

Summary of Special Exceptions to Title – Rosario Resort Parcels

This memorandum summarizes the Schedule B exceptions in the Pacific Northwest Title Company Preliminary Commitment for Title Insurance No. 0906-41, Fourth Supplemental. Note that a number of exceptions have been removed from the prior preliminary commitment. A brief explanation is offered for those who reviewed earlier commitment.

This summary is provided for convenience of reference only and prospective purchasers should rely on their own, independent review of the title commitment and exceptions documents. No warranties are made or implied, and prospective purchasers should conduct their own due diligence.

No.	Title/Date/Rec.#	Grantor	Grantee	Description
1	Tideland Deed 2/3/1912 12709	State of Washington	Robert Moran	Reserves certain mineral rights to second class tidelands Affects tidelands abutting 160621001000
2	Deed Second Class Tidelands 8/3/1914 14170	State of Washington	Robert Moran	Reserves certain mineral rights to second class tidelands Affects tidelands abutting 173134005000
3	N/A	N/A	N/A	Rights of State and U.S. to regulate property below mean high tide. Indicates regulatory authority.
4	N/A	N/A	N/A	Question of location of boundary of tidelands. Reflects fact that the line of mean high tide may change over time.
5	N/A	N/A	N/A	Ownership of dock facilities and other improvements seaward from Tidelands. Reflects fact that a lease is required from the Dept. of Natural Resources for in-water improvements beyond the extent

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				of Tidelands ownership. Affects 160621001000.
6	Real Estate Contract 6/20/1958 50918	Falcon Corp.	Wayne & Mildred Boner	Purchaser to pay \$8/mo for water and dock privileges. Seller to provide DC electric service which can be discontinued. Easement for ingress, egress and parking. Affects [Unidentified]
7	Real Estate Contract 4/21/1958 50928	Falcon Corp.	Roy & Mary Flaherty	Purchaser to pay \$8/mo for water and dock privileges. Seller to provide DC electric service which can be discontinued. Seller reserves certain easements. Road to property to remain in place or other access provided. Affects [Unidentified]
8	Declaration of Protective Covenants – Plat of Rosario Estates No.2 8/3/1964 59572	Gilbert & Gleda Geiser	Owners of lots in plat	Affects two small tracts: 173152037000 and 173152038000
9	Dedication of Rosario Shores Plat March 1968	Plattor	Lot owners in Rosario Shores	Affects two small tracts: 173152037000 and 173152038000
10	Real Estate Contract	Falcon Corp.	Willis & Clarice Corney	<u>REMOVED</u> . Benefited former “Roundhouse” parcel, which is now part of 160621001000.

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	1/11/1960 51613			
11	Survey of Plat of Rosario No. 3 2/16/1967 63449			Notice of location of portion pipeline easement
12	Survey for Plat of Rosario Palisades 12/4/1968 70358			Notice of location of County Road
13	Declaration of Condominiums for Satellite Condominiums of Rosario 8/4/1975 74480 and 89344			<u>REMOVED</u> . Affects condominium parcels which are not part of Resort sale.
14	Easement 6/11/1970 75017	Rosario, Inc.	Orcas Power & Light	10' wide easement for electric utility along specific legal description NOTE: Corrected by 79456 (#16 below)
15	Easement 2/22/1971 75468	Gilbert & Gleda Geiser	Orcas Power & Light Co	Easement for electric utility on streets of Rosario No. 3 and Shore Drive of Rosario Shores Affects two small tracts: 173152037000 and 173152038000

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16	Easement 8/9/1972 79456	Geiser Land Co.	Orcas Power & Light Co.	10' wide easement for electric utility – to correct 75017 (#14 above)
17	Certificate of Adjudicated Water Right 12/8/1970 80565	State of Washington	Gilbert & Gleda Geiser	Notice of water right to use Cascade Creek for hydroelectric and domestic purposes.
18	Certificate of Adjudicated Water Right 1/8/1973 80607	State of Washington	Gilbert & Gleda Geiser	Notice of water right to use Cascade Creek for hydroelectric and domestic purposes.
19	Easement 5/9/73 81700	Geiser Land Co.	Orcas Power & Light Co.	<u>REMOVED</u> . Affects Utility Tract (173113004000), which is not part of Resort parcels.
20	Agreement to Provide Water 9/27/73 83555 & 91230	Gilbert & Gleda Geiser	Vusario Limited Partnership	Agreement of provide water hookups to subdivision Vusario lots are customers of Washington Water Service, which now owns and operates the water and sewer utility.
21	Easement 4/22/74 84707	Gilbert & Gleda Geiser	Orcas Power & Light Co.	10' wide utility for overhead or underground electric utility Affects 173043001000 (Hilltop parcel).
22	Record of Survey 5/24/74 84965			Notice of location of Vusario Lane and boundary locations.

