

23
196

MARIVAL AT WEATHERSTONE CONDOMINIUM
(PHASE 12)

ELEVENTH AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP

I hereby certify that copies of the within Eleventh Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium, together with the drawings attached as exhibits hereto, have been filed in the Office of the County Auditor, Warren County, Ohio.

WARREN COUNTY, OHIO AUDITOR

By: *Barker Sides*
Deputy

Date: *August 26*, 2004

This Instrument Prepared By:

Jody T. Klekamp, Esq.
Keating, Muething & Klekamp, P.L.L.
1400 Provident Tower
One East Fourth Street
Cincinnati, Ohio 45202
(513) 579-6954

BOOK 3639 PAGE 633

ELEVENTH AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP
FOR
MARIVAL AT WEATHERSTONE CONDOMINIUM

KNOW ALL MEN BY THESE PRESENTS:

A. That Fischer Attached Homes, Ltd., a Kentucky limited partnership, is the Declarant in the Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 1) recorded in Official Record Book 2254, Page 462 of the Warren County, Ohio records, as amended by the First Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 2) recorded in Official Record Book 2429, Page 737 of the Warren County, Ohio records, as amended by the Second Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 3) recorded in Official Record Book 2594, Page 459 of the Warren County, Ohio records, as amended by the Third Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 4) recorded in Official Record Book 2631, Page 411 of the Warren County, Ohio records, as amended by the Fourth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 5) recorded in Official Record Book 2707, Page 924 of the Warren County, Ohio records, as amended by the Fifth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 6) recorded in Official Record Book 2775, Page 153 of the Warren County, Ohio records, as amended by the Sixth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 7) recorded in Official Record Book 2834, Page 137 of the Warren County, Ohio records, as amended by the Seventh Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 8) recorded in Official Record Book 2869, Page 641 of the Warren County, Ohio records, as amended by the Eighth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 9) recorded in Official Record Book 3125, Page 698 of the Warren County, Ohio records, as amended by the Ninth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 10) recorded in Official Record Book 3395, Page 338 of the Warren County, Ohio records, and as amended by the Tenth Amendment to Declaration of Condominium Ownership for Marival at Weatherstone Condominium (Phase 11) recorded in Official Record Book 3601, Page 542 of the Warren County, Ohio records (collectively, the "Declaration"), the Drawings for which are recorded in Plat Book 54, Pages 42-50 (Phase 1), in Plat Book 56, Pages 30-35 (Phase 2), in Plat Book 57, Pages 84-86 (Phase 3), in Plat Book 58, Pages 20-24 (Phase 4), in Plat Book 59, Pages 3-6 (Phase 5), in Plat Book 59, Pages 56-59 (Phase 6), in Plat Book 60, Pages 10-13 (Phase 7), in Plat Book 60, Page 33 (Phase 8), in Plat Book 61, Pages 90-93 (Phase 9), in Plat Book 64, Pages 27-31 (Phase 10), and in Plat Book 66, Pages 19-21 (Phase 11) all of the Warren County, Ohio records (collectively, the "Drawings"); and

BOOK 3639 PAGE 634

B. That Declarant, in Article 12 of the Declaration, has reserved the right to amend the Declaration and the Drawings attached as Exhibits C-1 through C-52 and all other exhibits attached thereto and made a part thereof in all ways necessary to submit additional property pursuant to Chapter 5311 of the Ohio Revised Code; and

C. That Declarant desires to submit part of the property presently described as Parcel 12 in Exhibit B to the Declaration into a new tract which will be known as "Phase 12"; and

D. That Declarant desires to submit Phase 12 described in Exhibit A attached hereto and made a part hereof, together with all improvements constructed thereon, to the provisions of the Declaration and of Chapter 5311 of the Ohio Revised Code, and to make Phase 12, together with all improvements constructed thereon, a part of the Condominium Property; and

E. That Declarant desires to attach, in addition to a legal description for Phase 12 in Exhibit A hereto, a legal description for Parcel 13 which is described in Exhibit B attached hereto and made a part hereof, for which Parcel 13 Declarant reserves all of the rights described in Article 12 of the Declaration.

NOW, THEREFORE, Declarant hereby declares as follows:

1. All terms used in this Amendment which are defined in the Declaration shall have the same meanings as given to them in the Declaration, except as otherwise hereinafter stated.

2. Declarant owns the property described as Phase 12 in Exhibit A hereto, together with all buildings, structures, improvements and other permanent fixtures of whatsoever kind situated thereon, and all easements, rights and appurtenances belonging or pertaining thereto, and together with all articles of personal property located thereon. This property, together with all buildings, structures, improvements and other permanent fixtures of whatsoever kind situated thereon with all easements, rights and appurtenances belonging thereto and with all articles of personal property located thereon, is hereby submitted to the provisions of Chapter 5311 of the Ohio Revised Code and to the provisions of the Declaration as amended hereby, and is included in and made part of the Condominium Property, subject to the easements described in Exhibit C-53 attached hereto and made a part hereof and all other easements, restrictions, covenants and conditions of record.

3. Declarant further hereby amends the Declaration by deleting the second sentence of the first paragraph of Section 1.1 thereof and by inserting in place thereof the following:

"The Condominium Property consists of the Recreational Facilities and one hundred eighty-eight (188) individual units in fifteen (15) separate buildings containing ninety-four (94) individual residential Units and ninety-four (94) individual garage Units (collectively, hereinafter sometimes described and referred to as "Units").

4. Declarant further hereby amends the Declaration by adding thereto the drawings attached hereto and marked as Exhibits C-53 through C-56 to show the location, together with the particulars, of the Recreational Facilities and buildings situated on Phase 12 as described in Exhibit A hereto; the layout, locations, designations, dimensions, area and number of each such Unit and Recreational Facilities; and the Common Areas and Facilities and Limited Common Areas and Facilities located on Phase 12. These drawings were prepared by and bear the certified statement of R. Thomas Abercrombie, registered surveyor and R. Thomas Abercrombie, registered engineer, as required by Section 5311.07 of the Ohio Revised Code.

5. Declarant further hereby amends the Declaration by adding to the legal description captioned "Exhibit A, Parcel 1" attached to the Declaration, the legal description of Phase 12 described in Exhibit A attached hereto. Phase 12 shall be deemed and shall be a part of "Parcel 1" of the Condominium Property as such phrase is used in the Declaration.

6. Declarant further hereby amends the Declaration by revising the legal description set forth in Exhibit B attached to the Declaration to the description attached as Exhibit B hereto and described as Parcel 13.

7. Declarant further hereby amends the Declaration by deleting therefrom Exhibit E attached to the Declaration and substituting in its place a new Exhibit E which is attached hereto.

8. Declarant hereby reserves all rights held by it pursuant to Article 12 of the Declaration with respect to what is described in Exhibit B to the original Declaration for all or any part of what is now described as Parcel 13 in Exhibit B hereto.

9. All provisions of the Declaration and of all exhibits thereto not affected by the foregoing Amendment shall remain in full force and effect.

