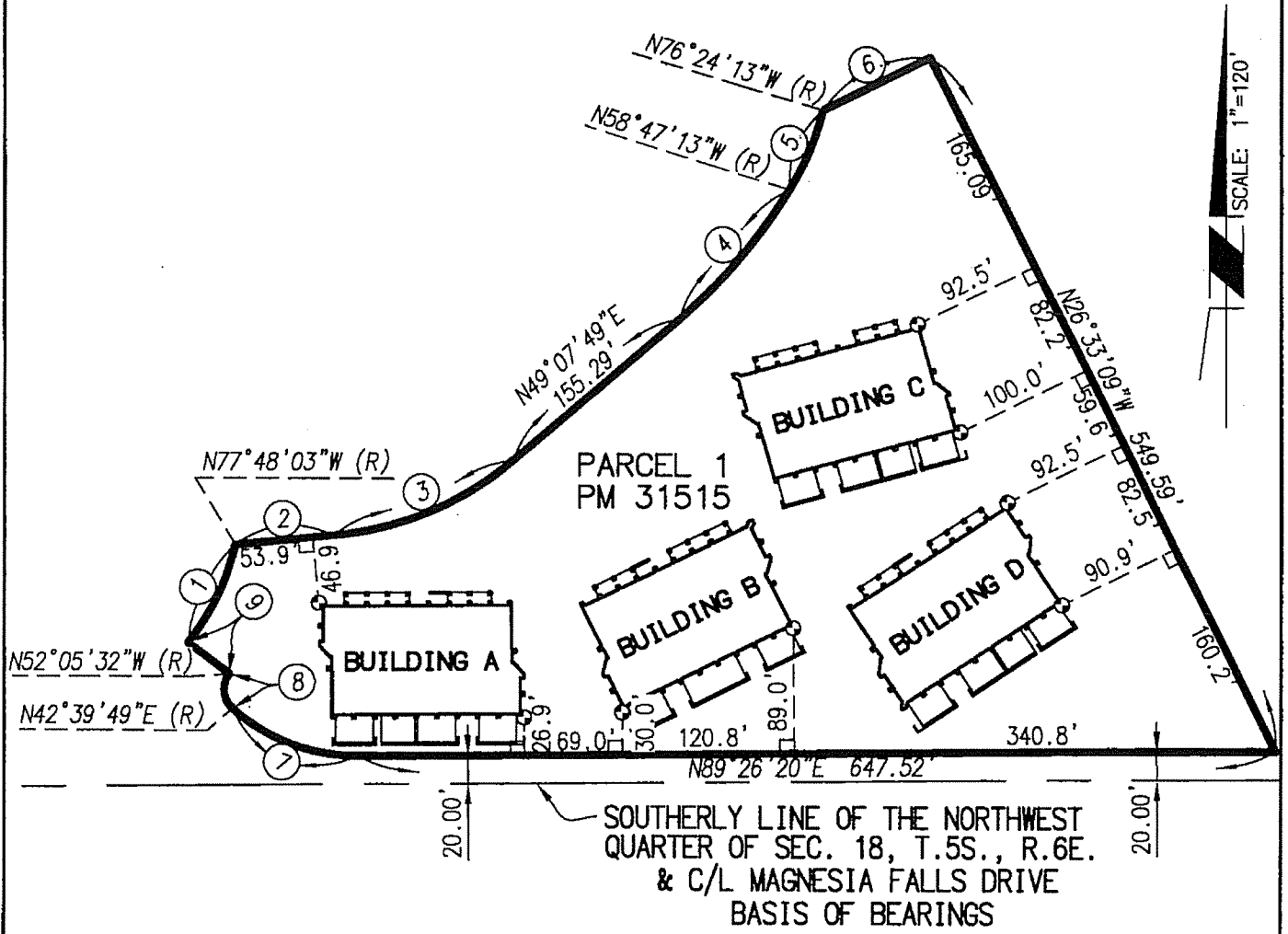
**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 14 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,






WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**SITE PLAN AND BUILDING  
CONTROL DIAGRAM**



**LEGEND**

-  DENOTES BUILDING EXTERIOR FOOTPRINT
-  DENOTES PROPERTY BOUNDARIES
-  DENOTES EXCLUSIVE USE OR COMMON AREA
-  DENOTES PERPENDICULAR TIE FROM BUILDING CORNER TO PROPERTY LINE
-  DENOTES BUILDING LOCATION CONTROL POINT

