

ATKINSON TOWERS, INC. DISCLOSURE STATEMENT  
(Provided/Prepared by Walt Flood Realty)

Property: 419A Atkinson Drive, Unit #1101, Honolulu, HI 96814

1. It is understood that the Purchase Contract is for purchasing a condominium unit in Atkinson Towers, Inc., use of parking stall #42, use of the assigned space in the storage room and the co-use of the limited common elements.

2. **Buyer** understands that the project, Atkinson Towers is a mixed residential cooperative and condominium.

3. **Buyer** understands that the Parking Stall #42, which is assigned to condo unit #1101, is located on Atkinson Towers fee simple property under the building's structure and not on the leased ground parking lot.

4. **Buyer** understands that the Atkinson Towers Maintenance fee is \$483.21 per month, plus parking ground lease rent of \$57.77 equals a total of: \$540.98 as of 01/01/2009.

The real property taxes are paid every six (6) months, and the total for year 2008/2009 is \$832.70.

The above information is from sources deemed to be reliable, but is not guaranteed, and the Seller or the Seller's Agent, and/or the Buyer's Agent, are not liable or responsible for any inaccuracies, error or omissions.

AT #1101 (May 6, 2009)