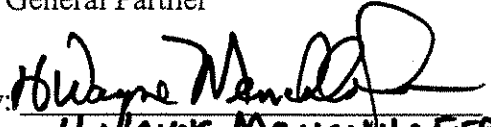
[Remainder of page intentionally left blank, signatures to follow]

BOOK 3639 PAGE 636

IN WITNESS WHEREOF, FISCHER ATTACHED HOMES, LTD., a Kentucky limited partnership, by its duly authorized officer has consented to all of the foregoing and have caused this instrument to be executed this 18 day of August, 2004.


FISCHER ATTACHED HOMES, LTD,
a Kentucky limited partnership

By: FAHO, INC., a Kentucky corporation,
its General Partner

By: 
Name: H. WAYNE MENCHHOFFER
Its: VICE PRESIDENT

COMMONWEALTH OF KENTUCKY)
) ss:
COUNTY OF KENTON)

The foregoing instrument was acknowledged before me this 18th day of August, 2004, by H. Wayne Menchhofer as General Partner of Faho, Inc., a Kentucky corporation, as General Partner of FISCHER ATTACHED HOMES, LTD., a Kentucky limited partnership, on behalf of the corporation and the limited partnership.



Notary Public - Commonwealth of Kentucky
My Commission Expires: 1-16-07

This Instrument Prepared By:

Jody T. Klekamp, Esq.
Keating, Muething & Klekamp, P.L.L.
1400 Provident Tower
One East Fourth Street
Cincinnati, Ohio 45202
(513) 579-6954





Abercrombie & Associates, Inc.

Civil Engineers/Surveyors

JULY 28, 2004

**LEGAL DESCRIPTION
PHASE 12
0.6497 ACRES**

SITUATE IN SECTION 25, TOWN 4, RANGE 3, CITY OF MASON, WARREN COUNTY, OHIO AND BEING ALL OF LOT 90 OF WEATHERSTONE SUBDIVISION, SECTION 3, BLOCK "C" AS RECORDED IN PLAT BOOK 61, PAGES 75-77 OF THE WARREN COUNTY, OHIO RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A THE SOUTHEAST CORNER OF SAID LOT 90, THENCE NORTH 49°05'26" WEST, 148.47 FEET TO A POINT; THENCE NORTH 32°04'02" EAST, 30.14 FEET TO A POINT; THENCE NORTH 45°23'45" EAST, 182.79 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE LEFT, HAVING A RADIUS OF 430.00 FEET, A DISTANCE OF 38.63 FEET; THE CHORD OF SAID CURVE BEARS SOUTH 81°00'31" EAST, 38.61 FEET TO A POINT; THENCE SOUTH 05°52'08" EAST, 150.90 FEET TO A POINT; THENCE NORTH 55°55'23" WEST, 3.97 FEET TO A POINT; THENCE SOUTH 40°54'34" WEST, 128.61 FEET TO THE PLACE OF BEGINNING.

THUS CONTAINING 0.6497 ACRES OF LAND AND BEING SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

BEARINGS USED IN THIS LEGAL DESCRIPTION ARE BASED ON WEATERSTONE SUBDIVISION, SECTION 3, BLOCK "C" AS RECORDED IN PLAT BOOK 61, PAGES 75-77 OF THE WARREN COUNTY, OHIO RECORDS.

APPROVED
WARREN CO. MAP DEPT.
DATE 8/21/04
BY

Old: 12-25-464-109 A-1 & 19-61
New: 12-25-464-138 19-2 & 19-62
New: 12-25-464-139 19-3 & 19-63
New: 12-25-464-140 19-4 & 19-64
New: 12-25-464-141 19-5 & 19-65
New: 12-25-464-142 19-6 & 19-66
New: 12-25-464-143
CIA: 12-25-464-144
No Rem



FILE:04-0094.LD3

BOOK 3639 PAGE 638



**Abercrombie
& Associates, Inc.**

Civil Engineers/Surveyors

JULY 28, 2004

**LEGAL DESCRIPTION
RESIDUE
17.5065 ACRES**

SITUATE IN SECTION 25, TOWN 4, RANGE 3, CITY OF MASON, WARREN COUNTY, OHIO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWESTERLY CORNER OF LOT 65 OF WEATHERSTONE SUBDIVISION, SECTION 2, AS RECORDED IN PLAT BOOK 50, PAGES 19-21 OF THE WARREN COUNTY, OHIO RECORDS; THENCE SOUTH $04^{\circ}29'34''$ WEST, 496.12 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE RIGHT, HAVING A RADIUS OF 370.00 FEET, A DISTANCE OF 185.20 FEET; THE CHORD OF SAID CURVE BEARS NORTH $68^{\circ}21'28''$ WEST, 183.27 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE LEFT, HAVING A RADIUS OF 430.00 FEET, A DISTANCE OF 285.58 FEET; THE CHORD OF SAID CURVE BEARS NORTH $73^{\circ}02'42''$ WEST, 280.36 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE RIGHT, HAVING A RADIUS OF 370.00 FEET, A DISTANCE OF 286.98 FEET; THE CHORD OF SAID CURVE BEARS NORTH $69^{\circ}51'06''$ WEST, 279.84 FEET TO A POINT; THENCE NORTH $47^{\circ}37'56''$ WEST, 63.39 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE RIGHT, HAVING A RADIUS OF 35.00 FEET, A DISTANCE OF 54.98 FEET; THE CHORD OF SAID CURVE BEARS NORTH $02^{\circ}37'46''$ WEST, 49.50 FEET TO A POINT; THENCE SOUTH $42^{\circ}21'59''$ WEST, 99.85 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE RIGHT, HAVING A RADIUS OF 30.50 FEET, A DISTANCE OF 17.43 FEET; THE CHORD OF SAID CURVE BEARS SOUTH $64^{\circ}00'11''$ EAST, 17.19 FEET TO A POINT; THENCE SOUTH $47^{\circ}37'56''$ EAST, 81.89 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE LEFT, HAVING A RADIUS OF 430.00 FEET, A DISTANCE OF 231.17 FEET; THE CHORD OF SAID CURVE BEARS SOUTH $63^{\circ}01'59''$ EAST, 228.40 FEET TO A POINT; THENCE SOUTH $45^{\circ}23'45''$ WEST, 182.80 FEET TO A POINT; THENCE SOUTH $32^{\circ}04'02''$ WEST, 30.14 FEET TO A POINT; THENCE SOUTH $49^{\circ}05'26''$ EAST, 148.47 FEET TO A POINT; THENCE NORTH $40^{\circ}54'34''$ EAST, 128.61 FEET TO A POINT; THENCE SOUTH $55^{\circ}55'23''$ EAST, 98.87 FEET TO A POINT; THENCE SOUTH $16^{\circ}03'42''$ WEST, 170.92 FEET TO A POINT; THENCE SOUTH $44^{\circ}57'31''$ WEST, 77.77 FEET TO A POINT; THENCE NORTH $49^{\circ}05'26''$ WEST, 164.49 FEET TO A POINT; THENCE SOUTH $40^{\circ}54'34''$ WEST, 84.33 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE LEFT, HAVING A RADIUS OF 150.00 FEET, A DISTANCE OF 27.50 FEET; THE CHORD OF SAID CURVE BEARS SOUTH $35^{\circ}39'27''$ WEST, 27.46 FEET TO A POINT; THENCE SOUTH $30^{\circ}24'20''$ WEST, 97.88 FEET TO A POINT; THENCE SOUTH $30^{\circ}24'20''$ WEST, 35.12 FEET TO A POINT; THENCE ALONG A CURVE DEFLECTING TO THE RIGHT, HAVING A RADIUS OF 150.00 FEET, A DISTANCE OF 27.50 FEET; THE CHORD OF SAID CURVE BEARS SOUTH $35^{\circ}39'27''$ WEST, 27.46 FEET TO A POINT; THENCE SOUTH $40^{\circ}54'34''$ WEST, 241.19 FEET TO A POINT; THENCE NORTH $85^{\circ}15'29''$ WEST, 65.16 FEET TO A POINT; THENCE NORTH $84^{\circ}16'24''$ WEST, 613.56 FEET TO A POINT; THENCE NORTH $04^{\circ}47'51''$ EAST, 123.20 FEET TO A POINT; THENCE NORTH $42^{\circ}46'36''$ EAST, 122.04 FEET TO A POINT; THENCE

