

COMMON ELEMENTS.

THE GENERAL COMMON ELEMENTS CONSIST OF THE FOLLOWING, TO THE EXTENT THEY EXIST ON THE PROPERTY, AND EXCEPT AS PORTIONS THEREOF ARE EXPRESSLY DESIGNATED IN THIS DECLARATION AS PART OF A UNIT OR LIMITED COMMON ELEMENT:

(a) THE LAND, PATHWAYS, DRIVEWAYS, FENCES, GROUNDS, PARKING, SPACES, EXTERIOR ROOMS, AND LAUNDRY ROOMS AND FACILITIES;

(b) THE FOUNDATIONS, COLUMNS, GRIDDERS, BEAMS, SUPPORTS, BEARING WALLS, PERIMETER WALLS, ROOFS, AND EXTERIOR PORCHES, CORRIDORS, LOBBIES, STAIRS, FIRE ESCAPES, ENTRANCES AND EXITS OF THE BUILDING(S);

(c) INSTALLATIONS OF CENTRAL SERVICES, SUCH AS POWER LIGHT, GAS, HOT AND COLD WATER, HEATING, REFRIGERATION, AIR, CONDITIONING, WASTE DISPOSAL AND INCINERATORS, UP TO THE OUTLETS WITHIN ANY UNITS;

(d) THE TANKS, PUMPS, MOTORS, FANS, COMPRESSORS, DUCTS AND IN GENERAL, ALL APPARATUS AND INSTALLATIONS EXISTING FOR COMMON USE; AND

(e) ALL OTHER ELEMENTS OF ANY BUILDING NECESSARY OR CONVENIENT TO ITS EXISTANCE, MAINTENANCE AND SAFETY, OR NORMALLY IN COMMON USE.

LIMITED COMMON ELEMENTS.

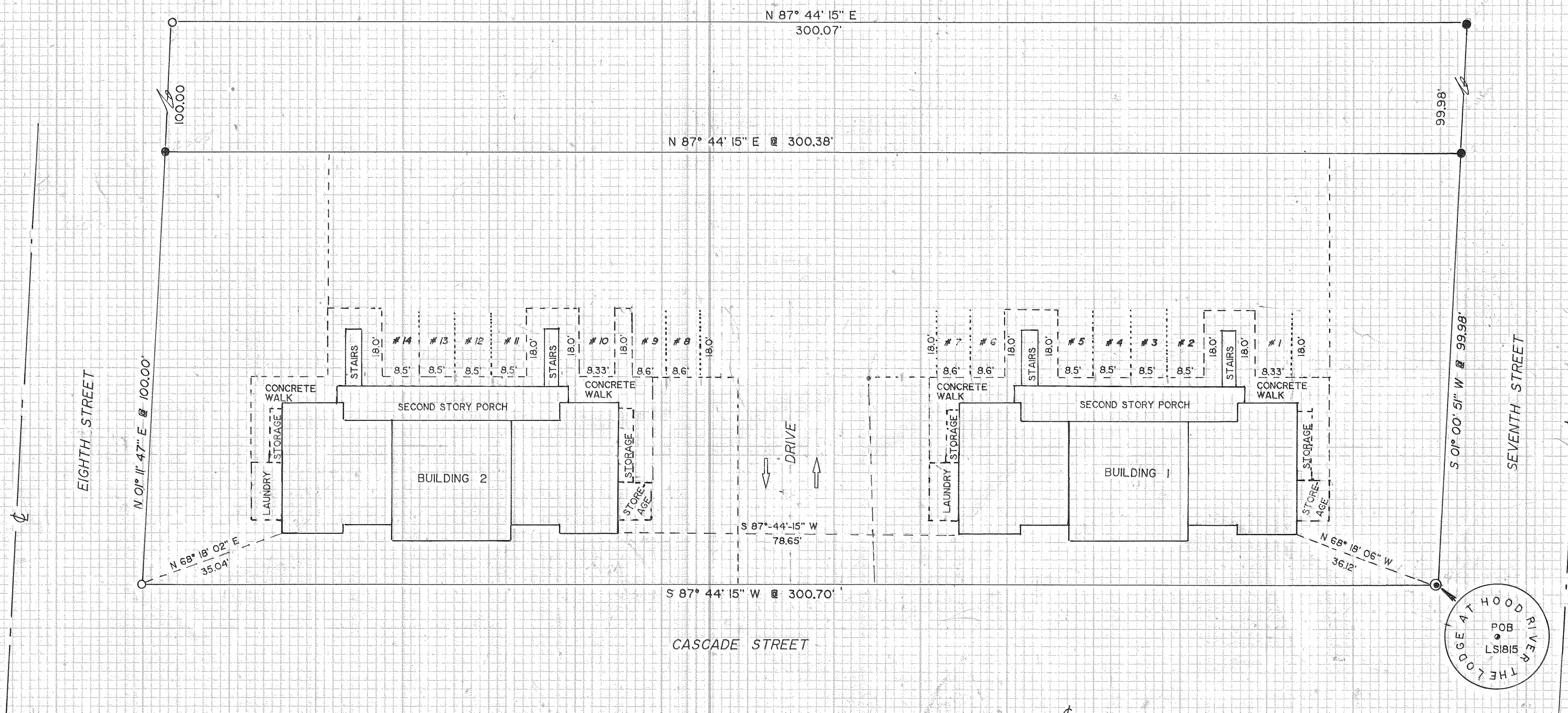
THE FOLLOWING CONSTITUTE LIMITED COMMON ELEMENTS, THE USE OF WHICH SHALL BE RESTRICTED TO THE UNIT(S) TO WHICH THEY PERTAIN:

