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PLAT AND PLANS OF CONDOMINIUM SUBDIVISION

SQUARE 514, LOTS 48, 49 AND 50 (TAXED AS 827)

1131 5TH STREET, NW, CONDOMINIUM

1131 5TH STREET, N.W. WASHINGTON, D.C.

CERTIFICATION OF OWNER

IN ACCORDANCE WITH THE CONDOMINIUM ACT OF 1976, D.C. LAW 1-89, AS AMENDED, THE UNDERSIGNED OWNER OF LOTS 48, 49 AND 50 IN SQUARE 514, AS PER PLAT RECORDED IN SUBDIVISION BOOK 11 AT PAGE 64 AMONG THE RECORDS OF THE OFFICE OF THE SURVEYOR OF THE DISTRICT OF COLUMBIA, HEREBY SUBDIVIDES THE BUILDING SHOWN THEREON INTO THREE RESIDENTIAL CONDOMINIUM UNITS AND TWO PARKING UNITS TOGETHER WITH CERTAIN GENERAL AND LIMITED COMMON ELEMENTS AS MORE FULLY SET FORTH IN THE DECLARATION AND BY-LAWS OF 1131 5TH STREET, N.W. CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS AS INSTRUMENT NUMBERS 2008034080 AND 2008034081 RESPECTIVELY, ON 3-31-08

THE UNDERSIGNED OWNER FURTHER REQUESTS THAT THE CONDOMINIUM PROJECT, AS SHOWN ON THE ATTACHED PLAT AND PLANS CONSISTING OF FOUR (4) SHEETS ATTACHED HERETO, BE ACCEPTED FOR RECORDATION IN THE OFFICE OF THE SURVEYOR OF THE DISTRICT OF COLUMBIA.

THE UNDERSIGNED OWNER, HAVING BEEN DULY SWORN, CERTIFIES, DEPOSES, AND SAYS THAT JOHN DENNING IS THE OWNER IN FEE SIMPLE OF THE ABOVE-MENTIONED PROPERTY INCLUDING IMPROVEMENTS; THAT NO OTHER PERSON OR PERSONS OTHER THAN THE UNDERSIGNED OWNER HAVE ANY INTEREST OR CLAIM THEREIN, EXCEPT FOR EXISTING TRUSTS, IF ANY; THAT THERE IS ONE EXISTING DEED OF TRUST ON SAID PROPERTY; THAT THE UNDERSIGNED OWNER IS IN PEACEFUL OCCUPATION THEREOF, AND THAT THE USE OF THE INDIVIDUAL UNITS CONFORM TO THE LAWS AND REGULATIONS OF THE DISTRICT OF COLUMBIA.

WITNESS OUR HANDS AND SEALS THIS 7TH DAY OF MARCH, 2008.

OWNER: JOHN DENNING

WITNESS — WITNESS — BY: JOHN DENNING

SUBSCRIBED AND SWORN BEFORE ME THIS 7 DAY OF March
NOTARY PUBLIC — MY COMMISSION EXPIRES 11/31/11

TRUSTEE: ROY L. KAUFMANN

WITNESS — WITNESS — ROY L. KAUFMANN, ATTORNEY AT LAW

SUBSCRIBED AND SWORN BEFORE ME THIS 13TH DAY OF MARCH, 2008
NOTARY PUBLIC — MY COMMISSION EXPIRES 11/31/11

CERTIFICATION OF REGISTERED ENGINEER AND SURVEYOR

WE HEREBY CERTIFY THAT THE ATTACHED PLAT AND PLANS OF CONDOMINIUM SUBDIVISION ARE CORRECT AND REPRESENT A FIELD SURVEY MADE UNDER OUR DIRECT SUPERVISION AND THAT ALL UNITS DEPICTED ON THE ATTACHED PLAT HAVE BEEN SUBSTANTIALLY COMPLETED; THAT THE INFORMATION SHOWN ON SUCH PLAT IS IN CONFORMANCE WITH THE RECORDS OF THE OFFICE OF THE SURVEYOR OF THE DISTRICT OF COLUMBIA, IS ACCURATE AND COMPLIES WITH THE REQUIREMENTS OF D.C. LAW 1-89, AS AMENDED. WE HEREBY FURTHER CERTIFY THAT THE ATTACHED PLANS OF CONDOMINIUM SUBDIVISION ARE ACCURATE (WITHIN PERMITTED TOLERANCES) AND COMPLY WITH THE REQUIREMENTS OF D.C. LAW 1-89, AS AMENDED, INCLUDING SECTIONS 42-1902.14(a) AND 42-1902.14(b) OF THE DISTRICT OF COLUMBIA CODE, AND THAT ALL IMPROVEMENTS, INCLUDING UNITS AND PORTIONS THEREOF, DEPICTED ON THE ATTACHED PLANS OF CONDOMINIUM SUBDIVISION HAVE NOW BEEN SUBSTANTIALLY COMPLETED.