NORTH 42°29'56" EAST, 359.02 FEET TO A POINT; THENCE SOUTH 47°37'56" EAST, 15.00 FEET TO A POINT; THENCE NORTH 42°22'04" EAST, 694.07 FEET TO A POINT; THENCE SOUTH 47°37'56" EAST, 248.48 FEET TO A POINT; THENCE NORTH 32°23'35" EAST, 114.81 FEET TO A POINT; THENCE SOUTH 76°05'20" EAST, 111.98 FEET TO A POINT; THENCE SOUTH 46°05'38" EAST, 151.79 FEET TO A POINT; THENCE NORTH 43°40'43" EAST, 307.29 FEET TO A POINT; THENCE NORTH 71°22'50" EAST, 178.74 FEET TO THE PLACE OF BEGINNING.

THUS CONTAINING 17.5065 ACRES OF LAND AND BEING SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.

BEARINGS USED IN THIS LEGAL DESCRIPTION ARE BASED ON WEATERSTONE SUBDIVISION, SECTION 3, BLOCK "C" AS RECORDED IN PLAT BOOK 61, PAGES 75-77 OF THE WARREN COUNTY OHIO RECORDS.

12-25-426-116

12-25-464-001

12-25-464-087

12-25-464-106

12-25-464-107

12-25-464-108

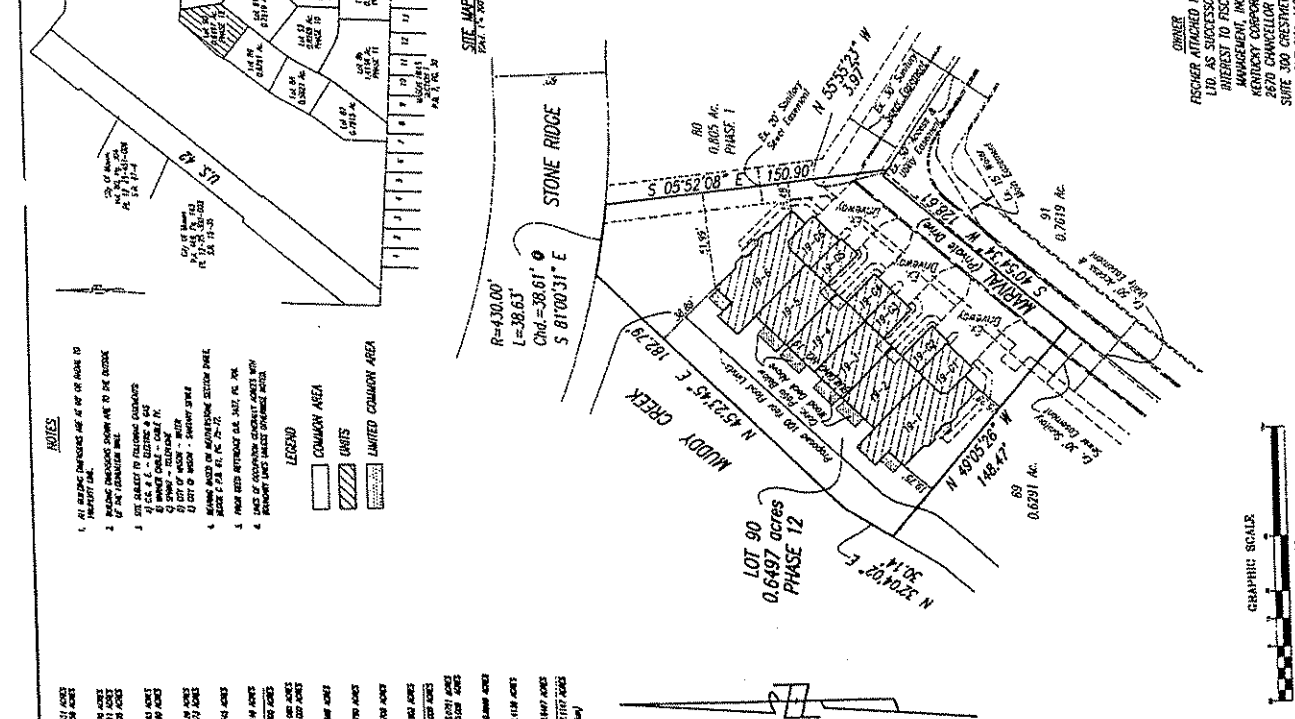
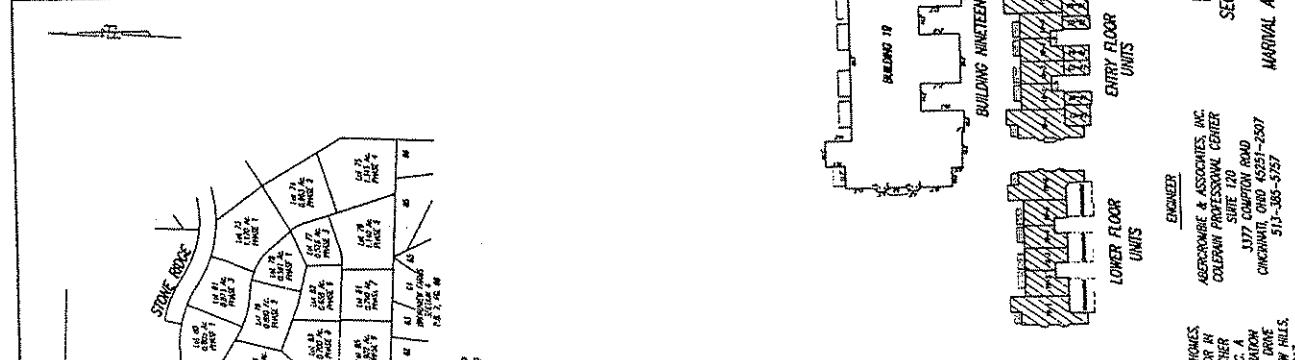
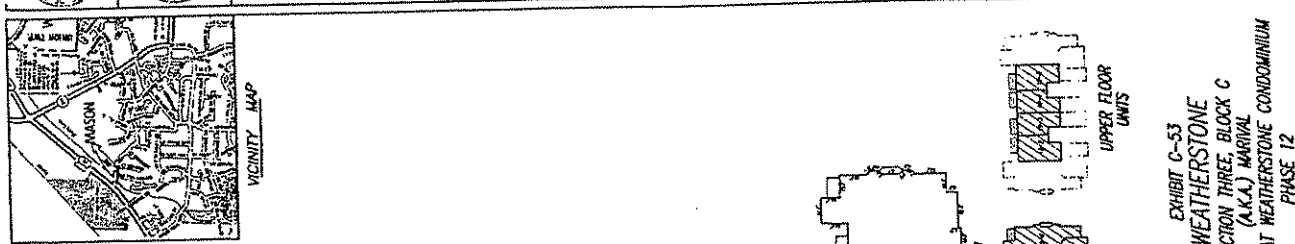
12-25-464-110

