

this Master Deed, or shall make any structural addition or alteration without the required written consent, or otherwise violates or threatens to violate the provisions hereof, the Association shall have the right to proceed in a Court of Equity for an injunction to seek compliance with the provisions hereof. In lieu thereof, and in addition thereto, the Association, through its Board of Directors, shall have the right to levy an assessment against the co-owner of the Unit, and the Unit, for such necessary sums to remove any unauthorized structural addition or alteration, and to restore the property to good condition and repair.

34. Paragraph Headings. Paragraph headings of the within Declaration are used only as a matter of convenience for reference and are not to be considered a part of this Declaration in determining the intent of the Grantor.

35. Termination. Notwithstanding anything to the contrary contained in Article XX hereof, in the event of fire or other casualty or disaster which shall totally demolish the Jo Ann Condominiums, South Carolina Horizontal Property Regime, or which shall so destroy said Jo Ann Condominiums, South Carolina Horizontal Property Regime, as to require more than two-thirds (2/3rds) of the total Unit space in the property, as determined by the Board of Directors of Association, to be reconstructed and if insurance proceeds are sufficient, then this Master Deed established herein shall terminate upon vote of three-fourths (3/4ths) or more of the owners of all Units. If insurance proceeds are insufficient, then this Regime shall terminate upon the vote of a majority of Unit owners. The above provisions do not apply if any policy or policies of casualty insurance which may cover the damage or destruction of said building requires the reconstruction thereof as a condition precedent to the payment of insurance proceeds under such policy or policies and notwithstanding the fact that the owners of all Units agree not to reconstruct said building. If such policy or policies of casualty insurance require the same to be reconstructed, this Master Deed established herein shall still be terminated if there exists any regulation or order of any governmental authority having jurisdiction of the Project which may then prevent the reconstruction of Jo Ann Condominiums, South Carolina Horizontal Property Regime, although nothing herein contained shall be construed as releasing or in any manner changing any obligation which may

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