

foreclosure of the lien for common expenses under the Act, or at a sale pursuant to an order or direction of a court, or other involuntary sale, upon the consent or approval of Unit co-owners owning not less than a majority in the aggregate of the total ownership interest in the General Common Elements.

24. Boundaries of Unit. Each Unit shall include that part of the building containing the Unit which lies within the boundaries of the Unit.

The Unit boundaries are as follows:

24.1 The upper and the lower boundaries extended to an intersection with the perimetrical boundaries, the upper boundaries being the horizontal plane of the undecorated finished ceiling and the lower boundaries being the horizontal plane of the undecorated finished floor.

24.2 The perimetrical boundaries of the Unit shall be the following boundaries extended to an intersection with the upper and lower boundaries:

24.2.1 The exterior boundary walls are the vertical planes of the undecorated finished interior of the walls bounding the Unit extended to intersections with each other and with the upper and lower boundaries.

24.2.2 Where a balcony or deck serving only the Unit being bounded is attached to the building, the boundaries of the Unit shall be extended to include such structures, the fixtures thereon, and the airspace enclosed within the extension of the boundaries.

24.3 The land within such boundaries of the Unit as hereinabove described shall be subject to such rights-of-way and/or easements in favor of the Association as shall be required for the purposes of installing, operating and maintaining utilities to serve each Unit and/or the Common Elements.

25. Parking Spaces. Each Unit owner shall be entitled to two parking spaces designated as Limited Common Elements, which parking spaces shall be assigned by the Grantor or his Agent to each Unit owner. Upon such assignment the owner of such Unit shall have the exclusive right to the use thereof without separate charge by the Association, although nothing herein contained shall be construed as relieving such owner from any portion of any assessment for Common Expenses made against the Unit as proposed herein, it being the intention hereof that the cost and maintenance and administration of Limited Common Elements shall be included as part of the Common Expense applicable to all Units for purposes of assessment.

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