Pl. 12-25-464-112



Exhibit C

	<p>CONDOMINIUM UNIT PLAN MARVAL AT WEATHERSTONE CONDOMINIUM, PHASE 12</p>	<p>THE CITY OF WYOMING WYOMING COUNTY, OHIO</p>	<p>7-27-04 H. Haggard</p>	<p>1"=50'</p>
---	---	---	-------------------------------	---------------



UNIT NO.	AREA (SQ. FT.)	PRICE	DATE	REMARKS
1	1,100	\$110,000	12/31/03	Unit 1
2	1,100	\$110,000	12/31/03	Unit 2
3	1,100	\$110,000	12/31/03	Unit 3
4	1,100	\$110,000	12/31/03	Unit 4
5	1,100	\$110,000	12/31/03	Unit 5
6	1,100	\$110,000	12/31/03	Unit 6
7	1,100	\$110,000	12/31/03	Unit 7
8	1,100	\$110,000	12/31/03	Unit 8
9	1,100	\$110,000	12/31/03	Unit 9
10	1,100	\$110,000	12/31/03	Unit 10
11	1,100	\$110,000	12/31/03	Unit 11
12	1,100	\$110,000	12/31/03	Unit 12
13	1,100	\$110,000	12/31/03	Unit 13
14	1,100	\$110,000	12/31/03	Unit 14
15	1,100	\$110,000	12/31/03	Unit 15
16	1,100	\$110,000	12/31/03	Unit 16
17	1,100	\$110,000	12/31/03	Unit 17
18	1,100	\$110,000	12/31/03	Unit 18
19	1,100	\$110,000	12/31/03	Unit 19
20	1,100	\$110,000	12/31/03	Unit 20
21	1,100	\$110,000	12/31/03	Unit 21
22	1,100	\$110,000	12/31/03	Unit 22
23	1,100	\$110,000	12/31/03	Unit 23
24	1,100	\$110,000	12/31/03	Unit 24
25	1,100	\$110,000	12/31/03	Unit 25
26	1,100	\$110,000	12/31/03	Unit 26
27	1,100	\$110,000	12/31/03	Unit 27
28	1,100	\$110,000	12/31/03	Unit 28
29	1,100	\$110,000	12/31/03	Unit 29
30	1,100	\$110,000	12/31/03	Unit 30

EXHIBIT C-53
WEATHERSTONE
SECTION THREE, BLOCK C
(A.K.A.) MARVAL
MARVAL AT WEATHERSTONE CONDOMINIUM
PHASE 12

ENGINEER
 ABERNOMBE & ASSOCIATES, INC.
 COLLEMAN PROFESSIONAL CENTER
 SUITE 120
 3177 COMPTON ROAD
 CINCINNATI, OHIO 45225-2807
 513-368-5357

OWNER
 FISCHER ATTACHED HOMES
 LTD. AS SUCCESSOR IN
 INTEREST TO FISCHER
 MANAGEMENT, INC. A
 KENTUCKY CORPORATION
 2670 CHANCELLOR DRIVE
 SUITE 300 CRESTVIEW PARK,
 KENTUCKY, 41017

I, H. Haggard, Professional Engineer, do hereby certify that the above is a true and correct copy of the original as shown to me by the owner.

DATE: 12/31/03

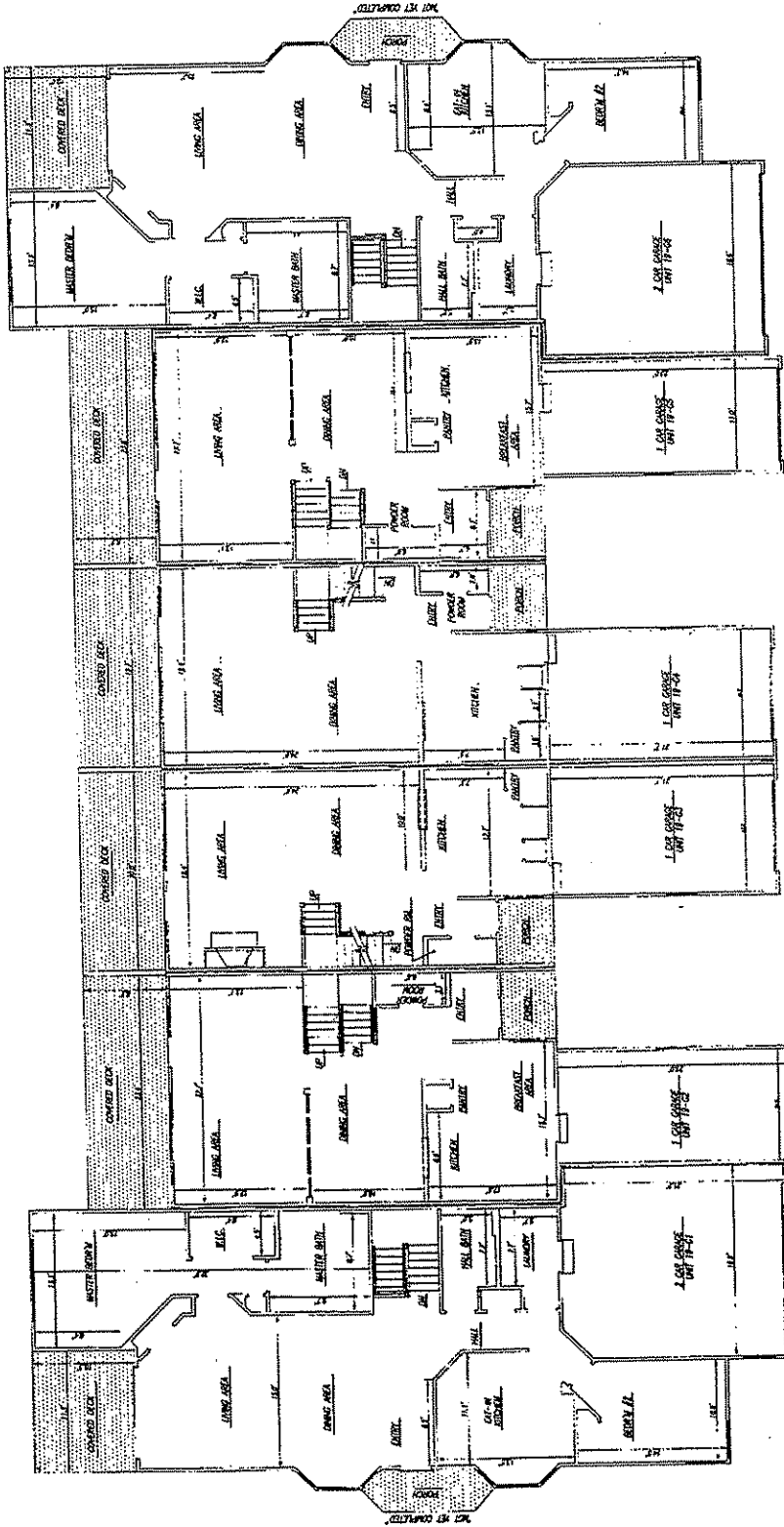


MARVAL AT WEATHERSTONE CONDOMINIUM, PHASE 12

7-22-04
R. Associates, Inc.
14 Hogyard
7, Ketchikan
3/16" = 1'-0"
SCALE

CONDOMINIUM UNIT PLAN
MARVAL AT WEATHERSTONE CONDOMINIUM, PHASE 12
SECTION 25, TOWN 4, RANGE 3
THE CITY OF MASON
WARREN COUNTY, OHIO