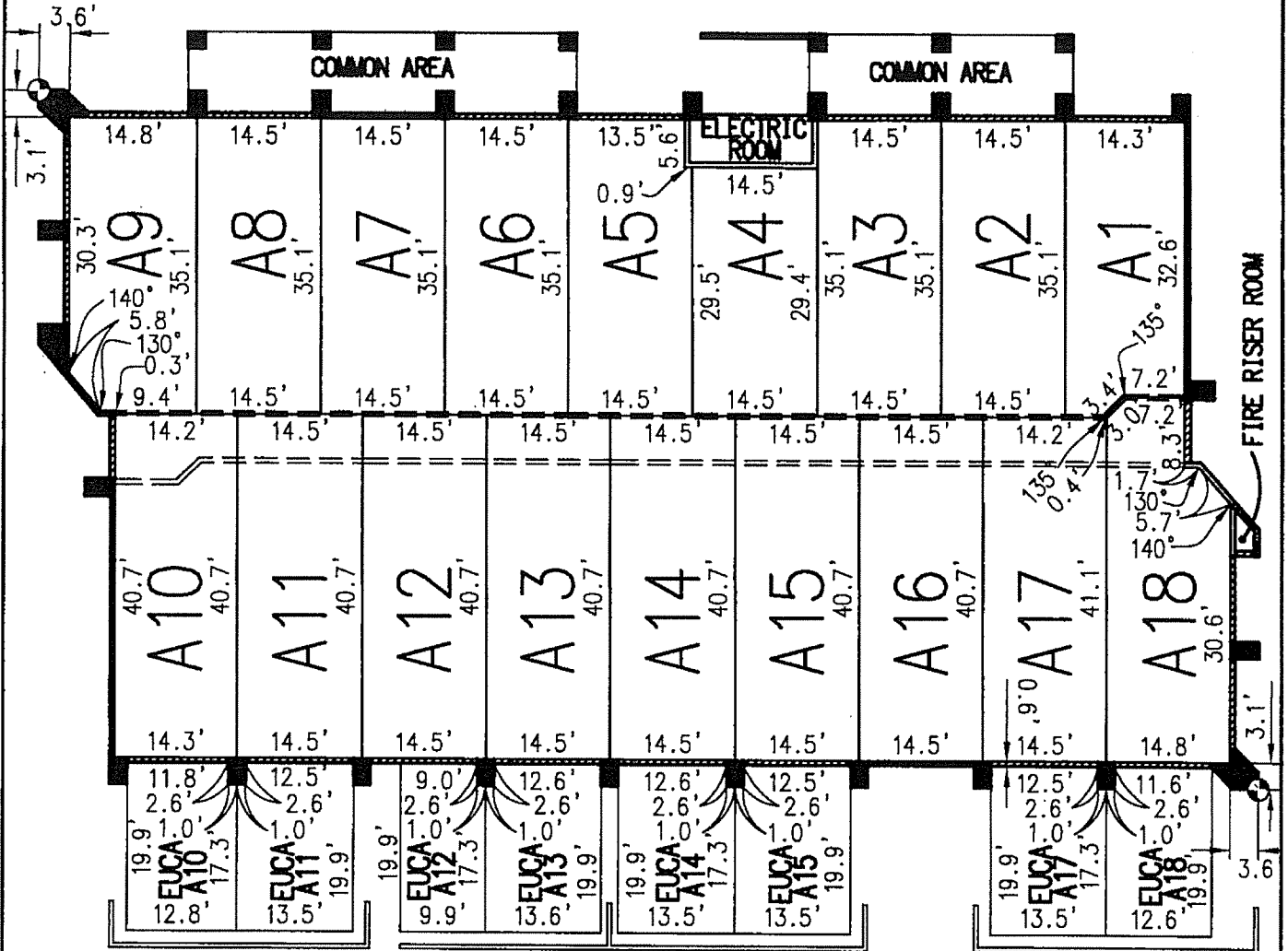
DATA TABLE			
(NO)	BEARING/DELTA	RADIUS	LENGTH
1	$\Delta=25^{\circ}42'31''$	173.11'	77.67'
2	$N84^{\circ}30'00''E$	---	68.58'
3	$\Delta=35^{\circ}22'11''$	225.00'	138.90'
4	$\Delta=17^{\circ}55'02''$	385.00'	120.40'
5	$\Delta=17^{\circ}37'00''$	200.00'	61.49'
6	$N63^{\circ}26'51''E$	---	84.13'
7	$\Delta=43^{\circ}13'29''$	127.00'	95.81'
8	$\Delta=85^{\circ}14'39''$	18.00'	26.78'
9	$N52^{\circ}05'32''W$	---	36.50'
10	$N31^{\circ}07'36''W$	---	69.22'