(a) EACH UNIT IS ASSIGNED ONE EXTERIOR STORAGE AREA AND ONE PARKING SPACE BEARING THE SAME NUMBER AS THE NUMBER OF THE UNIT; AND

(b) UNITS 4 THROUGH 7 ARE JOINTLY ASSIGNED THE STAIRWAYS LEADING TO THE SECOND STORY OF BUILDING 1 AND THE SECOND STORY PORCH CONNECTING THE ENTRANCES TO THOSE UNITS. UNITS 11 THROUGH 14 ARE JOINTLY ASSIGNED THE STAIRWAYS LEADING TO THE SECOND STORY OF BUILDING 2 AND THE SECOND STORY PORCH CONNECTING THE ENTRANCES TO THOSE UNITS.

SHEET 2 = APPROVALS
 SHEET 3 = BUILDING DIMENSIONS
 SHEET 4 = BUILDING ELEVATIONS

NOTE ①: 8.5 FEET WIDE PARKING SPACES EXCEED CITY STANDARDS.



PHASE I
THE LODGE
AT HOOD RIVER,
A CONDOMINIUM

BEING ALL A PART OF LOTS I THROUGH 6,
 BLOCK 3, WAUCOMA ADDITION TO THE
 CITY OF HOOD RIVER,
 COUNTY OF HOOD RIVER,
 STATE OF OREGON.

FILED
 JUN 12 1989
 [Signature]
 COUNTY SURVEYOR

LEGEND:

- ⊙ SET MONUMENT AS NOTED
- SET 5/8" X 30" IRON ROD W/ CAP
- CALCULATED NOT FOUND OR SET
- FOUND MONUMENT OF RECORD

TERRA SURVEYING
 DATE: MARCH, 1989
 SCALE: 1" = 20'
 PROJECT: #8808A
 P.O. BOX 617
 HOOD RIVER, OR, 97031
 PHONE: (503) 386-4531

8911

PHASE I

DECLARATION :

KNOWN ALL MEN BY THESE PRESENTS: THAT: THE LODGE AT HOOD RIVER, INC., AN OREGON CORPORATION, DOES HEREBY MAKE, ESTABLISH AND DECLARE THE ANNEXED MAP TO BE A TRUE, AND CORRECT MAP OF THE LAND OWNED AND LAID OUT BY THEM AS THE LODGE AT HOOD RIVER, PHASE I. SAID LAND BEING MORE PARTICULARLY DESCRIBED IN THE SURVEYERS CERTIFICATE HERETO ANNEXED AND THEY DO HEREBY COMMIT SAID PROPERTY AND IMPROVMENTS DESCRIBED AND DEPICTED ON THE PLAT ARE SUBJECT TO THE PROVISIONS OF ORS. 94.004 TO 94.322.

THE LODGE AT HOOD RIVER, INC.

Glen D. Haack
GLEN D. HAACK SECRETARY - TREASURER

SEAL

ACKNOWLEDGEMENTS

STATE OF OREGON }
COUNTY OF HOOD RIVER } S. S.

BE IT REMEMBERED: THAT ON THIS 3rd DAY OF April, 1989, BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE AND COUNTY PERSONALLY APPEARED GLEN D. HAACK, WHO BEING FIRST DULY SWORN, UNDER OATH, DID SAY THAT HE IS SECRETARY-TREASURER, OF THE CORPORATION NAMED AND DESCRIBED IN THE FOREGOING INSTRUMENT AND THAT HIS SIGNATURE AND OFFICIAL CORPORATE SEAL AFFIXED TO SAID INSTRUMENT BY AUTHORITY OF ITS BOARD OF DIRECTORS ARE THE FREE ACT AND DEED OF SAID CORPORATION.