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23	Easement 7/8/74 85958	Gilbert & Gleda Geiser	Vusario Limited Partnership	Grant of access easement 60 feet in width Affects ptn 173043001000 (Hilltop Parcel) and other property.
24	Easement CC&Rs 3/31/75 89551	Vusario Limited Partnership	Gilbert & Gleda Geiser	Affect of conditions in grant of access easement 60 feet in width.
25	Agreement 6/27/75 88992	Gilbert & Gleda Geiser	Orcas Power & Light Co.	Addresses fill and paving over underground distribution cable from Rosario No. 3 to Discovery/Marina area (esp. adj to Patos condo). Grantor to pay extra costs of work within 100 feet of said buildings. Affects condo parcels (not in Resort sale). Also likely affects existing structures on 173134005000.
26	Notice of Condominium Common Area Boundaries 9/5/75 89611			Notice of boundary location (Survey)
27	Notice of location of Vusario Lane in Plat of Vusario 3/22/76 91402			Notice of location of 60 foot easement for Vusario Lane (Survey)

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28	Agreement for Sewer Services 10/10/77 99292	Gilbert & Gleda Geiser	State Parks Department	Agreement to provide sewer services NOTE: This agreement assigned and obligations assumed by owner of Utility Tract and utility provider.
29	Agreement to Furnish Water 1/13/78 99961	Gilbert & Gleda Geiser, owners of Rosario Water System	James Dahl	Agreement to furnish water to 16 households for certain hookup fee and initial rate. Lots are customers of Washington Water System Co. which has purchased Rosario Utilities (Rosario water system).
30	Effect of contracts for, and deeds to, Plat of Rosario	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
31	Effect of contracts for, and deeds to, Plat of Rosario Estates No. 2	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by

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				20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
32	Effect of contracts for, and deeds to, Plat of Rosario Estates No. 3	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
33	Effect of contracts for, and deeds to, Plat of Rosario Palisades	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
34	Effect of contracts for, and deeds to, lots in Plat of Rosario Shores	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000

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				in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
35	Effect of contracts for, and deeds to, lots in Plat of Palisades South	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
36	Effect of contracts for and/or deeds to certain unplatted portions of Rosario Resort Residential Community – parcel nos. in title report	Recorded individual contracts and deeds available from title co.	Various	Grantees to pay Grantors for maintenance of recreation area, for water tap-on fee, and for water supplied. NOTE: Recreation area is shown on parcel 160621001000 in certain plat drawings (see Plat of Rosario Estates Rec. #49562.) Location clarified by 20040820033 (Exception 91 below). NOTE: Water utility is supplied to these lots by owner of Utility Tract.
37	Utility and Sewer Line Easement over Lot 41,	Harold & Elizabeth Whitaker	Rosario Inc.	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.

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	Rosario Estates No. 2 2/1/78 100525			
38	Utility and Sewer Line Easement over Lot 12, Rosario No. 3 1/17/78 100526	Dale & Sarah Franklin	Rosario, Inc.	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
39	Utility and Sewer Line Easement over Lot 26, Rosario No. 3 2/15/78 100527	Deith Ironside, Jr. & Gladys M. Beddoe	Rosario, Inc.	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
40	Easement 4/20/78 101415	Rosario Incorporated	Orcas Power & Light Co.	Easement for installation and operation of overhead or underground electric utility 10 feet in width.
41	Certificate of Adjudicated Water Right 10/16/78 103914	State of Washington	Gilbert & Gleda Geiser	Notice of right to use waters of Cascade Lake and tributary streams for purpose of power generation, including existing rights from Mountain Lake through Cascade Creek for irrigation, garden and fire protection
42	Certificate of Adjudicated Water Right	State of Washington	Gilbert & Gleda Geiser	Notice of right to use waters of Cascade Lake and tributary streams for purpose of storage rights, domestic use, power