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 15 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

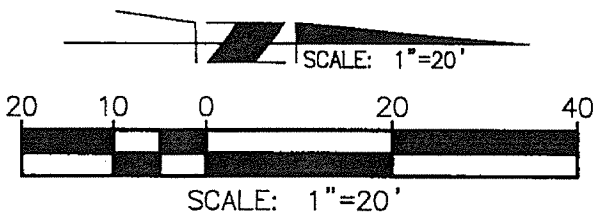
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**BUILDING DESCRIPTION  
BUILDING A**



**LEGEND**

- DENOTES EXTERIOR LOAD-BEARING BUILDING ELEMENT
- ▬ DENOTES GLAZED STOREFRONT OPENING
- == DENOTES INTERIOR LOAD BEARING WALL WITHIN AIRSPACE UNIT, ACCESS OPENINGS TO BE ENGINEERED
- DENOTES INTERIOR UNIT BOUNDARY
- ⊙ DENOTES BUILDING LOCATION CONTROL POINT

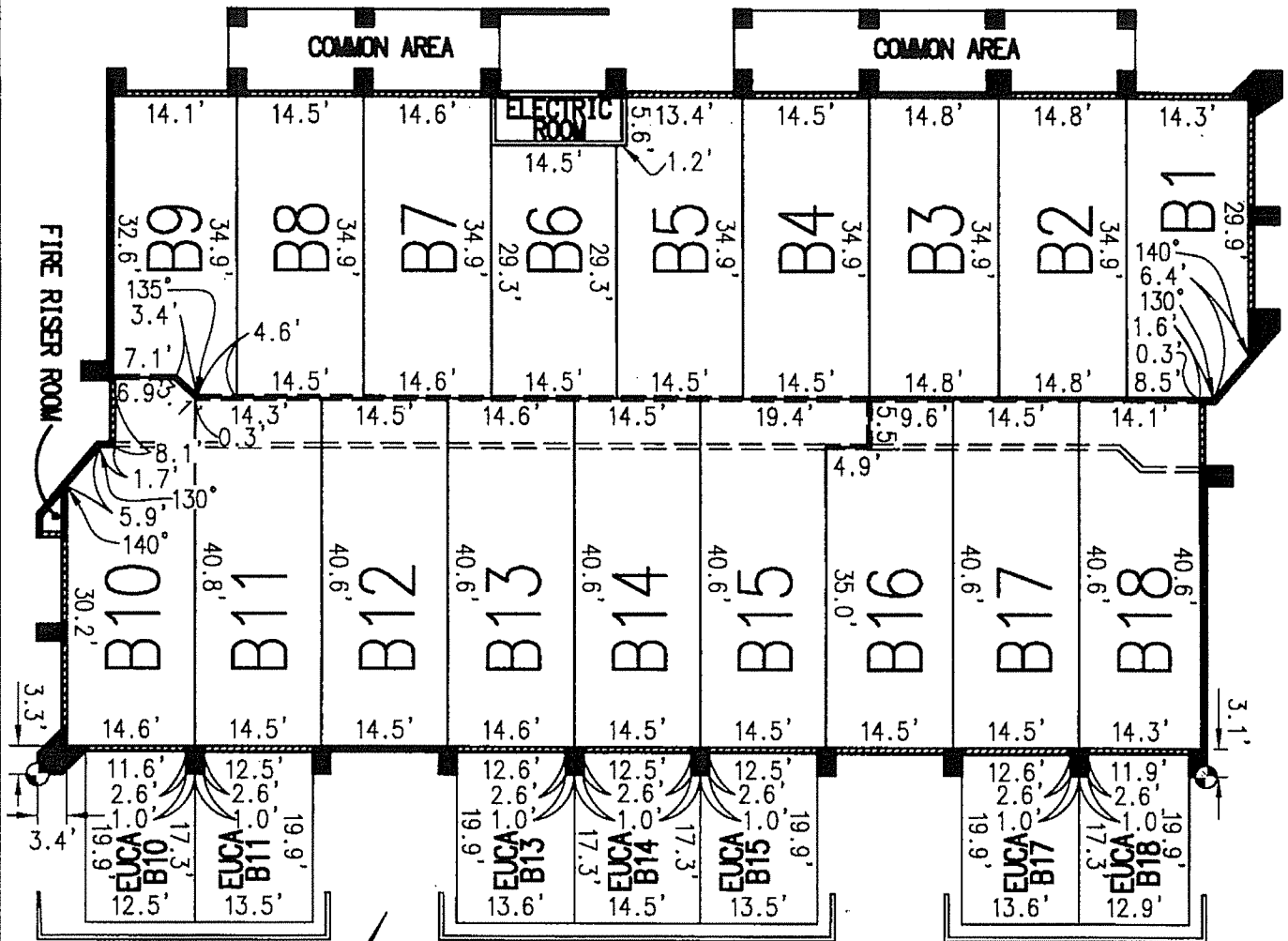


**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 16 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

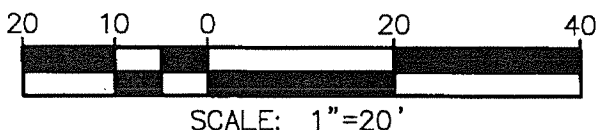
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**BUILDING DESCRIPTION  
BUILDING B**



**LEGEND**

- DENOTES EXTERIOR LOAD-BEARING BUILDING ELEMENT
- ▬ DENOTES GLAZED STOREFRONT OPENING
- == DENOTES INTERIOR LOAD BEARING WALL WITHIN AIRSPACE UNIT, ACCESS OPENINGS TO BE ENGINEERED
- DENOTES INTERIOR UNIT BOUNDARY
- ⊕ DENOTES BUILDING LOCATION CONTROL POINT