[Signature]
NOTARY PUBLIC FOR STATE OF OREGON

MY COMMISSION EXPIRES 5/23/92

SEAL

FILED FOR RECORD

THIS _____ DAY OF _____, 1989.

HOOD RIVER COUNTY DIRECTOR OF RECORDS AND ASSESTMENTS

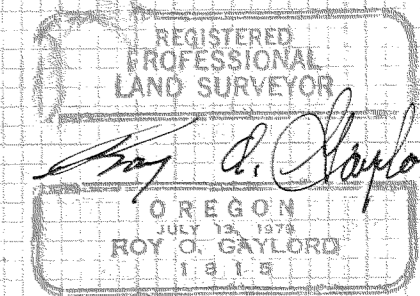
THE LODGE
AT HOOD RIVER,
A CONDOMINIUM

SURVEYOR'S AFFIDAVIT:

I, ROY O. GAYLORD, BEING FIRST DULY SWORN, DESPOSE AND SAY THAT I HAVE CORRECTLY SURVEYED AND MARKED WITH PROPER MONUMENTS THE LANDS REPRESENTED ON THE ANNEXED MAP OF "THE LODGE AT HOOD RIVER, PHASE I" AND THAT FOR THE INITIAL POINT OF THE SURVEY I SET A 2" X 36" GALVANIZED IRON PIPE WITH A 2.5" BRASS CAP ATTACHED, SET IN CONCRETE, 6" BELOW THE SURFACE OF THE GROUND, SAID INITIAL POINT BEING LOCATED AT THE SOUTHEAST CORNER OF BLOCK 3, WAUCOMA ADDITION TO THE CITY OF HOOD RIVER; THENCE SOUTH 87° 44' 15" WEST ALONG THE SOUTH LINE OF THE SAID BLOCK A DISTANCE OF 300.70'; TO 5/8" X 30" IRON ROD AT THE SOUTHWEST CORNER OF SAID BLOCK; THENCE NORTH 1° 11' 47" EAST ALONG THE WEST LINE OF SAID BLOCK DISTANCE OF 100.00' TO A SIMILAR IRON ROD AT THE NORTH WEST CORNER OF LOT 6; THENCE NORTH 87° 44' 15" EAST ALONG THE NORTH LINE OF LOTS 6, 5, 4, 3, 2, AND 1 A DISTANCE OF 300.38' TO A SIMILAR IRON ROD AT THE NORTH EAST CORNER OF LOT 4; THENCE SOUTH 1° 00' 51" WEST ALONG THE EAST LINE OF SAID BLOCK A DISTANCE OF 99.98' TO THE POINT OF BEGINNING.

I ROY O. GAYLORD, A REGISTERED PROFESSIONAL LAND SURVEYOR CERTIFY THAT THE PLAT FULLY AND ACCURATELY DEPICTS THE BOUNDARIES OF THE UNITS OF THE BUILDING AND THAT CONSTRUCTION OF THE UNITS AND BUILDINGS AS DEPICTED ON THE PLAT HAS BEEN COMPLETED.

THIS 1st DAY OF MAY, 1989.



APPROVALS:

THE ANNEXED MAP OF THE LODGE AT HOOD RIVER, PHASE I WAS EXAMINED AND APPROVED

THIS 5th DAY OF MAY, 1989.

Chad Wagon
HOOD RIVER CITY ENGINEER

THE ANNEXED MAP OF THE LODGE AT HOOD RIVER, PHASE I WAS EXAMINED AND APPROVED

THIS 8th DAY OF May, 1989.

Richard J. Arnold
HOOD RIVER COUNTY SURVEYOR

THE ANNEXED MAP OF THE LODGE AT HOOD RIVER, PHASE I WAS EXAMINED AND APPROVED

THIS 8th DAY OF May, 1989.

Peter Adams
HOOD RIVER CITY PLANNING COMMISSION

THE ANNEXED MAP OF THE LODGE AT HOOD RIVER, PHASE I WAS EXAMINED AND APPROVED

THIS 8th DAY OF May, 1989.

Ramona J. Jambett Mayor
Heather L. Smith City Recorder

THE DIRECTOR OF RECORDS AND ASSESSMENTS AND THE DIRECTOR OF BUDGET AND FINANCE AND TAX COLLECTOR, RESPECTIVELY OF HOOD RIVER COUNTY, OREGON, HEREBY CERTIFY THAT WE HAVE EXAMINED THE ANNEXED PLAT OF THE LODGE AT HOOD RIVER, PHASE I IN THE CITY OF HOOD RIVER AND THE NAME ADOPTED FOR SAID PLAT IS A PROPER NAME AND NOT INCLUDED IN ANY OTHER SUBDIVISION IN HOOD RIVER COUNTY, AND FURTHER CERTIFY THAT ALL ASSESSMENTS DUE HEREON HAVE BEEN FULLY PAID AS REQUIRED BY LAW AND WE HEREBY APPROVE SAID PLAT.