R. ASSOCIATES, INC.
Civil Engineers/Surveyors
1277 Central Expressway, Suite 200
Cincinnati, Ohio 45240
616-532-2511
616-532-2512
616-532-2513



AUBURN
UNIT #19-6
4326 MARVAL

CAPE MAY
UNIT #19-5
4328 MARVAL

BAR HARBOR
UNIT #19-4
4330 MARVAL

BAR HARBOR
UNIT #19-3
4332 MARVAL

CAPE MAY
UNIT #19-2
4334 MARVAL

AUBURN
UNIT #19-1
4336 MARVAL

ENTRY LEVEL FLOOR PLAN
BUILDING NO. 19
UNITS 1-6

UNITS
LIMITED COMMON AREA

EXHIBIT C-55
WEATHERSTONE
SECTION THREE, BLOCK C
(A.K.A.) MARVAL
MARVAL AT WEATHERSTONE CONDOMINIUM
PHASE 12

NOTE: ALL MEASUREMENTS ARE
STUD TO STUD UNLESS
OTHERWISE NOTED.



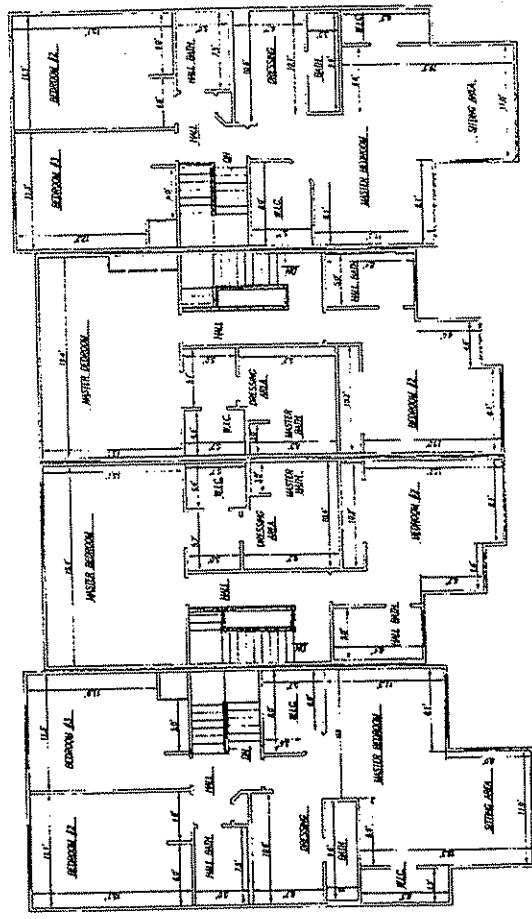
CONDOMINIUM UNIT PLAN
 MARVAL AT WEATHERSTONE
 CONDOMINIUM, PHASE 12

7-22-04	R. Hoogard	Architect
	T. Abernethy	Engineer
3/16=1'-0"		Scale

CONDOMINIUM UNIT PLAN
 MARVAL AT WEATHERSTONE CONDOMINIUM PHASE 12
 SECTION 25, TOWN 4, RANGE 3
 THE CITY OF MASON
 WARREN COUNTY, OHIO

Architects
 C.H. Engineers/Surveyors
 117 Exchange Blvd. • Columbus, Ohio 43221-2007
 614-262-9757
 1115 Exchange Blvd. • Columbus, Ohio 43221-2007
 614-262-9757

EXHIBIT C-56
 WEATHERSTONE
 SECTION THREE, BLOCK C
 (A.K.A.) MARVAL
 MARVAL AT WEATHERSTONE CONDOMINIUM
 PHASE 12



CAPE MAY
 UNIT #19-5
 4328 MARVAL

BAR HARBOR
 UNIT #19-4
 4330 MARVAL

BAR HARBOR
 UNIT #19-3
 4332 MARVAL

CAPE MAY
 UNIT #19-2
 4334 MARVAL

UPPER LEVEL FLOOR PLAN
 BUILDING NO. 19
 UNITS 2-5

NOTE: ALL MEASUREMENTS ARE
 STUD TO STUD UNLESS
 OTHERWISE NOTED.