DISTRICT OF COLUMBIA — JON A. SHANCOE — 901570 — REGISTERED PROFESSIONAL ENGINEER

3-3-08
DATE

JON A. SHANCOE
PROFESSIONAL ENGINEER D.C. #901570

3-3-08
DATE

DANIEL T. CAYWOOD
LICENSED LAND SURVEYOR D.C. #LS900265
REGISTERED LAND SURVEYOR D.C. #96-6

DISTRICT OF COLUMBIA — DANIEL T. CAYWOOD — LS900265 — LICENSED LAND SURVEYOR

CERTIFICATION OF OFFICE OF TAX AND REVENUE

DATE 3/31/08

OWNERSHIP CORRECT ACCORDING TO RECORDS OF THIS OFFICE 3/31/08 RD

GENERAL TAXES PAID TO: 3/31/08 GD

NO UNPAID ARREARS 3/31/08 GD

NO UNPAID SPECIAL ASSESSMENTS 3/31/08 RD

Acting CHIEF ASSESSOR, ASSESSMENT DIVISION

I ACKNOWLEDGE THAT THIS IS NOT A TAX CERTIFICATE AS INTENDED BY D.C. CODE, TITLE 47 - SECTION 405.

OWNER OR AUTHORIZED AGENT

OFFICE OF THE SURVEYOR

March 31, 2008

Board of Zoning Adjustment
District of Columbia
CASE NO.18406
EXHIBIT NO.5A

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CONDOMI

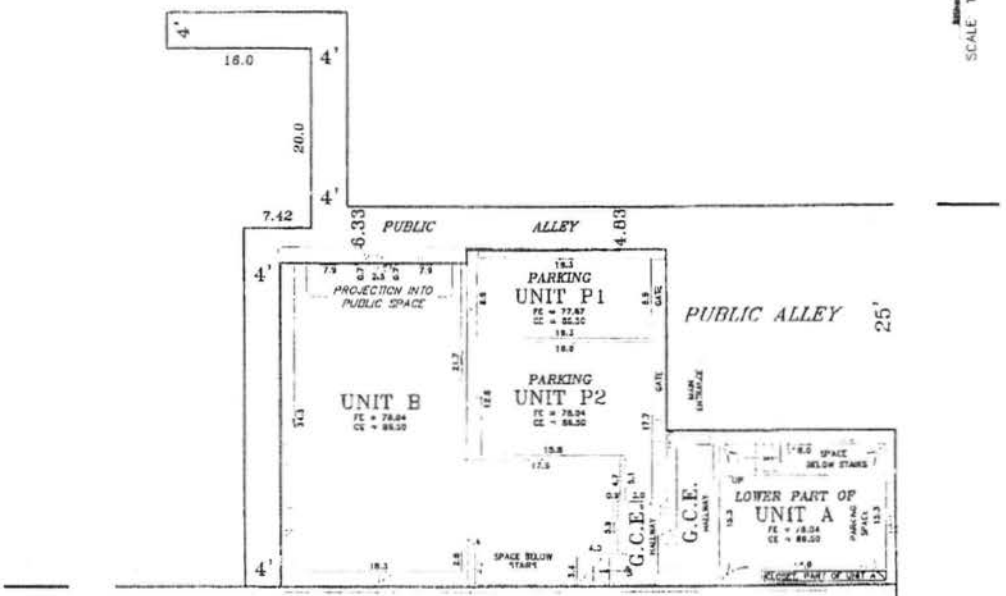
PLAN OF CONDOMINIUM SUBDIV

SQUARE 514, LOTS 48, 49 AND 50 (TAXED AS 827)

1131 5TH STREET, NW, CONDOMINIUM

1131 5TH STREET, N.W. WASHINGTON, D.C.

D.C. SURVEYOR
NORTH ASSUMED
ALONG 5TH STREET, N.W.
SCALE 1" = 10'



LEGEND

G.C.E. = GENERAL COMMON ELEMENT
L.C.E. = LIMITED COMMON ELEMENT
F.E. = FLOOR ELEVATION
C.E. = CEILING ELEVATION

MADDOX
INCORPORATED
ENGINEERS & SURVEYORS
100 PARK AVENUE
ROCKVILLE, MARYLAND 20850-2439
(301) 762-4901

FIRST FLOOR

UNIT A & UNIT B,
PARKING UNITS P1 & P2

NOTES

ALL UNIT DIMENSIONS SHOWN HEREON ARE APPROXIMATE AND ARE BASED ON INTERIOR MEASUREMENTS TO THE UNFINISHED SURFACES OF WALLS. ACTUAL UNIT BOUNDARIES, HOWEVER, MAY ALSO BE INCLUDE SUCH ADDITIONAL ITEMS AS UNFINISHED PLASTER, FLOORING, DOORS, AND WINDOWS. SEE CONDOMINIUM DECLARATION FOR SPECIFIC DETAILS.