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	10/26/78 104098			generation, and irrigation. Subject to maintenance of certain lake levels.
43	Satellite Condominiums at Rosario – easements of record 10/15/70 11/13, 78 104401		Certain condo owners	Notice of easements of record for access to Satellite Condominiums and Skipjack Condominiums I and II – as shown on recorded plans.
44	Effect of Skipjack Condominiums I and II declarations, articles and bylaws 11/13/78 104402, 104403, 014404		Certain condo owners	<u>REMOVED</u> . Affects condominium parcels, which are not part of Resort sale.
45	Easement 4/9/79 106642	Rosario Incorporated	Orcas Power & Light Co.	10' wide easement for installation, operation & maintenance of overhead or underground electric utility line. Includes right to permit joint use for electrical, telephone or TV cable purposes.
46	Sewer Option Agreement w/ owners of Lot 9, Plat of Rosario Estates 6/30/79 108032	Rosario Inc.	Owner of Lot 9, Rosario Estates	Option to connect to Rosario Sewer System at certain hookup and monthly maintenance fee NOTE: These lots are customers of water system owner and owner of Utility Tract – Washington Water Service Co.

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47	Agreement to Provide Water 7/26/79 109727	Gilbert & Gleda Geiser	Alan & Sabra Sorenson	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
48	Real Estate Contract 4/10/79 109921	Gilbert & Gleda Geiser	Ronald & Patricia Burman; and James & Betty Dahl as to undivided interests	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
49	Water Service Contract 1/1/80 111210	Gilbert & Gleda Geiser	Rosario Highlands, Inc.	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
50	Easement Agreement 10/4/80 114035	Gilbert & Gleda Geiser; and Rosario Resort Development Co	Certain lots in Rosario Estates No. 3	Roadway easement across already platted 20' wide road and across Tract A of Rosario No. 3. Affects only 173152037000
51	Easement 12/29/80 115552	Rosario Resort Development Company	Orcas Power & Light Co.	Easement for installation, operation and maintenance of underground electric distribution line 10 feet in width. Includes right to permit joint use for electrical, telephone or TV cable over under and across.
52	Easement 9/14/81 119476	Rosario Resort Development Company	Orcas Power & Light Co.	Easement for installation, operation and maintenance of overhead or underground electric distribution line 10 feet in width. Includes right to permit joint use for electrical, telephone or TV cable over under and across.

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53	Easement 5/7/82 122125	Rosario Resort Development Company	Orcas Power & Light Co.	Easement for installation, operation and maintenance of overhead or underground electric distribution line 10 feet in width. Includes right to permit joint use for electrical, telephone or TV cable over under and across.
54	Record of Survey for Rosario Development Co 2/14/83 124721			Notice of location of easements sewer line, drainage line, stream, power line, roadway and utilities shown in Record of Survey NOTE: Affects property adjacent to 173134005000 (Cascade Harbor Inn).
55	Affidavit of notice of Rosario Water System Plan and Notice of Agreement re Water System Plan 7/6/84 131967 & 131968	Wallace and Gretchen Gudgell		Gives notice to post-bankruptcy water system plan.
56	Easement Agreement 9/5/84 132083	Gilbert Geiser, and Rosario Development Company, a Washington partnership	Fee owners of Utility Tract: 173113004000	Non exclusive easement for sewer purposes along and parallel to existing and platted roads (10' from edge) as described. Includes roads in a number of plats not affecting Rosario Resort parcels; easement under file 85256, and easements shown on plat for Satellite condos.
57	Easements and Appurtenant Rights to Resort Facilities	Rosario Resort Development Company, a Washington partnership	Rosario Resort Development Company, a Washington partnership, its	Occupiers of units on Ex. A property have designated "recreation rights" enjoyed by persons occupying the Ex. B "Resort Property" – includes

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	9/7/84 132085		successors and assigns	grassy area between Boatel, Surfsider, seawall and chain link fence, and includes any jogging trail. Recreation or user fees may be charged. NOTE: Ex.B (the “Resort Property”) is not attached to recorded doc. 132085.
58	Record of Survey for Rosario Harbor Condominiums 9/7/84 132093			Notice of location of roads as disclosed in recorded survey of property to east of Resort parcels.
59	Record of Survey for Satellite Condominiums Matia at Rosario 9/7/84 132096			Notice of location of roads as disclosed in recorded survey of Matia condo property.
60	Agreement Regarding Sewer Services and Declaration of Covenants for Maintenance Assessments 6/12/85 85135720; 85136266	Chaos Corp.	Hal & Virginia Hovland	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
61	Agreement Regarding Sewer Services and Declaration of	Chaos Corp.	Carol Blaney Tully	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.