HOOD RIVER COUNTY DIRECTOR OF BUDGET AND FINANCE AND TAX COLLECTOR

HOOD RIVER COUNTY DIRECTOR OF RECORDS AND ASSESTMENTS

FILED

JUN 12 1989

Richard J. Arnold
COUNTY CLERK

TERRA SURVEYING

DATE: MARCH, 1989
PROJECT: #8808A

P.O. BOX 617
HOOD RIVER, OR. 97031

PHONE: (503) 386-4531

89111

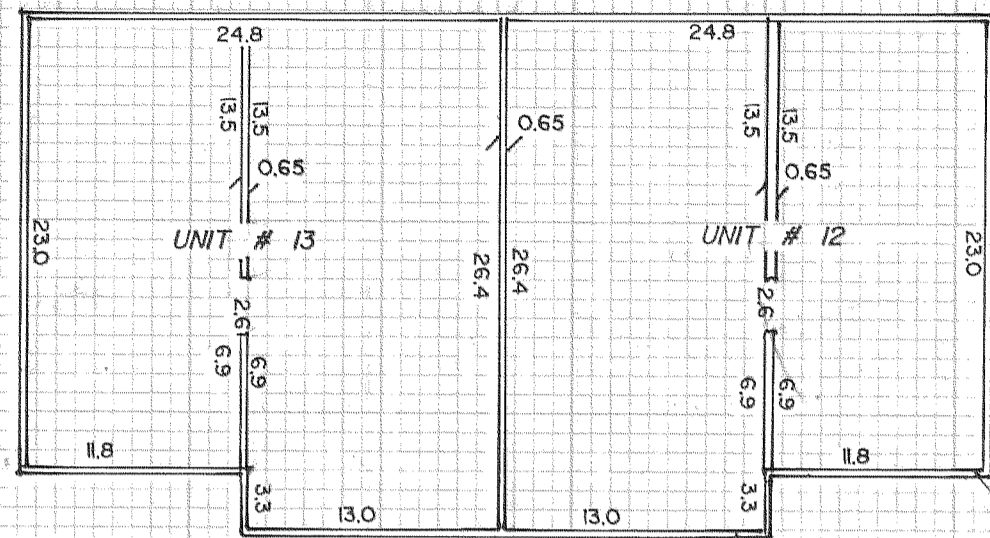
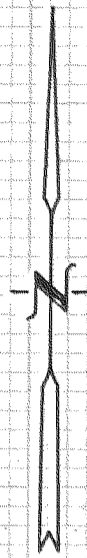
BUILDING # 2

SCALE 1" = 10'