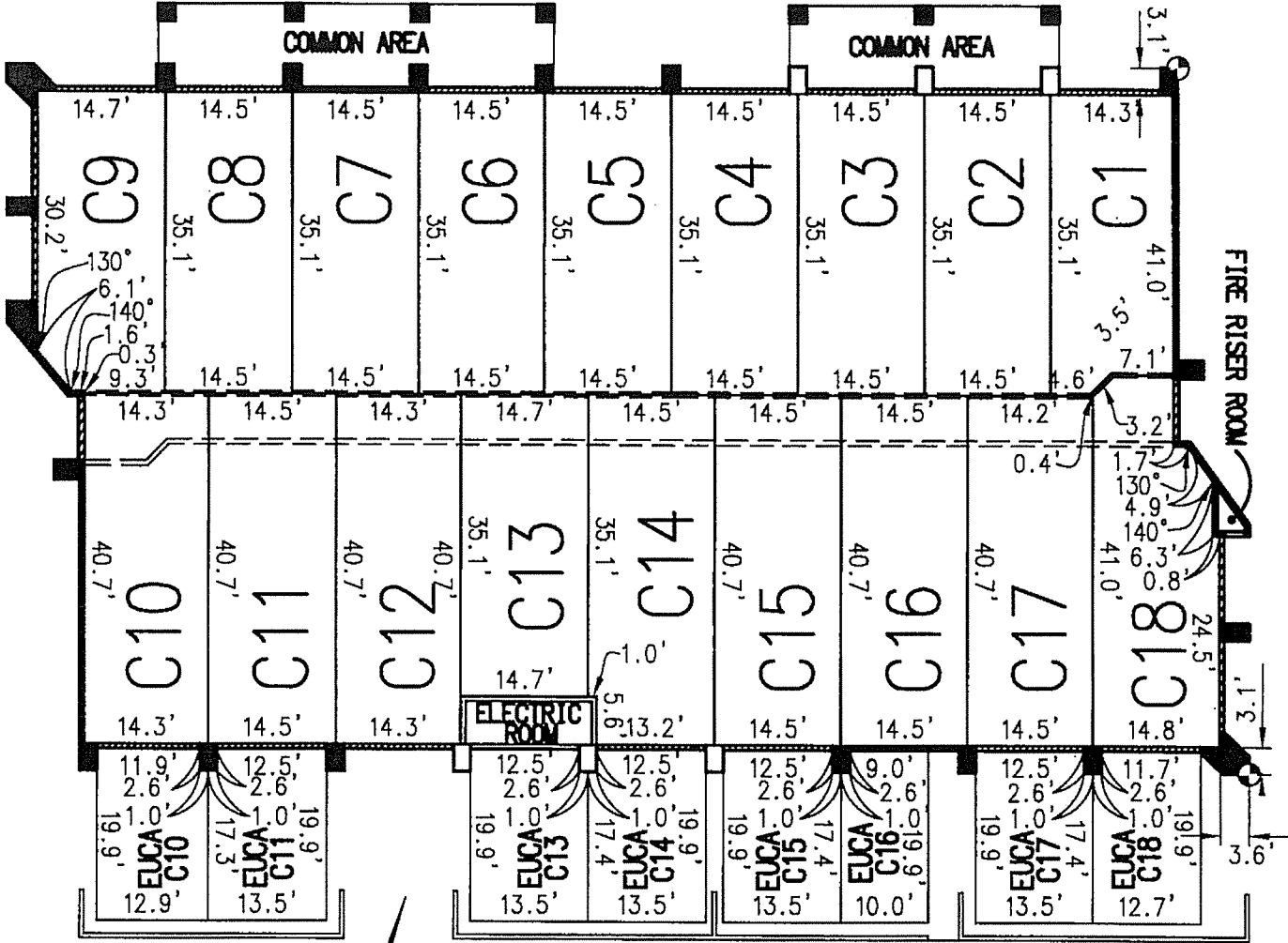


**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 17 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

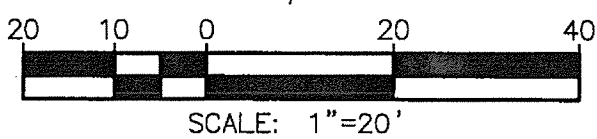
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**BUILDING DESCRIPTION  
BUILDING C**



**LEGEND**

- DENOTES EXTERIOR LOAD-BEARING BUILDING ELEMENT
- ▬ DENOTES GLAZED STOREFRONT OPENING
- == DENOTES INTERIOR LOAD BEARING WALL WITHIN AIRSPACE UNIT, ACCESS OPENINGS TO BE ENGINEERED
- DENOTES INTERIOR UNIT BOUNDARY
- ⊙ DENOTES BUILDING LOCATION CONTROL POINT

