

be burned on any lot, but shall be removed therefrom at regular intervals sufficiently frequent to prevent development of any unsightly eyesore. The Committee, in its sole discretion, shall have authority to enforce compliance with this Section and should it deem necessary, may contract for the clearing away and removal of accumulated debris and charge the Lot Owner for the reasonable costs thereof.

Section 10. The Committee, in its sole discretion, shall have authority to keep, clean and maintain any residence and/or lot that is abandoned and may charge the owner thereof for any and all costs incurred in maintenance thereof.

Section 11. The Committee, in its sole discretion, shall have authority to approve or disapprove any lighting erected for the purpose of illuminating the streets in Phase IX, Section II A.

#### ARTICLE XVII.

##### ENFORCEMENT

Enforcement of these restrictions shall be by any appropriate proceeding or proceedings at law or in equity against any person or persons violating or attempting to violate any restriction herein contained, either to restrain violation, to enforce personal liability, or to recover damages for the violation, or by any appropriate proceeding at law or in equity against the land to enforce any charge or lien arising hereunder. The Committee and each of its appointed members shall have an election and right, but not an obligation or duty, to enforce these restrictions by a proceeding or proceedings at law or in equity; and the Committee and each of its members shall not incur any liability whatsoever as a result of electing not to enforce such restrictions in any instance. Any failure by the Committee or any Owner to enforce any of said restrictions shall in no event be deemed a waiver of the right to do so thereafter. The Committee shall also be entitled to reasonable attorneys' fees and expenses incurred in such enforcement. The liability for such fees and expenses shall be a permanent charge and lien upon the Lot or Lots of the Owner(s) against whom enforcement is sought and shall themselves be enforceable by the Committee by an appropriate proceeding in law or in equity. Such lien, however, shall be subject