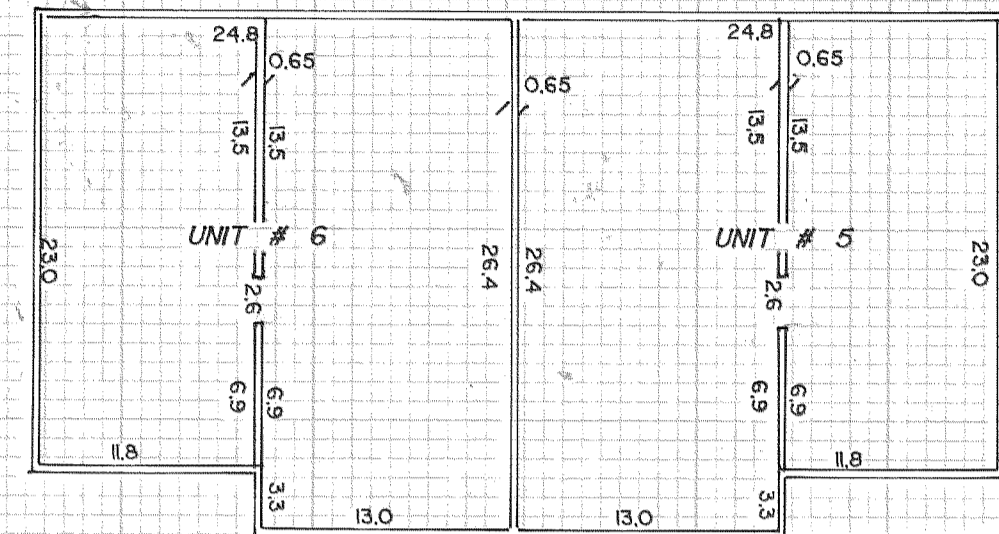
PHASE I

BUILDING # 1

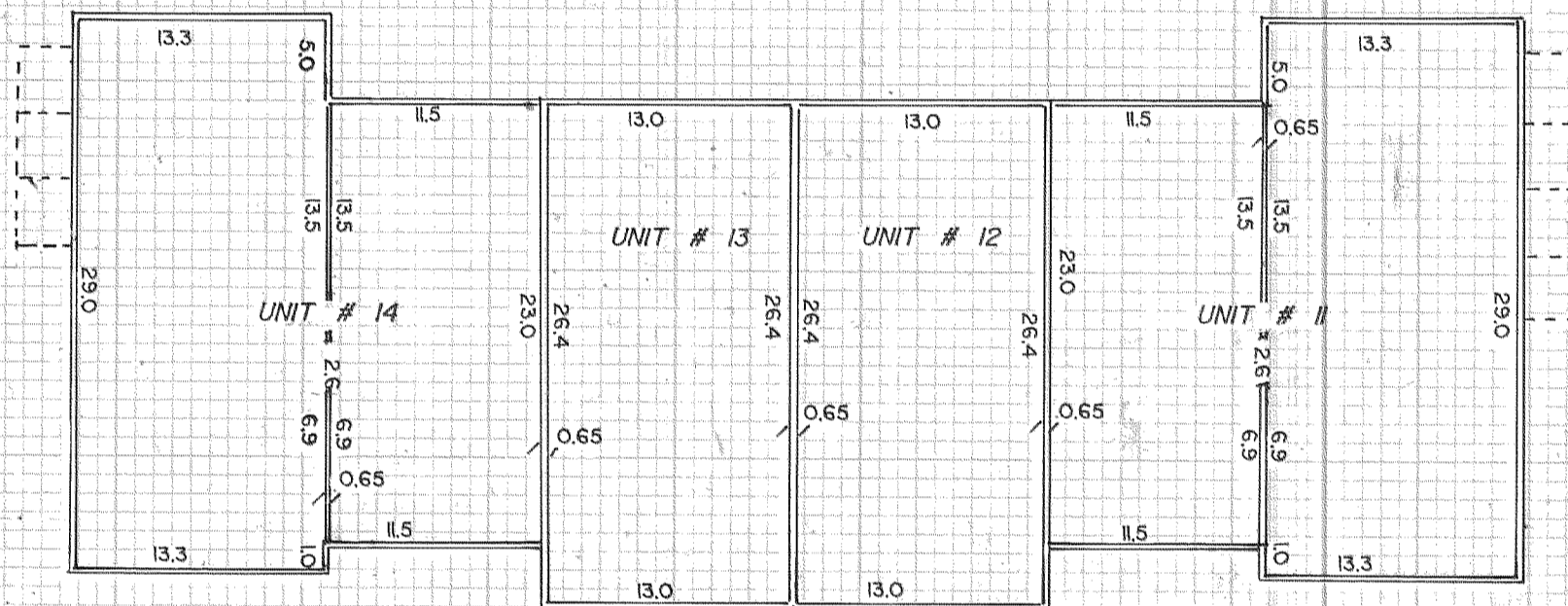
SCALE 1" = 10'



