



510677 05/02/2001 04:40P 532

1 of 2 R 10.00 D 0.00 N 0.00 Gunnison County

MODIFICATION OF PITCHFORK FINAL PLAT

WHEREAS, Coburn Development, Inc., a Colorado corporation ("Coburn"), with the approval of the Town of Mt. Crested Butte, Colorado ("Town"), recorded the Pitchfork Final Plat on August 21, 2000 as Reception No: 504415 of the Gunnison County, Colorado records ("Plat"); and

WHEREAS, SHEET 1 OF 3 of the Plat identified the lots and units subject to a deed restriction in a table labeled "DEED RESTRICTIONS"; and

WHEREAS, Coburn and Town have agreed to amend such DEED RESTRICTIONS;

NOW, THEREFORE, Coburn, with the Town's approval, hereby amends the DEED RESTRICTIONS to read as follows:

DEED RESTRICTIONS

The following lots will be subject to a deed restriction, to be recorded prior to issuance of a certificate of occupancy:

Lot 1	6 of 6 units	Local owner occupied, Resale price capped
Lot 2	2 of 4 units	Local owner occupied or local long term rental
Lot 3	2 of 4 units	Local owner occupied or local long term rental
Lot 7	Cottage	Local owner occupied
Lot 9	Cottage	Local owner occupied
Lot 34	6 of 6 units	Local long-term rental
Lot 35	2 of 2 units	Local owner occupied, Resale price capped
Lot 44	2 of 4 units	Local owner occupied or local long term rental
Lot 51	Cottage	Local owner occupied, Resale price capped
Lot 55	Cottage	Local owner occupied
Lot 57	Cottage	Local owner occupied
Lot 58	Cottage	Local owner occupied
Lot 63	Cottage	Local owner occupied



Except as modified hereby, the Plat is hereby reaffirmed and ratified.

**COBURN DEVELOPMENT, INC., a
Colorado corporation**

By: William E. Coburn II
William E. Coburn, II, President



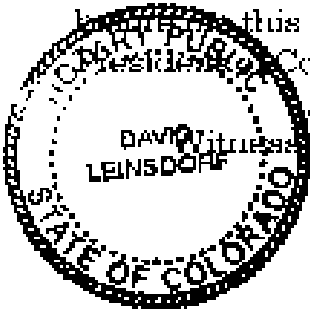
**TOWN OF MT. CRESTED BUTTE,
COLORADO**

By: Gwen Petit
Gwen Petit, Mayor

Attest: Karen S. Hotal
Town Clerk

STATE OF COLORADO)
) ss.
COUNTY OF GUNNISON)

The foregoing Modification of Pitchfork Final Plat was acknowledged before me this 26th day of April, 2001 by William E. Coburn, II as President of Coburn Development, Inc., a Colorado corporation.

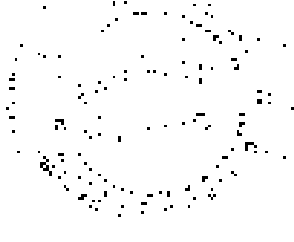


Witness my hand and official seal. My commission expires: 09/13/01.

David Leinsdorf
Notary Public

STATE OF COLORADO)
) ss.
COUNTY OF GUNNISON)

The foregoing Modification of Pitchfork Final Plat was acknowledged before me this 1st day of May, 2001 by Gwen Petit as Mayor and Karen Hotal as Town Clerk of the Town of Mt. Crested Butte, Colorado.



Witness my hand and official seal. My commission expires: August 10, 2002

Joe Knudsen
Notary Public