

Declarant reserves the right to change the building and unit numbers if he so desires. Declarant, its successors and assigns, reserves the right to grant easements and deeds to public authorities with or without compensation, for water, sewer, electricity, gas, television, telephone and other utilities. Declarant reserves the right to mortgage the property subject to the terms of this Master Deed. Any mortgagee who acquires the property by foreclosure or deed in lieu of foreclosure shall have the same rights as Declarant to construct units in the future annexed property (Stages Two through Five) and perform any other acts Declarant could perform under the terms of this Master Deed.

Declarant agrees to file an "as built" survey covering the units constructed in Stages Two through Five at such time as said units are built. Declarant has the option but shall not be required to build Stages Two through Five. Declarant may build none, part or all of the future stages. Declarant also may build the stages out of order i.e. build Stage Three before building Stage Two. At such time as Declarant may elect to annex additional property to build additional stages, he will file his option in the form substantially similar to that shown as Exhibit "G". Also a chart will be furnished if necessary.

XXVI. APPOINTMENT OF POWER OF ATTORNEY. Every purchaser of a residence shall purchase such residence and every mortgagee and lienholder thereof shall take title, or hold his interest with respect thereto, with notice of Declarant's plan of development as herein set forth, and, irrespective of the number of residences constructed or purchased at the time any purchaser, mortgagee or lienholder acquires title or interest in a residence, Declarant shall have and does hereby reserve the right to construct 28 units in Stage One and 40 units in Stages Two through Five, and, with respect to such residence, convey to the purchaser thereof the title to said residence and its appurtenant percentage of undivided interest in the common areas and facilities in the various phases as shown in Exhibit "D".

Further, every purchaser, mortgagee of a residence, by his acceptance of a deed, mortgage or other conveyance therefor, and every lienholder who shall claim any interest therein hereby consents to Declarant's plan of development as herein set forth and each of them hereby covenants, warrants and agrees for himself, his heirs, successors and assigns to execute and deliver to Declarant such documents, if any, as may be required in the opinion of Chicago Title Insurance Company or