UNITS

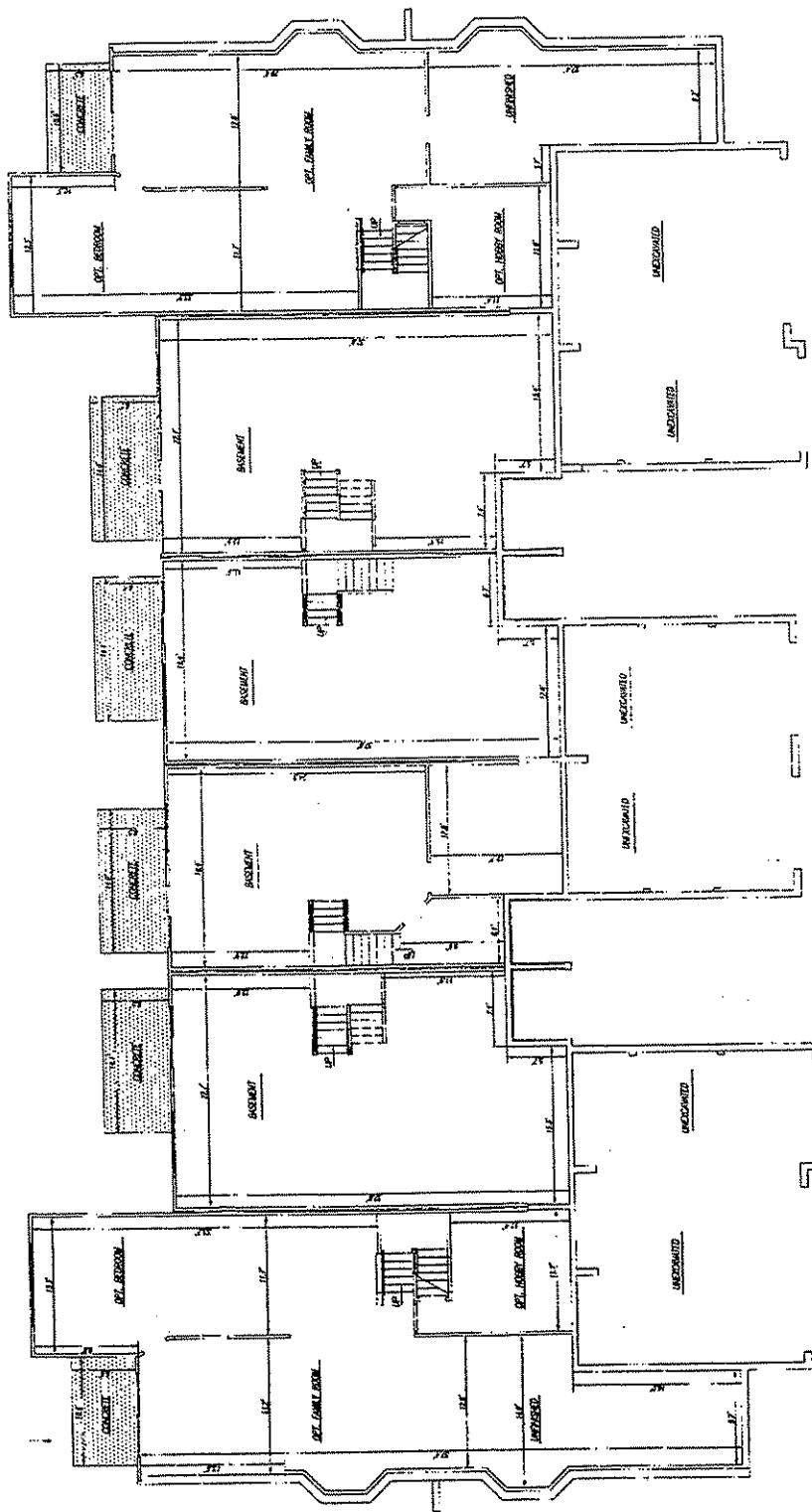


MARVAL AT WEATHERSTONE
CONDOMINIUM PHASE 12

7-22-04
T. Haggard
R. Haggard
5/16/1-0

CONDOMINIUM UNIT PLAN
MARVAL AT WEATHERSTONE CONDOMINIUM PHASE 12
SECTION 25, TOWN 4, RANGE 3
THE CITY OF MASON
WARREN COUNTY, OHIO

R. J. Haggard
Engineer/Architect
1875 Exchange Road
Mason, Ohio 45040
937-303-0220
www.rjh-engineers.com



AUBURN
UNIT #19-6
4.526 MARVAL

CAPE MAY
UNIT #19-5
4.528 MARVAL

BAR HARBOR
UNIT #19-4
4.530 MARVAL

BAR HARBOR
UNIT #19-3
4.532 MARVAL

CAPE MAY
UNIT #19-2
4.534 MARVAL

AUBURN
UNIT #19-1
4.536 MARVAL

LOWER LEVEL FLOOR PLAN
BUILDING NO. 19
UNITS 1-6

EXHIBIT C-54
WEATHERSTONE
SECTION THREE, BLOCK C
(A.K.A.) MARVAL
MARVAL AT WEATHERSTONE CONDOMINIUM
PHASE 12

UNITS
LIMITED COMMON AREA

NOTE:
ALL MEASUREMENTS ARE
STUD TO STUD UNLESS
OTHERWISE NOTED.

EXHIBIT E

**PERCENTAGE OWNERSHIP INTEREST
IN COMMON AREAS AND FACILITIES**

MARIVAL AT WEATHERSTONE CONDOMINIUM

To calculate the percentage of interest, divide the respective Unit's Par Value by the aggregate amount of Par Value for all Units.

