

***PUBLIC DISCLOSURES***

**TRAPPERS CROSSING AT CRESTED BUTTE  
ASSOCIATION**

**P.O. Box 3748  
Crested Butte, CO 81224  
(970) 349-2773**

**[www.trapperscrossing.org](http://www.trapperscrossing.org)**

**Manager**

Toad Property Management, Inc.  
(Gordon and Angela Reeves)  
P.O. Box 2776  
Crested Butte, CO 81224  
Phone & Fax: (970) 349-2773  
[gordon@wildernessways.com](mailto:gordon@wildernessways.com)

**Trappers Crossing at Crested Butte  
Trappers Crossing South  
Trappers Crossing at Wildcat**

Declaration of Protective Covenants of Trapper's Crossing at Crested Butte recorded  
April 4, 1990 in Book 677 at Page 509 of the Gunnison County records.

**Insurance Policies**

Continental Divide Insurance Company  
Commercial General Liability  
Directors and Officers  
Policy Period: January 1, 2005 to January 1, 2006  
Limit of Liability: \$2,000,000

## **Accounting**

Fiscal Year: June – May

Yearly Assessments:

Trappers Crossing at Crested Butte \$1,300 per lot

Trappers Crossing South \$2,000 per lot

Trappers Crossing at Wildcat \$1,300 per lot

Operating Budget is available at [www.trapperscrossing.org](http://www.trapperscrossing.org)

Copies of the Trappers Crossing 2004 Capital Account Analysis prepared by Pederson & Associates, PC, Certified Public Accountants can be viewed on [www.trapperscrossing.org](http://www.trapperscrossing.org)

Also the following documents can be viewed at [www.trapperscrossing.org](http://www.trapperscrossing.org):

Articles

Bylaws

Rules and Regulations

Minutes of Member Meetings

Minutes of the Executive Board

Hard copies of the above documents can be obtained from Toad Property Management, Inc. at the above address.