

RedCliff Two Condominiums Owners Association, Inc.
2017 Annual Disclosures
January 1st, 2017

The following information is provided to Members of the RedCliff Two Condominiums Owners Association, Inc. pursuant to C.R.S. 38-33.3-209.4:

1. **Name of the Association:** RedCliff Two Condominiums Owners Association, Inc., a Colorado Nonprofit Corporation.
2. **RedCliff Two Condominiums Owners Association, Inc. Mailing/Physical Address:**
Mailing Address:
RedCliff Two Condominiums Owners Association, Inc.
C/O Mountain Mansion Management, LLC
P.O. Box 828
Ridgway, CO 81432
Office: 970-626-4314
Fax: 970-626-4314
Physical Address:
RedCliff Two Condominiums Owners Association, Inc.
C/O Mountain Mansion Management, LLC
615 Clinton, Suite 201
Ridgway, CO 81432
Office: 970-626-4314
Fax: 970-626-4314
3. RedCliff Two Condominiums Owners Association, Inc. does employ a Management Company named Mountain Mansion Management, LLC. The Community Association Managers License # is RM.000001489.
4. The name of the common interest community managed by Mountain Mansion Management, LLC is - RedCliff Two Condominiums Owners Association, Inc.
5. The RedCliff Two Condominiums Owners Association, Inc. Fiscal year commences on January 1st
6. The RedCliff Two Condominiums Owners Association, Inc. Annual Assessment rates for 2017 can be obtained from Mountain Mansion Management, LLC upon request.
7. The RedCliff Two Condominiums Owners Association, Inc. Annual Financial statements, Bylaws, CC&R's, Insurance and meeting minutes can also be obtained from Mountain Mansion Management, LLC upon request.
8. The initial General Declaration for RedCliff Two Condominiums Owners Association, Inc. was recorded August 7, 2006 at Reception No. 192529 in the records of Ouray County Recorder.

The following information can be obtained by contacting the management company:

1. All of the Associations bylaws, articles, CC&R's, rules and regulations
2. The Association's responsible governance policies adopted under section CRS 38-33.3-209.5
3. The minutes of all Board and Member meetings

The following information is available to all Owners, at no cost to the Owner, with written notice to the management company:

1. The Association's operating budget for the current fiscal year;
2. A list of the Associations' current regular and special assessments;
3. The Association's annual financial statements, including reserve amounts;
4. A list of the Association's insurance policies, including company name, policy limits, policy deductibles and expiration dates.