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	Covenants for Maintenance Assessments 6/12/85 85135721			
62	Agreement Regarding Sewer Services and Declaration of Covenants for Maintenance Assessments 6/12/85 85136110	Chaos Corp.	Lloyd & Henri Morgan; Glenn & Helen Sharp	<u>REMOVED.</u> Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
63	Amendment #1 to Agreement for Sewer Services at Moran State Park 10/16/85 85137287	Chaos Corp.	Wash. State Parks & Recreation Commn	<u>REMOVED.</u> Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
64	Agreement Regarding Sewer Services and Declaration of Covenants for Maintenance Assessments 6/12/85 86139851	Chaos Corp.	Martha Foss Forsyth	<u>REMOVED.</u> Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
65	Sewer Settlement Agreement	Chaos Corp.	Geiser Land Company	<u>REMOVED.</u> Obligations run to Utility Tract (173113004000), which is not part of Resort sale.

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	3/30/86 86140161			
66	Board of Adjustment Conditional Use Decision on Rosario Employee Housing #23-CU-87. 2/24/88 88150060			Conditions of permit for certain housing permit issued in 1988. Conditions include no housing except for Rosario employees and 38 acres not available for further residential use during duration of that housing. Affects: 173043001000 (Hilltop Parcel) NOTE: This administrative decision has been superseded by further County actions rezoning the Hilltop Parcel to Master Plan Resort and approving a Resort Master Plan including the Hilltop Parcel.
67	Agreement 5/12/88 88151134	Rosario Hotels, Inc., and/or Gilbert Geiser and The Meade Rosario Trust		Agreement to condition in County permit (recorded under 88150060). Affects: 173043001000 (Hilltop Parcel) NOTE: The condition to administrative decision referenced in the "Agreement" has been superseded by further County actions rezoning the Hilltop Parcel to Master Plan Resort and approving a Resort Master Plan including the Hilltop Parcel.
68	Certificate of Change (re water use or place of use or place of	Washington Department of Ecology	Rosario Resort Development Co.	Grants change of point of diversion for domestic supply and change of use from power generation to domestic supply.

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	diversion) 1/4/89 89155695			
69	Mutual Easement Agreement 2/9/89 89156743	Sarah Geiser (P.R.); Geiser Land Co; Skipjack Associates; Security Pacific Bank; Satellite Condominiums; Skipjack Condominiums I and II.	Same	Mutual easements for pedestrian walkways, roads and utilities. Parties agree to participate in maintenance and repair costs based on percentages specified in Mutual Easement Agreement. Affects 160621001000 and other property.
70	Moran State Park Pumphouse Easement 7/14/89 90168489	Washington State Parks & Recreation Commn	Geiser Land Co.	Easement to operate and maintain a pump station and waterline over a portion of Moran State Park upon certain conditions.
71	Effect of conditions in Shoreline Permit for Floatplane Service 9/19/90 90169044	San Juan County	Kenmore Air	Requires certain noise abatement and other operational conditions applicable to float plan service provider Kenmore Air's service to Rosario. Provides notice of these conditions which are applicable to Kenmore's use of dock on parcel 160621001000.
72	Effect of conditions in Shoreline Permit for Floatplane Service 9/19/90	San Juan County	Lake Union Air	Requires certain noise abatement and other operational conditions applicable to float plan service provider Lake Union Air's service to Rosario. Provides notice of these

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	90169045			<p>conditions which are applicable to use of dock on parcel 160621001000.</p> <p>NOTE: Lake Union Air was acquired by Kenmore Air.</p>
73	<p>Easement</p> <p>1/15/91</p> <p>91171275</p>	<p>Wallace & Gretchen Gudgell</p>		<p>Allows septic tank and drainfield until sanitary sewer system available for parcel.</p> <p>NOTE: Should have been made moot by expansions of Rosario sewer utility service since 1991.</p>
74	<p>Aquatic Lands Lease No. 20-A09919; and subsequent assignments</p> <p>11/17/95</p> <p>96032607; 97091935; 19981029021</p>	<p>Washington Department of Natural Resources</p>	<p>Red Rock Resorts, Inc.</p> <p>Current lessee is Oly Rose, LLC</p>	<p>Lease for aquatic lands owned by State of Washington beyond the second class tidelands upon certain conditions.</p>
75	<p>County Staff Report</p> <p>7/22/96</p> <p>96080542</p>	<p>San Juan County</p>	<p>Brookdale Ltd. Partnership</p>	<p>Permit to construct 150 feet of new road, 20 feet in width, including utility trench, upon fulfillment of certain conditions.</p> <p>Affects: 16162001000, 173134005000</p> <p>NOTE: Either conditions have been satisfied or permit has expired.</p>
76	<p>Declaration of Easement</p> <p>10/8/96</p> <p>96100902</p>	<p>Rosario Resort Limited Partnership</p>	<p>Tom & Loretta Horowitz</p>	<p>Easement for access and to maintain fence, rock wall and driveway.</p> <p>Affects 173152038000</p>