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
1-1	Auburn	4314 Marival Mason, Ohio 45040	2400	1.016%
1-2	Cape May II	4312 Marival Mason, Ohio 45040	2400	1.016%
1-3	Bar Harbor	4310 Marival Mason, Ohio 45040	2300	0.974%
1-4	Bar Harbor	4308 Marival Mason, Ohio 45040	2300	0.974%
1-5	Cape May II	4306 Marival Mason, Ohio 45040	2400	1.016%
1-6	Auburn	4304 Marival Mason, Ohio 45040	2400	1.016%
2-1	Auburn	4240 Marival Mason, Ohio 45040	2400	1.016%
2-2	Bayport	4238 Marival Mason, Ohio 45040	2300	0.974%
2-3	Newbury	4236 Marival Mason, Ohio 45040	2300	0.974%
2-4	Newbury	4234 Marival Mason, Ohio 45040	2300	0.974%
2-5	Bayport	4232 Marival Mason, Ohio 45040	2300	0.974%
2-6	Auburn	4230 Marival Mason, Ohio 45040	2400	1.016%
7-201	Asheville-Slab	4235 Marival Mason, Ohio 45040	2300	0.974%
7-204	Asheville-Slab	4241 Marival Mason, Ohio 45040	2300	0.974%
7-301	Huntington	4237 Marival Mason, Ohio 45040	2400	1.016%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
7-304	Huntington	4239 Marival Mason, Ohio 45040	2400	1.016%
1-G1	Garage 2	4314 Marival Mason, Ohio 45040	200	0.085%
1-G2	Garage 1	4312 Marival Mason, Ohio 45040	130	0.055%
1-G3	Garage 1	4310 Marival Mason, Ohio 45040	130	0.055%
1-G4	Garage 1	4308 Marival Mason, Ohio 45040	130	0.055%
1-G5	Garage 1	4306 Marival Mason, Ohio 45040	130	0.055%
1-G6	Garage 2	4304 Marival Mason, Ohio 45040	200	0.085%
2-G1	Garage 2	4240 Marival Mason, Ohio 45040	200	0.085%
2-G2	Garage 1	4238 Marival Mason, Ohio 45040	130	0.055%
2-G3	Garage 2	4236 Marival Mason, Ohio 45040	200	0.085%
2-G4	Garage 1	4234 Marival Mason, Ohio 45040	130	0.055%
2-G5	Garage 1	4232 Marival Mason, Ohio 45040	130	0.055%
2-G6	Garage 2	4230 Marival Mason, Ohio 45040	200	0.085%
7-G1	Garage 2	4235 Marival Mason, Ohio 45040	200	0.085%
7-G2	Garage 2	4237 Marival Mason, Ohio 45040	200	0.085%
7-G3	Garage 2	4239 Marival Mason, Ohio 45040	200	0.085%
7-G4	Garage 2	4241 Marival Mason, Ohio 45040	200	0.085%
3-1	Auburn	4210 Marival Mason, Ohio 45040	2400	1.016%
3-2	Bayport	4208 Marival Mason, Ohio 45040	2300	0.974%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
3-3	Newbury	4206 Marival Mason, Ohio 45040	2300	0.974%
3-4	Newbury	4204 Marival Mason, Ohio 45040	2300	0.974%
3-5	Bayport	4202 Marival Mason, Ohio 45040	2300	0.974%
3-6	Auburn	4200 Marival Mason, Ohio 45040	2400	1.016%
3-G1	Garage 2	4210 Marival Mason, Ohio 45040	200	0.085%
3-G2	Garage 1	4208 Marival Mason, Ohio 45040	130	0.055%
3-G3	Garage 2	4206 Marival Mason, Ohio 45040	200	0.085%
3-G4	Garage 1	4204 Marival Mason, Ohio 45040	130	0.055%
3-G5	Garage 1	4202 Marival Mason, Ohio 45040	130	0.055%
3-G6	Garage 2	4200 Marival Mason, Ohio 45040	200	0.085%
8-201	Asheville-Slab	4275 Marival Mason, Ohio 45040	2300	0.974%
8-202	Mt. Vernon-Slab	4281 Marival Mason, Ohio 45040	2300	0.974%
8-203	Mt. Vernon-Slab	4283 Marival Mason, Ohio 45040	2300	0.974%
8-204	Asheville-Slab	4289 Marival Mason, Ohio 45040	2300	0.974%
8-301	Huntington	4277 Marival Mason, Ohio 45040	2400	1.016%
8-302	Victoria	4279 Marival Mason, Ohio 45040	2400	1.016%
8-303	Victoria	4285 Marival Mason, Ohio 45040	2400	1.016%
8-304	Huntington	4287 Marival Mason, Ohio 45040	2400	1.016%
8-G1	Garage 2	4275 Marival Mason, Ohio 45040	200	0.085%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
8-G2	Garage 2	4277 Marival Mason, Ohio 45040	200	0.085%
8-G3	Garage 1	4279 Marival Mason, Ohio 45040	130	0.055%
8-G4	Garage 1	4281 Marival Mason, Ohio 45040	130	0.055%
8-G5	Garage 1	4283 Marival Mason, Ohio 45040	130	0.055%
8-G6	Garage 1	4285 Marival Mason, Ohio 45040	130	0.055%
8-G7	Garage 2	4287 Marival Mason, Ohio 45040	200	0.085%
8-G8	Garage 2	4289 Marival Mason, Ohio 45040	200	0.085%
6-1	Auburn	4206 Fontenay Mason, Ohio 45040	2400	1.016%
6-2	Bayport	4204 Fontenay Mason, Ohio 45040	2300	0.974%
6-3	Newbury	4202 Fontenay Mason, Ohio 45040	2300	0.974%
6-4-	Auburn	4200 Fontenay Mason, Ohio 45040	2400	1.016%
6-G1	Garage 2	4206 Fontenay Mason, Ohio 45040	200	0.085%
6-G2	Garage 1	4204 Fontenay Mason, Ohio 45040	130	0.055%
6-G3	Garage 1	4204 Fontenay Mason, Ohio 45040	130	0.055%
6-G4	Garage 2	4200 Fontenay Mason, Ohio 45040	200	0.085%
4-1	Auburn	4182 Marival Mason, Ohio 45040	2400	1.016%
4-2	Cape May II	4180 Marival Mason, Ohio 45040	2400	1.016%
4-3	Bar Harbor	4178 Marival Mason, Ohio 45040	2300	0.974%
4-4	Bar Harbor	4176 Marival Mason, Ohio 45040	2300	0.974%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
4-5	Cape May II	4174 Marival Mason, Ohio 45040	2400	1.016%
4-6	Auburn	4172 Marival Mason, Ohio 45040	2400	1.016%
4-G1	Garage 2	4182 Marival Mason, Ohio 45040	200	0.085%
4-G2	Garage 1	4180 Marival Mason, Ohio 45040	130	0.055%
4-G3	Garage 1	4178 Marival Mason, Ohio 45040	130	0.055%
4-G4	Garage 1	4176 Marival Mason, Ohio 45040	130	0.055%
4-G5	Garage 1	4174 Marival Mason, Ohio 45040	130	0.055%
4-G6	Garage 2	4172 Marival Mason, Ohio 45040	200	0.085%
5-201	Asheville-Slab	4199 Fontenay Mason, Ohio 45040	2300	0.974%
5-202	Mt. Vernon-Slab	4205 Fontenay Mason, Ohio 45040	2300	0.974%
5-203	Mt. Vernon-Slab	4207 Fontenay Mason, Ohio 45040	2300	0.974%
5-204	Asheville-Slab	4213 Fontenay Mason, Ohio 45040	2300	0.974%
5-301	Huntington	4201 Fontenay Mason, Ohio 45040	2400	1.016%
5-302	Victoria	4203 Fontenay Mason, Ohio 45040	2400	1.016%
5-303	Victoria	4209 Fontenay Mason, Ohio 45040	2400	1.016%
5-304	Huntington	4211 Fontenay Mason, Ohio 45040	2400	1.016%
5-G1	Garage 2	4199 Fontenay Mason, Ohio 45040	200	0.085%
5-G2	Garage 2	4201 Fontenay Mason, Ohio 45040	200	0.085%
5-G3	Garage 1	4203 Fontenay Mason, Ohio 45040	130	0.055%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
5-G4	Garage 1	4205 Fontenay Mason, Ohio 45040	130	0.055%
5-G5	Garage 1	4207 Fontenay Mason, Ohio 45040	130	0.055%
5-G6	Garage 1	4209 Fontenay Mason, Ohio 45040	130	0.055%
5-G7	Garage 2	4211 Fontenay Mason, Ohio 45040	200	0.085%
5-G8	Garage 2	4213 Fontenay Mason, Ohio 45040	200	0.085%
12-1	Auburn	4246 Fontenay Mason, Ohio 45040	2400	1.016%
12-2	Bayport	4244 Fontenay Mason, Ohio 45040	2300	0.974%
12-3	Newbury	4242 Fontenay Mason, Ohio 45040	2300	0.974%
