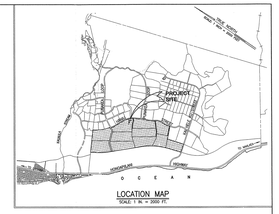

LOCATION MAP
SCALE: 1 IN. = 2000 FT.

"FOR COUNTY USE ONLY"

MAKILA RANCHES - PHASE 1

LAND SITUATED ON THE WESTERLY SIDE OF MAKILA PLANTATION – PHASE 2 (FILE PLAN 2364) ON THE WESTERLY SIDE OF HANIU STREET, AND ON THE NORTHERLY SIDE OF KAI HELE KU STREET.

LAUNIUPOKO, POLANUI, LAHAINA, MAUI, HAWAII

BEING PORTIONS OF ROYAL PATENT 1358, LAND COMMISSION AWARD 82 TO THOMAS PHILLIPS AND ROYAL PATENT 8395, LAND COMMISSION AWARD 8559–B, APANA 25 TO WM. C. LUNALILO (CERTIFICATE OF BOUNDARIES NO. 10)

OWNER: MAKILA LAND COMPANY, LLC
33 LONO AVENUE, SUITE 450
ADDRESS: KAHULUI, MAUI, HAWAII 96732

SUBDIVISION OF LOT 4 OF
LAUNIUPOKO (LARGE–LOT) SUBDIVISION NO. 2
INTO LOTS 1 TO 12, INCLUSIVE AND DESIGNATION OF
EASEMENTS A–1, T–1 AND T–2.

SUBJECT, HOWEVER, TO THE FOLLOWING EXISTING EASEMENTS:

1. DRAINAGE EASEMENT D AFFECTING LOT 3
2. DRAINAGE EASEMENT E AFFECTING LOT 3
3. DRAINAGE EASEMENT F AFFECTING LOT 3
4. DRAINAGE EASEMENT G AFFECTING LOT 3
5. DRAINAGE EASEMENT 3 AFFECTING LOT 6
6. DRAINAGE EASEMENT 4 AFFECTING LOT 6
7. DRAINAGE EASEMENT 5 AFFECTING LOT 9
8. DRAINAGE EASEMENT 6 AFFECTING LOT 9

TOTAL AREA = 271.175 ACRES

This map is from an actual survey on the ground made by, or under the supervision of, the undersigned licensed professional land surveyor, prior to November 29, 2007 and may be checked by the State Land Surveyor with field book numbers 04033–1 to 04033–2, inclusive, and calculation folder numbered 04033 and working sheet number 04033.

2145 Wells Street – Suite 403
Wailuku, Maui, Hawaii
Revised: May 10, 2006
Revised: May 24, 2011
Revised: June 20, 2011
Revised: September 28, 2011

WARREN S. UNEMORI – ENGINEERING, INC.
By Warren S. Unemori 4/30/12
Registered Professional Land Surveyor Exp. Date
Certificate Number 8927 of License

REGISTERED PROFESSIONAL LAND SURVEYOR
WARREN S. UNEMORI
No. 8927
HAWAII, U.S.A.

I hereby certify that the description of survey and map hereon has been examined and checked as to form and mathematical correctness, but not on the ground and the same is approved in accordance with Section 502–17, of the Land Court of Hawaii Revised Statutes.
Honolulu, Hawaii

State Land Surveyor

State of Hawaii
Office of
Bureau of Conveyances
Received for filing this _____ day of
_____ ,
and filed in File No. _____

Registrar of Conveyances

Metes and Bounds description recorded in Document No.

FINAL SUBDIVISION APPROVAL

Subdivision File Number: 4,924
Approved for Recordation upon the Bureau of Conveyances and Department of Taxation, State of Hawaii.
Director of Taxation Date
Director of Conveyances Date
Map _____ Lot _____

NOTES:

1. ALL ADMIRALTY AND RECORD COORDINATES, REFERS TO GOVERNMENT SURVEY COORDINATES FROM "TRANSMITTAL".
2. OWNERS OF ADJOINING LANDS, AS SHOWN ON FINAL TMKS FROM RECORDS FILED IN THE REAL PROPERTY MAPPING BRANCH.
3. FIGURES SHOWN THUS (1) INDICATES COURSE NUMBER IN DESCRIPTION.
4. ALL BOUNDARY CORNERS ARE MARKED WITH 3/4" PIPES, UNLESS OTHERWISE NOTED.
5. INDICATES EXISTING NO VEHICULAR ACCESS PERMITTED.
6. INDICATES EXISTING VEHICULAR ACCESS PERMITTED.
7. = INDICATES CONTROLLING STREET SURVEY MONUMENT.
8. PURSUANT TO MAUI COUNTY CODE SECTION 3.44.015 (C), THE COUNTY OF MAUI IS NOT REQUIRED TO ACCEPT THE DEDICATION OF ROADWAYS WITHIN THIS SUBDIVISION TO DRAINAGE, SEWER, ACCESS, RECLAIMED WATER OR AVIGATION EASEMENTS, OR ANY OTHER INTEREST IN REAL PROPERTY SHOWN ON THIS MAP OR ON THESE PLANS, UNLESS IT FINDS THAT THE ACCEPTANCE OF THE DEDICATION IS IN THE PUBLIC INTEREST AND IS APPROVED BY A MAJORITY OF COUNCIL'S MEMBERS AT A REGULAR OR SPECIAL MEETING PRIOR TO FINAL SUBDIVISION APPROVAL.
9. "NO BUILD ZONE–LAHAINA BY–PASS CORRIDOR" IS THE APPROXIMATE LOCATION OF THE APPROVED LAHAINA BY–PASS CORRIDOR. UPON COORDINATION, DEFINITION OR OTHER CONFIDENCE OF LANDS FOR SUCH PURPOSES, MAKILA LAND CO., LLC SHALL HAVE THE RIGHT TO RELOCATE THE "NO BUILD ZONE" ARE TO BE RELOCATED AS NECESSARY AT THE DISCRETION OF MAKILA LAND CO., LLC OR THE STATE OF HAWAII, DEPT. OF TRANSPORTATION.
10. STREET NAMES WERE APPROVED BY THE COMMISSION ON MAPPING STREETS, PARKS AND FACILITIES ON OCTOBER 17, 2007.
11. LOT 12 IS A PRIVATE ROADWAY LOT TO REMAIN UNDER PRIVATE OWNERSHIP IN PERPETUITY BY MAKILA LAND COMPANY, LLC.
12. EASEMENTS A–1 IS IN FAVOR OF MAKILA LAND COMPANY, LLC.
13. EASEMENT T–1 AND T–2 ARE FOR THIS PURPOSES IN FAVOR OF MAKILA PLANTATION HOMEOWNER'S ASSOCIATION, INC., RECORDED IN DOCUMENT NUMBER 2004–015441.
14. "NO BUILD ZONE–FOR CONSTRUCTION PURPOSES" ARE NO BUILD ZONES FOR THE LAHAINA BY–PASS CONSTRUCTION PURPOSES. UPON COORDINATION, DEFINITION OR OTHER CONFIDENCE OF LANDS FOR SUCH PURPOSES, MAKILA LAND CO., LLC SHALL HAVE THE RIGHT TO RELOCATE THE "NO BUILD ZONE" ARE TO BE RELOCATED AS NECESSARY AT THE DISCRETION OF MAKILA LAND CO., LLC OR THE STATE OF HAWAII, DEPT. OF TRANSPORTATION.
15. LOTS 9, 10, 11, 12, INCLUSIVE, OF THE MAKILA RANCHES – PHASE 1 SUBDIVISION HAVE VEHICULAR ACCESS RIGHTS TO HANIU STREET, PUNAHOA STREET, AND KAI HELE KU STREET OF THE MAKILA PLANTATION – PHASE 2 SUBDIVISION (FILE) FILE NO. 4,835), LOT 21 (HANIU STREET) OF THE MAKILA PLANTATION – PHASE 3 SUBDIVISION (FILE NO. 4,835), LOT 31 (HANIU STREET) AND LOT 32 (KAI HELE KU STREET) OF THE MAHAWILAI KAI SUBDIVISION (FILE NO. 4,724).

AREA OF EASEMENT.

EASEMENT A–1 FOR ACCESS PURPOSES AFFECTING LOT 2 = 1.435 ACRES
EASEMENT T–1 FOR TRAIL PURPOSES AFFECTING LOT 1 = 1.183 ACRES
EASEMENT T–2 FOR TRAIL PURPOSES AFFECTING LOTS 3, 4, 5 & 8 = 0.584 ACRES

EXISTING EASEMENTS:
(LETTER IN BRACKETS CORRESPONDS WITH NOTE BELOW)

A. EASEMENT D (AREA = 0.785 AC.) AFFECTING LOT 3, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION, INC., RECORDED IN DOCUMENT NUMBER 2004–015441, DATED JANUARY 20, 2004.
B. EASEMENT E (AREA = 0.016 AC.) AFFECTING LOT 3, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION, INC., RECORDED IN DOCUMENT NUMBER 2004–015441, DATED JANUARY 20, 2004.
C. EASEMENT F (AREA = 0.016 AC.) AFFECTING LOT 3, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION, INC., RECORDED IN DOCUMENT NUMBER 2004–015441, DATED JANUARY 20, 2004.
D. EASEMENT G (AREA = 0.033 AC.) AFFECTING LOT 3, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION, INC., RECORDED IN DOCUMENT NUMBER 2004–015441, DATED JANUARY 20, 2004.
E. EASEMENT 3 (AREA = 28,667 SQUARE FEET) AFFECTING LOT 6, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION (UNRECORDED).
F. EASEMENT 4 (AREA = 797 SQUARE FEET) AFFECTING LOT 6, FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION (UNRECORDED).
G. EASEMENT 5 (AREA = 1,024 SQUARE FEET) AFFECTING LOT 9 FOR DRAINAGE PURPOSES, IN FAVOR OF MAKILA HOMEOWNER'S ASSOCIATION (UNRECORDED).
H. EASEMENT 6 (AREA = 1,714 SQUARE FEET) AFFECTING LOT 9 FOR DRAINAGE PURPOSES, IN FAVOR OF THE MAKILA HOMEOWNER'S ASSOCIATION (UNRECORDED).

THE PROJECT SITE IS SUBJECT TO THE FOLLOWING:

1. LEASE IN FAVOR OF MAUI ELECTRIC COMPANY, LTD. AND HAWAIIAN TELEPHONE COMPANY, RECORDED IN LIBER 7164, PAGE 313, DATED OCTOBER 13, 1967.
2. UNRECORDED LICENSE AGREEMENT BETWEEN PIONEER INN COMPANY, LTD. AND GTE TELEPHONE HAWAII, INC. DISCLOSED IN DOCUMENT NUMBER 87–156353, DATED JUNE 23, 1987.

T.M.K.: (2) 4–7–01 : 27

Subdivision File No. 4,924