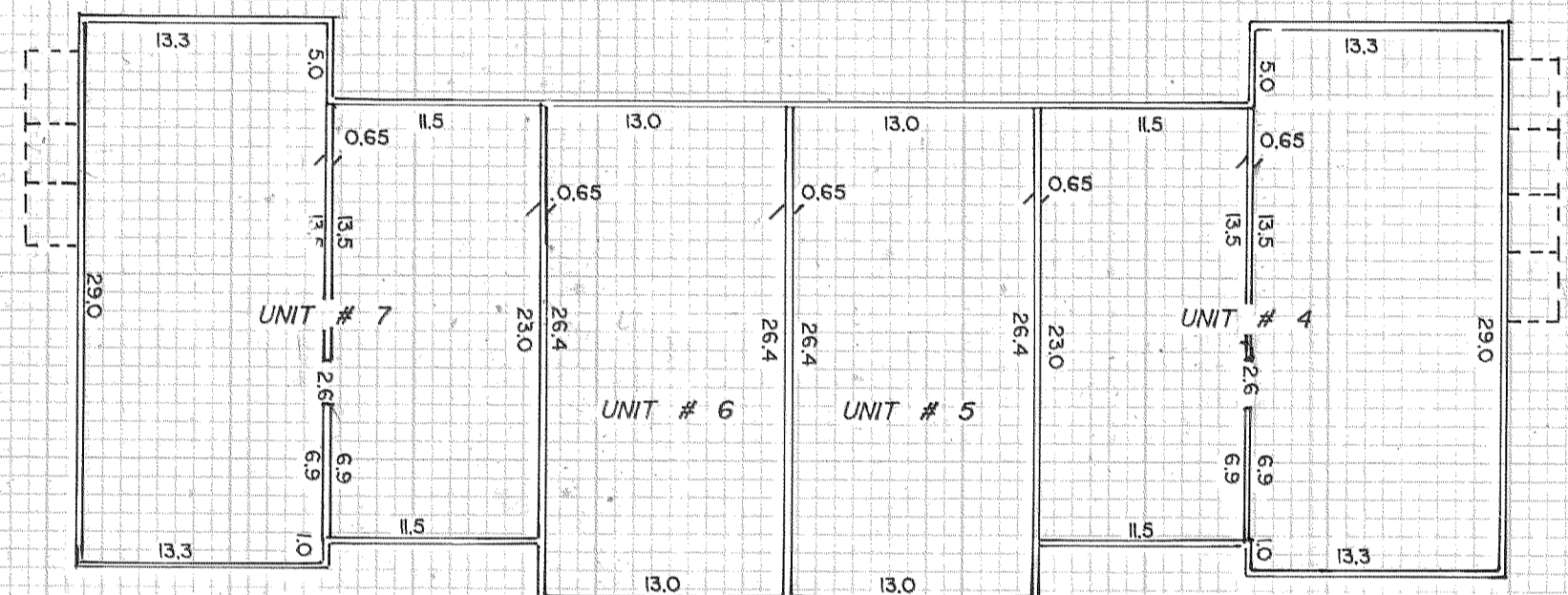
THIRD STORY FLOOR PLAN



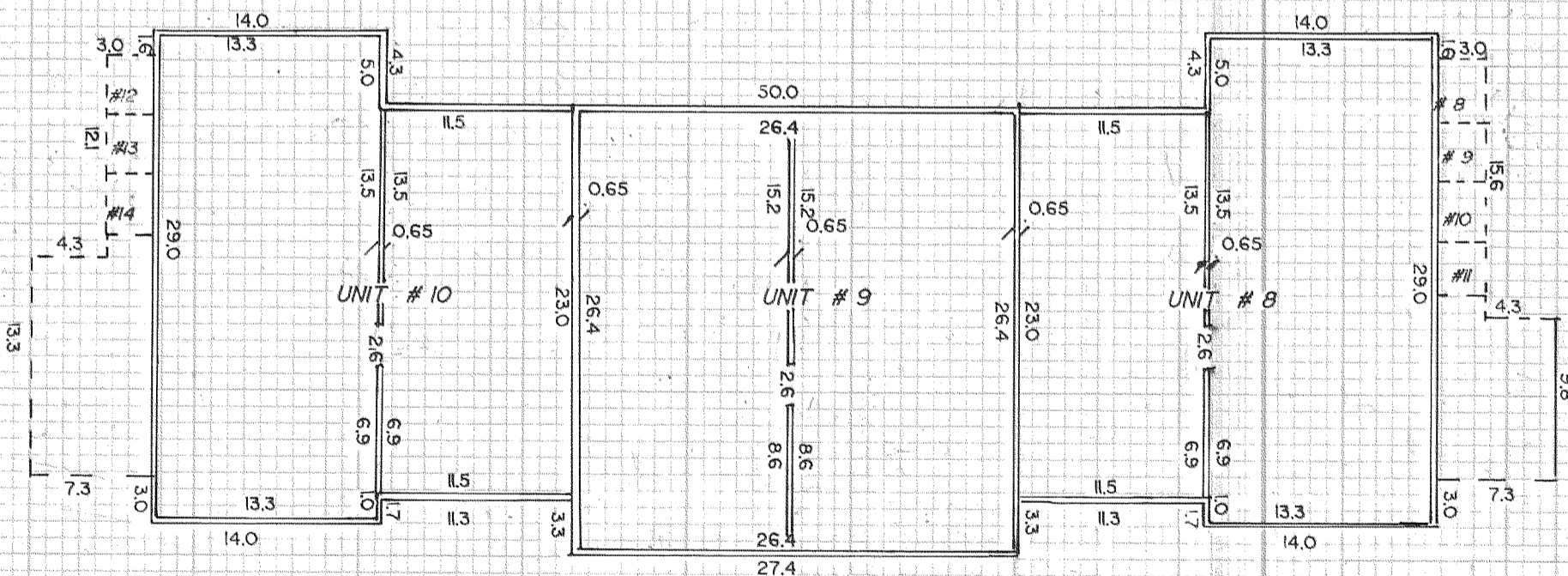
THIRD STORY FLOOR PLAN



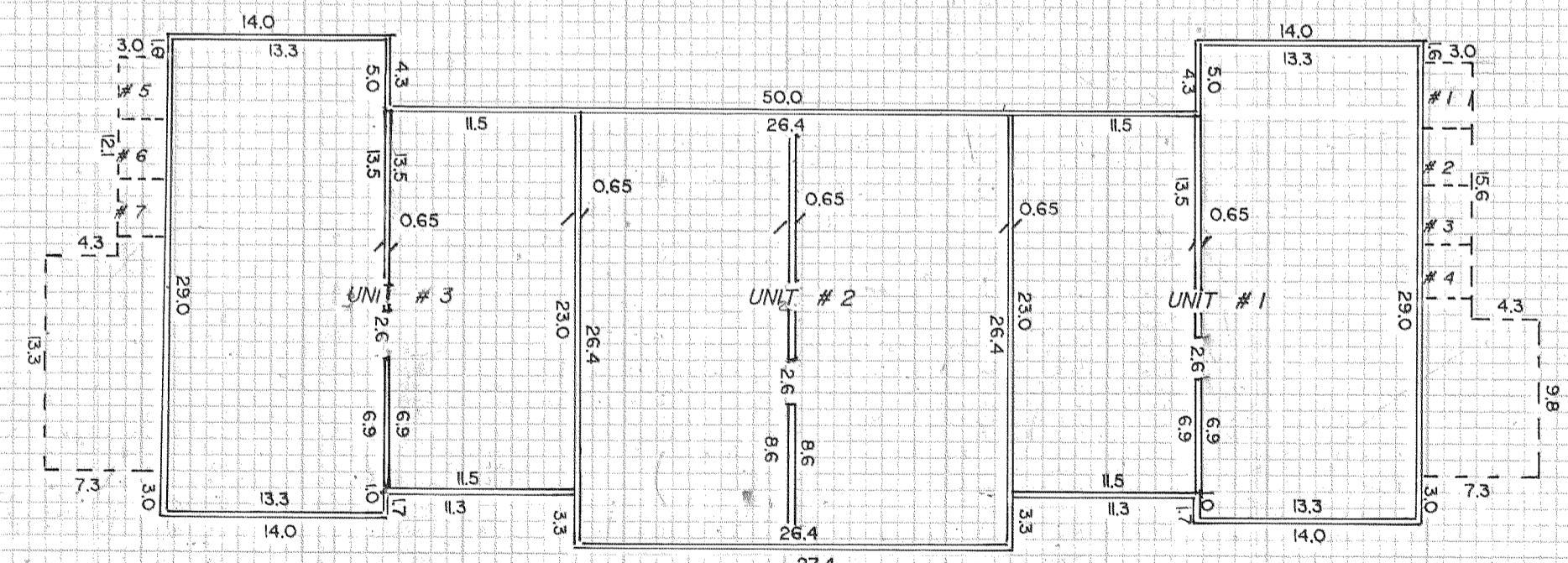
SECOND STORY FLOOR PLAN



SECOND STORY FLOOR PLAN



FIRST STORY FLOOR PLAN



FIRST STORY FLOOR PLAN

**THE LODGE
AT HOOD RIVER,
A CONDOMINIUM**

BEING ALL A PART OF LOTS 1 THROUGH 6,
BLOCK 3, WAUCOMA ADDITION TO THE
CITY OF HOOD RIVER,
COUNTY OF HOOD RIVER,
STATE OF OREGON.

