

Section 2.

Ownership of Townhomes. Each separate Townhome depicted and designated in Exhibit "B" shall be conveyed and treated as an individual property capable of independent use and fee simple ownership. The owner of an individual Townhome shall own, as an appurtenance to the ownership of the Townhome, an undivided interest in the General Common Elements and the Limited Common Elements, being that percentage allocated to the respective Townhome as set forth in the schedule attached hereto as Exhibit "C", and by this reference incorporated herein. The percentage of undivided interest in the General Common Elements and the Limited Common Elements allocated to each Townhome shall not be changed except with the unanimous consent of all co-owners of all Townhomes and all record owners of mortgages thereon. The owner of a Townhome shall own in fee simple all spaces and improvements lying above the undecorated and/or unfinished inner surfaces of the perimeter walls and floors, and below the undecorated and/or unfinished inner surfaces on the ceilings of each Townhome. The Townhome shall not include the spaces and improvements lying beneath the undecorated and/or unfinished inner surfaces of the perimeter walls and the floors, above the undecorated and/or unfinished inner surfaces on the ceilings, and beneath the undecorated and/or unfinished inner surfaces of all interior load bearing walls and/or partitions. The Townhomes shall further exclude all pipes, ducts, wires, conduits and other facilities running through any interior wall or partition for the furnishing of utility services, including television antenna cables, to the Townhomes and to the General Common Elements. All of the aforementioned items excluded from Townhomes shall be included in the definition of General Common Elements for purposes of this Master Deed. The Townhomes shall, however, include the interior non-loadbearing walls and partitions contained in the Townhome, and the inner decorated and/or finished surfaces of perimeter walls, floors and ceilings, including paint and wallpaper. The windows and doors are part of the Townhome.

The parking spaces designated for a particular Townhome in Exhibit "B", along with air conditioning condensers, carports, patios,

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