

with other Co-owners, in the general and limited common elements of the Property;

(d) "Co-owner" means a person, firm, corporation, partnership, association, trust, or other legal entity, or any combination thereof, who owns an Apartment within the Building;

(e) "General Common Elements" means and includes:

- (1) The land described herein including that portion of the land on which the Buildings are or will be located;
- (2) The foundations, main walls, roofs, halls, lobbys, stairways and entrance and exit or communication ways;
- (3) The basements, flat roofs, yards and gardens, except as otherwise specifically stipulated herein;
- (4) Any premises for the lodging of janitors or persons in charge of the Property, except as otherwise specifically provided herein;
- (5) The compartments or installation of central services such as power, light, gas, cold and hot water, refrigeration, reservoirs, water tanks and pumps, and similar installations, except as otherwise specifically provided herein;
- (6) The garbage incinerators, outside garbage containers, and similar equipment used for the collection or disposal of garbage for common use; and
- (7) All other elements of the Property rationally of common use or necessary to its existence, upkeep and safety;

(f) "Limited Common Elements" means and includes those portions of the Property which are reserved for the use of a certain number of Apartments to the exclusion of the other Apartments, such as special corridors, stairways, elevators and sanitary services, common to the Apartments of a particular Building or a particular floor, and the like;

(g) "Majority of Co-owners" means that number of Apartment owners who together own Apartments totaling 51% or more of the basic

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