FILED

JUN 12 1989

R. G. [Signature]
COUNTY SURVEYOR

DEPUTY

TERRA SURVEYING

DATE: MARCH, 1989
PROJECT: #8808A

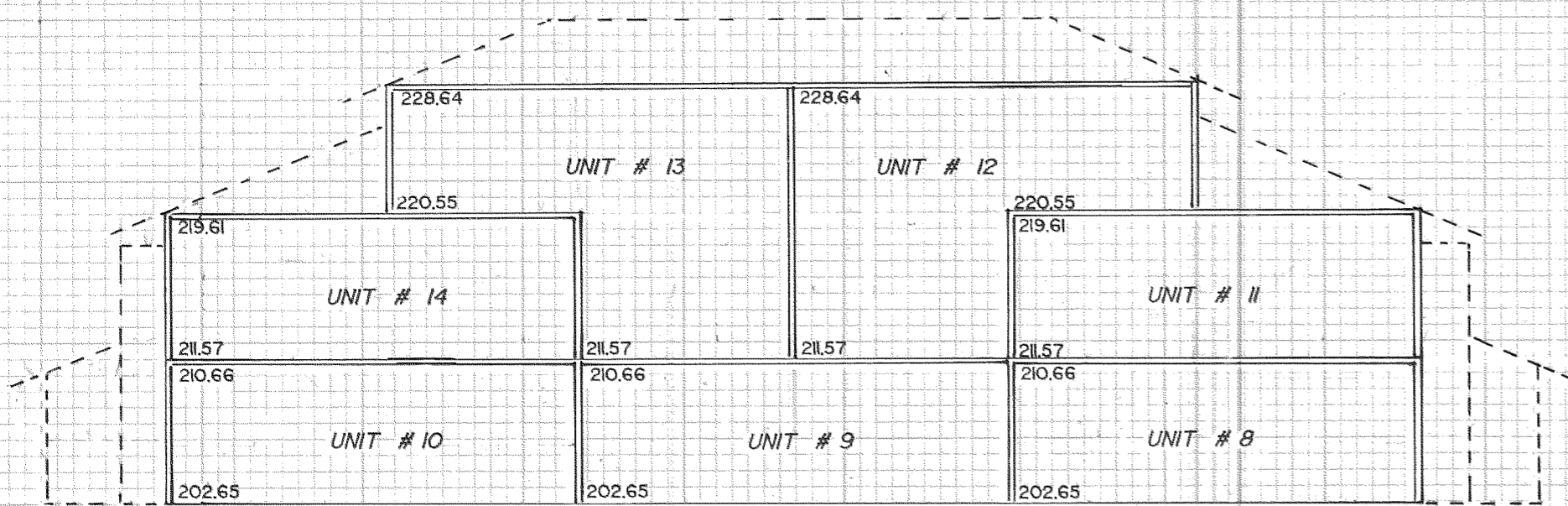
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PHASE I

BUILDING # 2

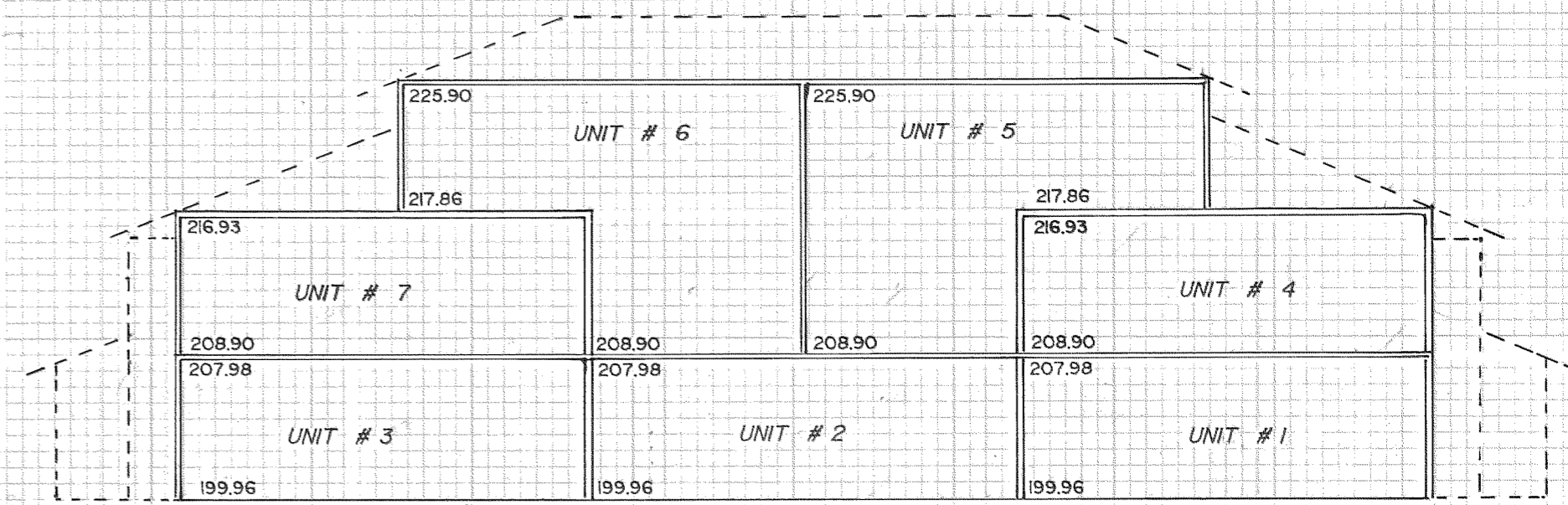
SCALE 1" = 10'



NORTH ELEVATION

BUILDING # 1

SCALE 1" = 10'



NORTH ELEVATION

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COUNTY OF HOOD RIVER,
STATE OF OREGON.

THE LODGE
AT HOOD RIVER,
A CONDOMINIUM

FILED
JUN 12 1989
Daniel J. Smith
COUNTY SURVEYOR
DEPT. 11

NOTE: VERTICAL DATUM BASED ON CITY OF HOOD RIVER SURVEY OF 1962 BASED ON MEAN SEA LEVEL.

TERRA SURVEYING

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