

this Declaration to such property. Such Supplementary Declaration may contain such additions and modifications of these Covenants as may be necessary to reflect the different character of added properties, but in no event shall such supplementary declaration revoke, modify or add to the covenants established by this Declaration within the existing property as hereinabove described in Paragraph 1.1.

1.3 Residential Area. All Numbered Lots shown on the aforementioned recorded plat, hereinafter referred to collectively as the "Residential Area", are hereby set aside for use only for single family residential dwellings upon the terms and conditions hereinafter provided applicable thereto.

1.4 Multi-Family. All designated areas excluding the Residential Area or Numbered Lots, and specifically designated as "The Multi-Family Areas" on the Plat, are hereby set aside for use for multi-family structures and condominiums containing multiple living units under one roof or building with necessary outbuildings and common areas upon the terms and conditions hereinafter provided applicable thereto.

1.5 Recreational Area. All designated areas on the Plat (excluding the Residential and Multi-Family Areas) and specifically designated as the "Recreational Area" are hereby set aside for use for private recreational and beautification purposes and other uses connected therewith, upon the terms and conditions hereinafter provided applicable thereto. All lakes and ponds shown in the Recreational Area as above defined shall be deemed a part thereof.

1.6 Common Areas. Any parcels designated as "Common Areas" on the Plat shall refer only to those areas of land shown thereon excluding the Recreational, Residential and Multi-Family Areas, which are to be devoted for common use and enjoyment by the owners of the Numbered Lots and which shall be set aside and shall be conveyed to the Homeowners Association and to be used upon the terms and conditions hereinafter provided applicable thereto.

1.7 Existing Structures. In the event these Covenants shall be extended to additional Real Property, including existing subdivided and restricted subdivisions, all then existing structures and uses thereon shall not be affected by the terms hereof, but shall be deemed in compliance herewith, but this shall not apply to future structures and uses, or the alteration of existing structures, which shall be constructed, sold, transferred and occupied only in accordance with the terms hereof.

1.8 Conflict with Zoning Statutes. In the event of any conflict with the provisions hereof with any zoning ordinance or statute, or subdivision law or regulation, in effect on the date of recording of these Covenants, which would require a more stringent or strict standard, regulation or use than required herein, then the terms, conditions and requirements of such more stringent zoning or subdivision law, statute or ordinance shall prevail.