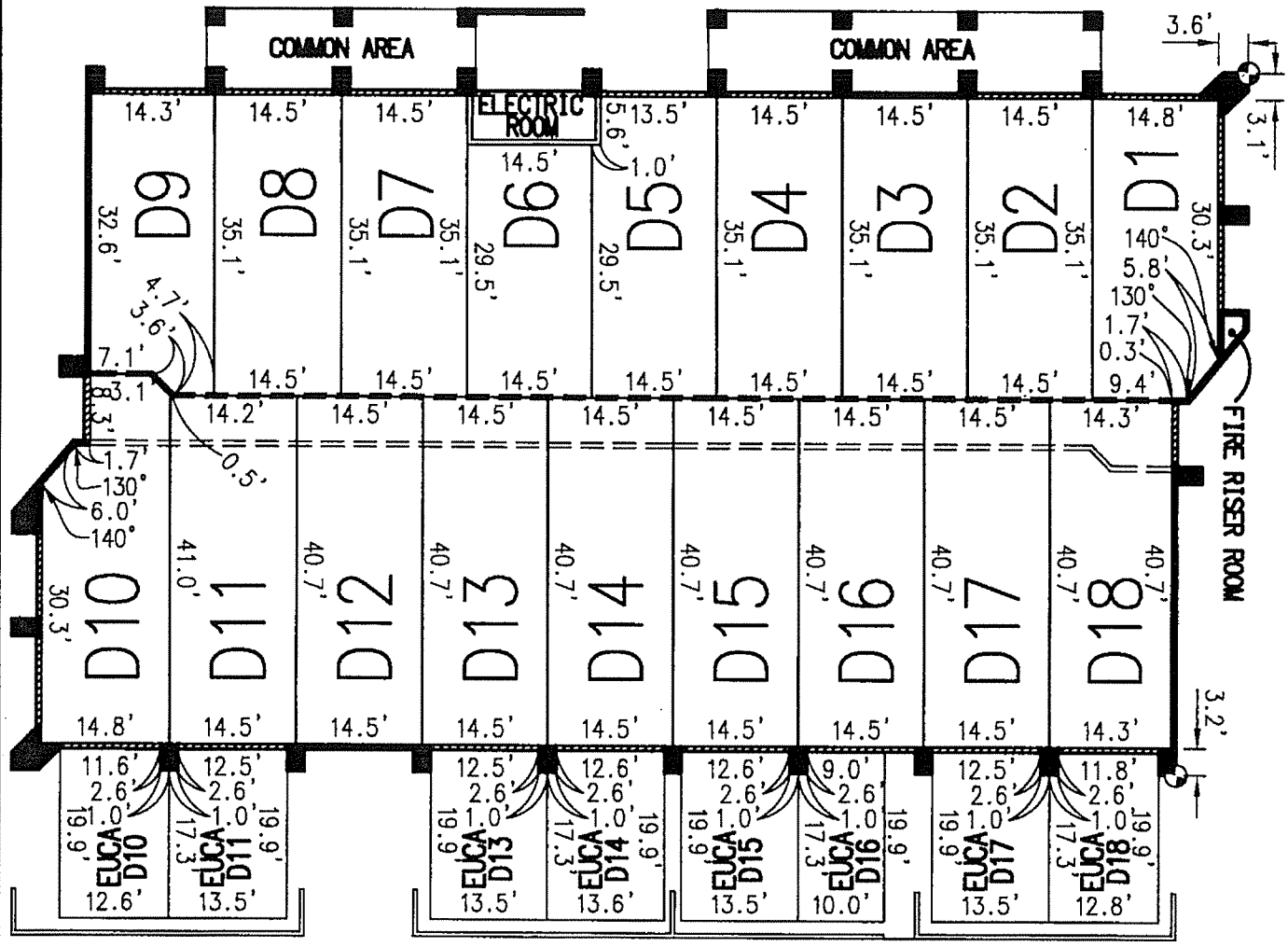


**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 18 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

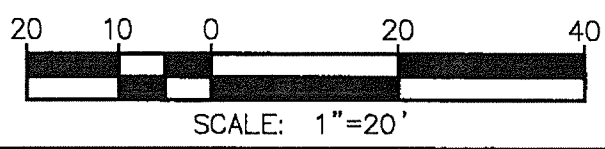
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**BUILDING DESCRIPTION  
BUILDING D**



**LEGEND**

- DENOTES EXTERIOR LOAD-BEARING BUILDING ELEMENT
- ▬ DENOTES GLAZED STOREFRONT OPENING
- == DENOTES INTERIOR LOAD BEARING WALL WITHIN AIRSPACE UNIT, ACCESS OPENINGS TO BE ENGINEERED
- DENOTES INTERIOR UNIT BOUNDARY
- ⊙ DENOTES BUILDING LOCATION CONTROL POINT



**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 19 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913

IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY  
**UNIT ELEVATION SCHEDULE**

UNIT NUMBER	LOWER LIMIT ELEVATION	UPPER LIMIT ELEVATION	ASSOCIATED E.U.C.A.
A1	237.0	245.5	NONE