12-4	Newbury	4240 Fontenay Mason, Ohio 45040	2300	0.974%
12-5	Bayport	4238 Fontenay Mason, Ohio 45040	2300	0.974%
12-6	Auburn	4236 Fontenay Mason, Ohio 45040	2400	1.016%
12-G1	Garage 2	4246 Fontenay Mason, Ohio 45040	200	0.085%
12-G2	Garage 1	4244 Fontenay Mason, Ohio 45040	130	0.055%
12-G3	Garage 2	4242 Fontenay Mason, Ohio 45040	200	0.085%
12-G4	Garage 1	4240 Fontenay Mason, Ohio 45040	130	0.055%
12-G5	Garage 1	4238 Fontenay Mason, Ohio 45040	130	0.055%
12-G6	Garage 2	4236 Fontenay Mason, Ohio 45040	200	0.085%
13-201	Asheville-Slab	4233 Fontenay Mason, Ohio 45040	2300	0.974%
13-202	Mt. Vernon-Slab	4239 Fontenay Mason, Ohio 45040	2300	0.974%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
13-203	Mt. Vernon-Slab	4241 Fontenay Mason, Ohio 45040	2300	0.974%
13-204	Asheville-Slab	4247 Fontenay Mason, Ohio 45040	2300	0.974%
13-301	Huntington	4235 Fontenay Mason, Ohio 45040	2400	1.016%
13-302	Victoria	4237 Fontenay Mason, Ohio 45040	2400	1.016%
13-303	Victoria	4243 Fontenay Mason, Ohio 45040	2400	1.016%
13-304	Huntington	4245 Fontenay Mason, Ohio 45040	2400	1.016%
13-G1	Garage 1	4233 Fontenay Mason, Ohio 45040	130	0.055%
13-G2	Garage 2	4235 Fontenay Mason, Ohio 45040	200	0.085%
13-G3	Garage 1	4237 Fontenay Mason, Ohio 45040	130	0.055%
13-G4	Garage 1	4239 Fontenay Mason, Ohio 45040	130	0.055%
13-G5	Garage 1	4241 Fontenay Mason, Ohio 45040	130	0.055%
13-G6	Garage 1	4243 Fontenay Mason, Ohio 45040	130	0.055%
13-G7	Garage 2	4245 Fontenay Mason, Ohio 45040	200	0.085%
13-G8	Garage 1	4247 Fontenay Mason, Ohio 45040	130	0.055%
11-1	Auburn	4272 Fontenay Mason, Ohio 45040	2400	1.016%
11-2	Bayport	4270 Fontenay Mason, Ohio 45040	2300	0.974%
11-3	Newbury	4268 Fontenay Mason, Ohio 45040	2300	0.974%
11-4	Auburn	4266 Fontenay Mason, Ohio 45040	2400	1.016%
11-G1	Garage 2	4272 Fontenay Mason, Ohio 45040	200	0.085%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
11-G2	Garage 1	4270 Fontenay Mason, Ohio 45040	130	0.055%
11-G3	Garage 1	4268 Fontenay Mason, Ohio 45040	130	0.055%
11-G4	Garage 2	4266 Fontenay Mason, Ohio 45040	200	0.085%
14-201	Asheville-Slab	4265 Fontenay Mason, Ohio 45040	2300	0.974%
14-202	Mt. Vernon-Slab	4271 Fontenay Mason, Ohio 45040	2300	0.974%
14-203	Mt. Vernon-Slab	4273 Fontenay Mason, Ohio 45040	2300	0.974%
14-204	Asheville-Slab	4279 Fontenay Mason, Ohio 45040	2300	0.974%
14-301	Huntington	4267 Fontenay Mason, Ohio 45040	2400	1.016%
14-302	Victoria	4269 Fontenay Mason, Ohio 45040	2400	1.016%
14-303	Victoria	4275 Fontenay Mason, Ohio 45040	2400	1.016%
14-304	Huntington	4277 Fontenay Mason, Ohio 45040	2400	1.016%
14-G1	Garage 2	4265 Fontenay Mason, Ohio 45040	200	0.085%
14-G2	Garage 2	4267 Fontenay Mason, Ohio 45040	200	0.085%
14-G3	Garage 1	4269 Fontenay Mason, Ohio 45040	130	0.055%
14-G4	Garage 1	4271 Fontenay Mason, Ohio 45040	130	0.055%
14-G5	Garage 1	4273 Fontenay Mason, Ohio 45040	130	0.055%
14-G6	Garage 1	4275 Fontenay Mason, Ohio 45040	130	0.055%
14-G7	Garage 2	4277 Fontenay Mason, Ohio 45040	200	0.085%
14-G8	Garage 2	4279 Fontenay Mason, Ohio 45040	200	0.085%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
10-1	Auburn	4312 Fontenay Mason, Ohio 45040	2400	1.016%
10-2	Cape May	4310 Fontenay Mason, Ohio 45040	2400	1.016%
10-3	Bar Harbor	4308 Fontenay Mason, Ohio 45040	2300	0.974%
10-4	Bar Harbor	4306 Fontenay Mason, Ohio 45040	2300	0.974%
10-5	Cape May	4304 Fontenay Mason, Ohio 45040	2400	1.016%
10-6	Auburn	4302 Fontenay Mason, Ohio 45040	2400	1.016%
10-G1	Garage 2	4312 Fontenay Mason, Ohio 45040	200	0.085%
10-G2	Garage 1	4310 Fontenay Mason, Ohio 45040	130	0.055%
10-G3	Garage 1	4308 Fontenay Mason, Ohio 45040	130	0.055%
10-G4	Garage 1	4306 Fontenay Mason, Ohio 45040	130	0.055%
10-G5	Garage 1	4304 Fontenay Mason, Ohio 45040	130	0.055%
10-G6	Garage 2	4302 Fontenay Mason, Ohio 45040	200	0.085%
15-201	Asheville-Slab	4305 Fontenay Mason, Ohio 45040	2300	0.974%
15-202	Mt. Vernon-Slab	4311 Fontenay Mason, Ohio 45040	2300	0.974%
15-203	Mt. Vernon-Slab	4313 Fontenay Mason, Ohio 45040	2300	0.974%
15-204	Asheville-Slab	4319 Fontenay Mason, Ohio 45040	2300	0.974%
15-301	Huntington	4307 Fontenay Mason, Ohio 45040	2400	1.012%
15-302	Victoria	4309 Fontenay Mason, Ohio 45040	2400	1.012%
15-303	Victoria	4315 Fontenay Mason, Ohio 45040	2400	1.012%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
15-304	Huntington	4317 Fontenay Mason, Ohio 45040	2400	1.012%
15-G1	Garage 2	4305 Fontenay Mason, Ohio 45040	200	0.085%
15-G2	Garage 2	4307 Fontenay Mason, Ohio 45040	200	0.085%
15-G3	Garage 1	4309 Fontenay Mason, Ohio 45040	130	0.055%
15-G4	Garage 1	4311 Fontenay Mason, Ohio 45040	130	0.055%
15-G5	Garage 1	4313 Fontenay Mason, Ohio 45040	130	0.055%
15-G6	Garage 1	4315 Fontenay Mason, Ohio 45040	130	0.055%
15-G7	Garage 2	4317 Fontenay Mason, Ohio 45040	200	0.085%
15-G8	Garage 2	4319 Fontenay Mason, Ohio 45040	200	0.085%
19-1	Auburn	4336 Marival Mason, Ohio 45040	2400	1.012%
19-2	Cape May	4334 Marival Mason, Ohio 45040	2400	1.012%
19-3	Bar Harbor	4332 Marival Mason, Ohio 45040	2300	0.974%
19-4	Bar Harbor	4330 Marival Mason, Ohio 45040	2300	0.974%
19-5	Cape May	4328 Marival Mason, Ohio 45040	2400	1.012%
19-6	Auburn	4326 Marival Mason, Ohio 45040	2400	1.012%
19-G1	Garage 2	4336 Marival Mason, Ohio 45040	200	0.085%
19-G2	Garage 1	4334 Marival Mason, Ohio 45040	130	0.055%
19-G3	Garage 1	4332 Marival Mason, Ohio 45040	130	0.055%
19-G4	Garage 1	4330 Marival Mason, Ohio 45040	130	0.055%

Unit Number	Model Type	Unit Address	Par Value of Unit	Percentage Interest in Common Areas/Facilities*
19-G5	Garage 1	4328 Marival Mason, Ohio 45040	130	0.055%
19-G6	Garage 2	4326 Marival Mason, Ohio 45040	200	0.085%
		TOTAL:	236230	100%

*As additional Units are added to the Condominium, the various Unit's percentage of interest in Common Areas above will decrease accordingly.

BETH DECKARD - WARREN COUNTY RECORDER
Doc #: 495211 Type: AMEND DECLR
Filed: 8/26/2004 9:31:56 \$ 195.00
OR Volume: 3539 Page: 633 Return: B
Recd: 19090 Pages: 23
WEATHERSTONE AT MASON LLC
Sprueman + Lawrence

BOOK 3639 PAGE 655