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77	Utility Easement 10/11/96 96101723	Brookdale Limited Partnership	Rosario Utilities, L.L.C.	Easement to install, operate and maintain underground water line and above ground fixtures. Benefits Utility Tract
78	Utility Easement 10/11/96 96111515	Brookdale Limited Partnership	Orcas Power & Light Co.	Notice of location of installed power line on hill to north of Discovery House.
79	Record of Survey 6/3/97 97070350			Notice of location of existing concrete walk on Round House area (former parcel 173134003000) NOTE: Should be extinguished by merger.
80	Statutory Warranty Deed 5/28/97 97071419	Rosario Resort Limited Partnership	Turquoise Land Corporation	<u>REMOVED</u> . Affects small utility parcel (173142003000) within Moran State Park and conveyed to Washington State Parke. Misabeled as affecting 173134005.
81	Assignment of DNR Lease 6/26/97; 10/29/98 97080619; 19981029022	Rosario Resort LP	Oly Rose, LLC	NOTE: See Aquatic Lands Lease No. 20-A09919 and subsequent assignments See #74 above.
82	County Shoreline Development and Conditional Use Permit 11/15/96 19970120426	San Juan County	Rosario Resort Limited Partnership	Approved project to construct 71 rental/condominium units and improve three existing buildings. Affects: 16061001000, 173134005000, 1731420001000, 173143009000

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				NOTE: To extent work was not completed, permit authorization has expired. No ongoing permit requirements.
83	Utility Easement 6/8/98 19980610030	Trust for Public Land	Rosario Utilities, L.L.C.	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
84	Record of Survey for the Trust for Public Lands 5/19/98 19980519029			Notice of county road locations as disclosed in survey.
85	Record of Survey for the Rosario Resort/Vusario 11/17/98 19981117003			Notice of trail markers, park walking trail, maintenance road and utility poles as disclosed in survey.
86	Title Survey for Olympus Real Estate Corp. 12/15/98 19981215002			Notice of access road location in survey of Utility Tract (173113004000) and Tracts A and B (173152037000 and 173152038000). Only Tracts A and B are part of Resort sale.
87	Record of Survey 12/18/98 19981218009			Notice of easements, roads and water line location on survey of Mansion and Roundhouse parcels (160621001000 and 173134003000).

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88	Record of Survey 12/18/98 19981218010			Notice of drive, concrete wall, paved areas and propane tank location in survey of condo parcels (not part of Resort sale) and Satellite Hall parcel.
89	Utilities and Sewer Line Easement over Lot 15, Rosario No. 2 1/1/78 100524	Edwin Sutton	Rosario, Inc.	Easement for 15' wide utilities and sewer. Grantor receives right to hookup at certain price and at certain maintenance fee amount. Obligation assumed by Utility Tract (173113004000) owner. See 20071101024.
90	Staff Report for Water Treatment Plant approval 12/15/97 19970122924	San Juan County	Rosario Utilities	<u>REMOVED</u> . Obligations run to Utility Tract (173113004000), which is not part of Resort sale.
91	Declaration of Easement 8/12/2004 20040820033	Oly Rose, LLC	Owners within Plats of Rosario Estates; Rosario Estates No. 2; Rosario Estates No. 3; Rosario Palisades; Rosario Shores; & Palisades South.	Defines recreation area for the benefit of the owners of lots in said plats and outdoor swimming pool.
92	Boundary Line Modification 11/27/2002 20021127016	San Juan County	Oly Rose, LLC	Modifies boundary lines of Hilltop parcel to current configurations (parcel 173043001000).

