

4. Not more than thirty (30) days prior to the beginning of each fiscal year, commencing with the fiscal year beginning in 1975, the Board of Directors shall estimate common expenses to be paid during such year and the sum to be assessed to the unit owners for the payment of such common expenses; if such estimated sums prove inadequate for any reason, including nonpayment of any unit owner's assessment, the Board of Directors, at any time, may levy a further assessment to make up the needed sum which shall be assessed to the unit owners in such percentages as above described, and, if an annual assessment is not made as required, a payment in the amount required by the last prior assessment shall be due upon each assessment date until changed by a new assessment; each unit owner shall be obligated to pay to the Association any assessment against him, made pursuant to this paragraph, in equal monthly installments on or before the 10th day of each month during such year, or in such other reasonable manner as the Board of Directors shall designate; provided, however, that prior to the fiscal year beginning in 1975, the assessment for estimated common expenses shall be as determined by the Developer. It is understood that any assessment fixed hereunder is based upon the projection and estimate of common expenses and may be in excess of or less than the sum actually required to meet the cash requirements of the Association. Upon determination of the common expenses or such other assessments as may be determined by the Board of Directors, notice thereof shall be promptly given to the owners of all units.

5. The assessment against all unit owners shall be set forth upon the roll of units which shall be available at the office of the Board of Directors for inspection at all reasonable times by unit owners or their duly authorized representatives. Such roll shall indicate for each unit the name and address of the owner or owners, the assessments for all purposes, the dates when the assessments

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