A2	237.0	245.5	NONE
A3	237.0	245.5	NONE
A4	237.0	245.5	NONE
A5	237.0	245.5	NONE
A6	237.0	245.5	NONE
A7	237.0	245.5	NONE
A8	237.0	245.5	NONE
A9	237.0	245.5	NONE
A10	237.0	245.5	EUCA A10
A11	237.0	245.5	EUCA A11
A12	237.0	245.5	EUCA A12
A13	237.0	245.5	EUCA A13
A14	237.0	245.5	EUCA A14
A15	237.0	245.5	EUCA A15
A16	237.0	245.5	NONE
A17	237.0	245.5	EUCA A17
A18	237.0	245.5	EUCA A18

UNIT NUMBER	LOWER LIMIT ELEVATION	UPPER LIMIT ELEVATION	ASSOCIATED E.U.C.A.
B1	232.2	240.7	NONE
B2	232.2	240.7	NONE
B3	232.2	240.7	NONE
B4	232.2	240.7	NONE
B5	232.2	240.7	NONE
B6	232.2	240.7	NONE
B7	232.2	240.7	NONE
B8	232.2	240.7	NONE
B9	232.2	240.7	NONE
B10	232.2	240.7	EUCA B10
B11	232.2	240.7	EUCA B11
B12	232.2	240.7	NONE
B13	232.2	240.7	EUCA B13
B14	232.2	240.7	EUCA B14
B15	232.2	240.7	EUCA B15
B16	232.2	240.7	NONE
B17	232.2	240.7	EUCA B17
B18	232.2	240.7	EUCA B18

