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DEBORAH L. PEYTON, RECORDER/REGISTRA
DELAWARE COUNTY IOWA

ASSIGNMENT OF DEVELOPER'S RIGHTS

Recorder's Cover Sheet

Preparer Information:
Shannon P. Thompson, Bradley & Riley PC, 2007 First Avenue SE, Cedar Rapids, IA 52402

Taxpayer Information:
OPM V, Inc.
999 - 44th Street, Suite 1000
Marion, IA 52302

Return Address
ENV. Shannon P. Thompson, Bradley & Riley PC, 2007 First Avenue SE, Cedar Rapids, IA 52402

Grantors:
OPM V, Inc.
999 - 44th Street, Suite 1000
Marion, IA 52302

Grantees:
Manchester Capital Investments, LLC
999 - 44th Street, Suite 1000
Marion, IA 52302

Legal Description: See Page 2

Document or instrument number if applicable: N/A

Prepared by and After
Recording Return to: Shannon P. Thompson of Bradley & Riley PC, P.O. Box 2804, Cedar Rapids, IA 52406-2804 (319) 363-0101
(Space above this line for recording purposes)

ASSIGNMENT OF DEVELOPER'S RIGHTS

RE: UNITS A, 1004-1, 1004-2, 1004-3, 1004-4, 1004-5, 1004-6, 1004-7, 1004-8,1004-9, 1004-10,1004-11,1004-12, 1004-13, 1004-14, 1004-15, 1004-16, 1004-17, 1004-18, 1004-19, 1004-20, 1004-21, 1004-22, 1004-23, 1004-24, 1004-25, 1004-26, 1004-27, 1004-28, 1004-29, 1004-30, 1004-31, 1004-32, 1004-33, 1004-34, 1004-35, 1004-36, 1004-37, 1004-38, 1004-39, 1004-40, 1004-41, 1004-42, 1004-,43, 1004-44, 1004-45, 1004-46, 1004-47, 1004-48, 1004-49, 1004-50, 1004-51, 1004-52, 1004-53, 1004-54, 1004-55, 1004-56, 1004-57, 1004-58, 1004-59, 1004-60, 1004-61, 1004-62, 1004-63, 1004-64, 1004-65, 1004-66, 1004-67, 1004-68, 1004-69, 1004-70, 1004-71, 1004-72, 1004-73, 1004-74, 1004-75, 1004-76, COUNTRY RIDGE CONDOMINIUMS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON AREAS AND FACILITIES APPURTENANT THERETO, ALL AS APPEARS OF RECORD AND ON LAND DESCRIBED IN THE DECLARATION RECORDED IN THE OFFICE OF THE COUNTY RECORDER, DELAWARE COUNTY, IOWA IN BOOK 2005, BEGINNING AT PAGE 2893, AS MAY BE AMENDED

WHEREAS, OPM V, Inc. is Developer of the above-referenced condominium units and desires to transfer its developer's rights with respect to such units to Manchester Capital Investments, L.L.C. and Manchester Capital Investments, L.L.C. agrees to accept the transfer;

THEREFORE, the parties agree as follows:

Pursuant to Article VI(4) of the Declaration of Submission of Property to Horizontal Property Regime for Country Ridge Condominiums, filed in the Office of the Manchester County, Iowa, Recorder on August 18, 2005, in Book 2005 beginning at Page 2893, OPM V, Inc. hereby assigns to Manchester Capital Investments, L.L.C. all of OPM V, Inc.'s rights, privileges and obligations as Developer concerning the above-referenced Units. Such obligations include, without limitation, payment of property taxes and penalties, if any, on each Unit. Manchester Capital Investments, L.L.C. accepts all rights and privileges and agrees to perform all obligations of OPM V, Inc. as Developer under the Declaration with respect to the above-referenced Units.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be duly executed this 31st day of August, 2005.

OPM V, INC.

By: _____
BARRY S. SMITH, ~~President~~

STATE OF IOWA)
) ss:
COUNTY OF LINN)

This instrument was acknowledged before me on Aug 31, 2005, by BARRY S. SMITH as President of OPM V, INC.

RITA M. VASSAR
Commission Number 728124
MY COMMISSION EXPIRES
April 26, 2007

_____
Notary Public in and for the State of Iowa

MANCHESTER CAPITAL
INVESTMENTS, L.L.C.

By: _____
BARRY S. SMITH, Member

STATE OF IOWA)
) ss:
COUNTY OF LINN)

This instrument was acknowledged before me on August 31, 2005, by Barry S. Smith as Member of Manchester Capital Investments, L.L.C.

RITA M. VASSAR
Commission Number 728124
MY COMMISSION EXPIRES
April 26, 2007

_____
Notary Public in and for the State of Iowa