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93	Record of Survey 12/19/2002 20030325021			Notice of road location shown in survey of ptn of Hilltop parcel (173043001000).
94	Easement 11/2/78 104298	William & Rachel Garvin	Rosario Inc.	Condo owner in Sucia condo grants easement for utilities within Satellite Condominium area.
95	Statutory Warranty Fulfillment Deed 11/17/81 121509	Gilbert & Gleda Geiser	Roseview Resort Development Co.	Partial fulfillment deed of real estate contracts (11721 & 11722). Subject to easement for waterline and utility purposes which should be in favor of utility provider and Utility Tract.
96	Memorandum of Lease 11/15/2004 20041115014	JM Land LLC	Oly Rose, LLC	Memorandum for lease of unit 171 Satellite Condos Phase III. Lease termination date is 12/31/06 with tenant option to extend for two 5-year terms.
97	Memorandum of Lease 11/15/2004 20041115015	JM Land LLC	Oly Rose, LLC	Memorandum for lease of unit 155 Satellite Condos Phase I, Sucia II. Lease termination date is 12/31/06 with tenant option to extend for two 5-year terms.
98	Memorandum of Lease 11/15/2004 20041115016	JM Land LLC	Oly Rose, LLC	Memorandum for lease of unit 158 Satellite Condos Phase I, Sucia II. Lease termination date is 12/31/06 with tenant option to extend for two 5-year terms.

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99	Memorandum of Lease 11/17/2004 20041117012	Diane Cooper	Oly Rose, LLC	Memorandum for lease of unit 172A Satellite Condos Phase II, Patos I. Lease termination date is 12/31/06 with tenant option to extend for two 5-year terms.
100	Personal property taxes for 2008			To be pro-rated at Closing.
101	Real estate property taxes for 2008			To be pro-rated at Closing.
102	Deed of Trust 5/16/2002 20020516004	Oly Rose, LLC	Sabine Financial Services, Inc.	Deed of trust to secure sum of \$150,000. To be removed at Closing. Affects 17313400300 (Roundhouse parcel; now part of Mansion parcel)
103	Deed of Trust 6/10/2002 20020613005	Oly Rose, LLC	Sabine Financial Services L.T.	Deed of trust to secure sum of \$260,000. To be removed at Closing. Affects 173043001000 (Hilltop)
104	Water Rights Conveyance 11/14/2006 20061114003	Oly Rose, LLC	Orcas Water Holdings, LLC	Transfer of water rights. Affects utility provider.
105	Water Rights Conveyance 4/2/07 20070402001	Orcas Water Holdings, LLC	Rosario Utilities, LLC	Transfer of water rights. Affects utility provider.

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106	Water Rights Conveyance 10/25/07 20071101020	Orcas Water Holdings, LLC	Rosario Utilities, LLC	
107	Easement for Water Supply and Sewer Utilities 10/21/07 20071101021	Oly Rose, LLC	Rosario Utilities, LLC	NOTE: Was assigned to Washington Water Holdings when utility was sold by Rosario Utilities to Washington Water Services Co.
108	Sewer Capacity Reservation and Connection Covenant 11/1/07 20071101022	Rosario Utilities, LLC	Oly Rose, LLC	
109	Agreement of Beneficial Interest in Easements and Assumption of Obligations 11/1/07 20071101024	Rosario Utilities, LLC	Washington Water Service Co.	
110	Memorandum of Sewer Service Commitment 11/1/07 20071101025	Rosario Utilities, Inc.	Oly Rose, LLC	
111	Water Rights Conveyance 11/1/07 20071101026	Rosario Utilities, LLC	Washington Water Service Co.	

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112	Boundary Line Modifications 11/2/07 20071102015			Moved Roundhouse parcel to create single family parcel in conformance with approved Resort Master Plan.
113	Memorandum of Lease 11/14/07 20071114013	Rosario Independent Owners Assoc.	Oly Rose, LLC	Renewal of leases and extends term through 12/31/08.
114	Record of Survey Nov. 2007 20080208011			Survey of Cascade Bay and marina area.
115	Grant of Rights and Payment Obligations 1/9/08 20080109010	Oly Rose, LLC	JM Land, LLC	Grant of certain rights to four condo units identical to Stipulation for Order of Dismissal in <i>Henke</i> lawsuit. NOTE: Stipulation for Order of Dismissal attached with backup documents. see Exception 91; 20040820033).
116	Memorandum of Lease 12/7/07 20080109011	JM Land, LLC	Oly Rose, LLC	Extends term of lease to 12/31/08.