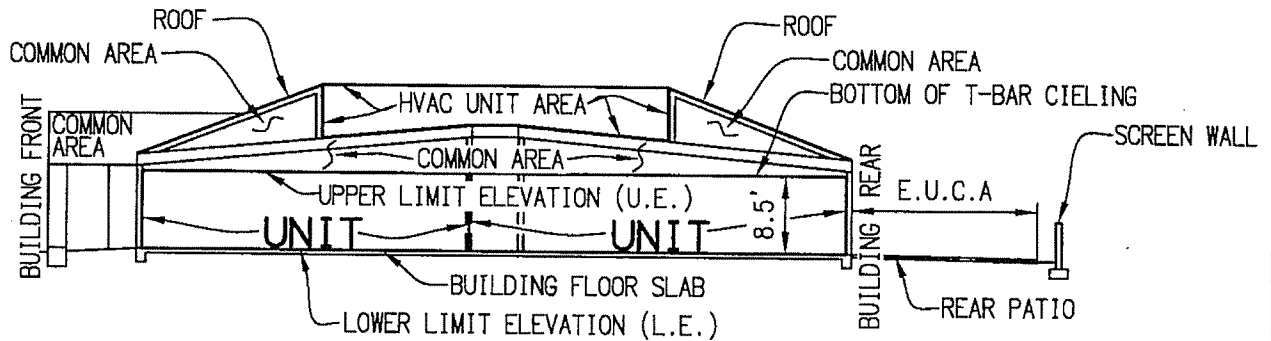
UNIT NUMBER	LOWER LIMIT ELEVATION	UPPER LIMIT ELEVATION	ASSOCIATED E.U.C.A.
C1	228.5	237.0	NONE
C2	228.5	237.0	NONE
C3	228.5	237.0	NONE
C4	228.5	237.0	NONE
C5	228.5	237.0	NONE
C6	228.5	237.0	NONE
C7	228.5	237.0	NONE
C8	228.5	237.0	NONE
C9	228.5	237.0	NONE
C10	228.5	237.0	EUCA C10
C11	228.5	237.0	EUCA C11
C12	228.5	237.0	NONE
C13	228.5	237.0	EUCA C13
C14	228.5	237.0	EUCA C14
C15	228.5	237.0	EUCA C15
C16	228.5	237.0	EUCA C16
C17	228.5	237.0	EUCA C17
C18	228.5	237.0	EUCA C18

UNIT NUMBER	LOWER LIMIT ELEVATION	UPPER LIMIT ELEVATION	ASSOCIATED E.U.C.A.
D1	226.2	234.7	NONE
D2	226.2	234.7	NONE
D3	226.2	234.7	NONE
D4	226.2	234.7	NONE
D5	226.2	234.7	NONE
D6	226.2	234.7	NONE
D7	226.2	234.7	NONE
D8	226.2	234.7	NONE
D9	226.2	234.7	NONE
D10	226.2	234.7	EUCA D10
D11	226.2	234.7	EUCA D11
D12	226.2	234.7	NONE
D13	226.2	234.7	EUCA D13
D14	226.2	234.7	EUCA D14
D15	226.2	234.7	EUCA D15
D16	226.2	234.7	EUCA D16
D17	226.2	234.7	EUCA D17
D18	226.2	234.7	EUCA D18

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 20 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH,  
2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF  
THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA,  
WITHIN PARCEL 1 OF PARCEL MAP NO. 36913  
IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP  
FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**TYPICAL VERTICAL  
AIRSPACE SECTION**



NOTE: SEE SHEET 19 FOR LOWER LIMIT ELEVATION (L.E.) AND UPPER LIMIT ELEVATION (U.E.)

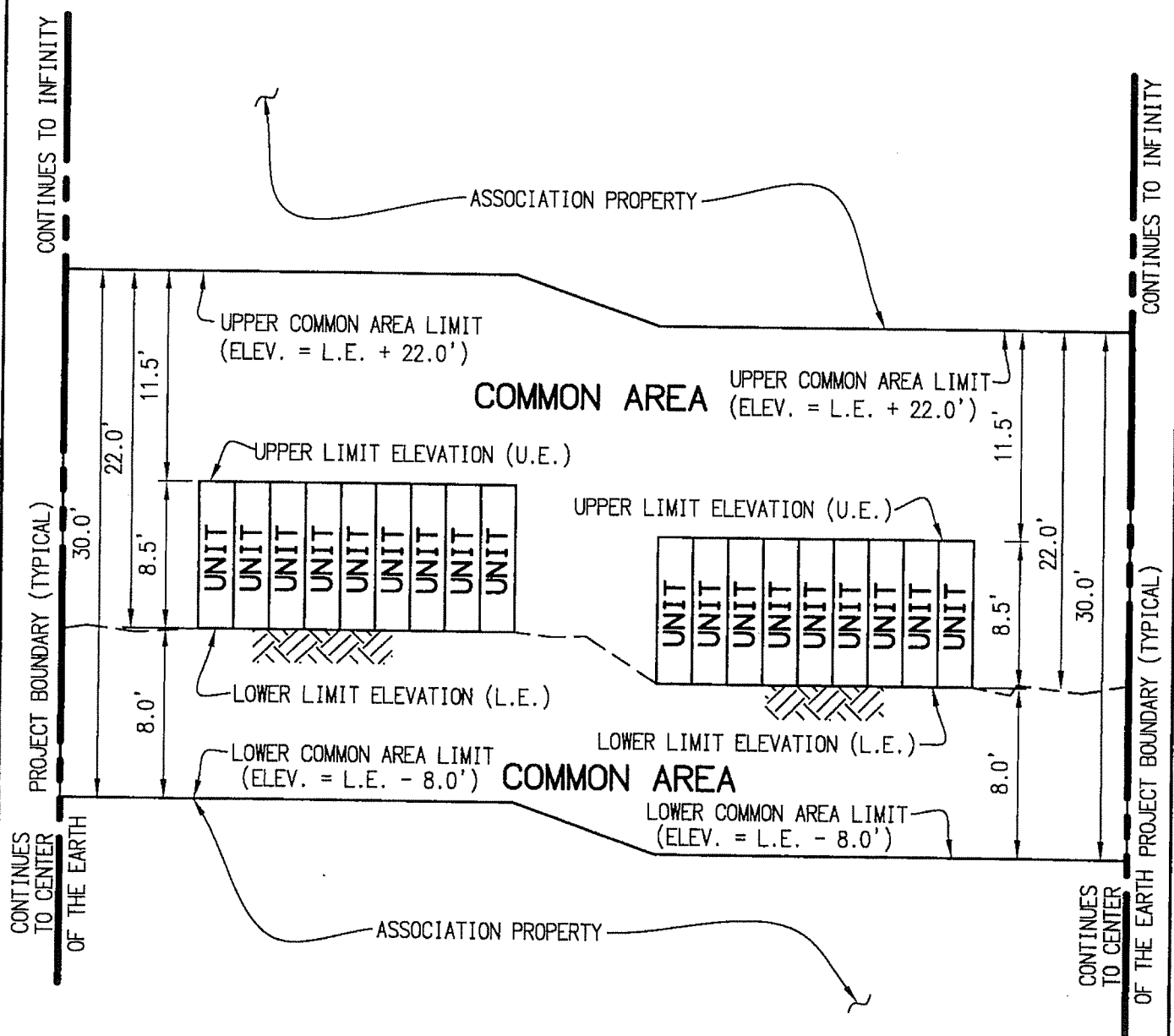


SCALE: 1"=20'

**SUPERSEDING CONDOMINIUM PLAN NO. 1 SHEET 21 OF 21**

TO REPLACE CONDOMINIUM PLAN DATED JUNE 8TH, 2016, AND RECORDED JUNE 15TH, 2016 AS DOCUMENT NO. 2016-0244369 OF OFFICIAL RECORDS, IN THE OFFICE OF THE RECORDER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, WITHIN PARCEL 1 OF PARCEL MAP NO. 36913 IN THE CITY OF RANCHO MIRAGE, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 240, PAGES 34 AND 35 OF PARCEL MAPS, RECORDS OF RIVERSIDE COUNTY

**COMMON AREA  
DETAIL**



NOTE: SEE SHEET 19 FOR LOWER LIMIT ELEVATION (L.E.) AND UPPER LIMIT ELEVATION (U.E.)