

otherwise available at law or in equity for the collection of all unpaid assessments.

Section 4. If at any time during the course of any fiscal year, the Board shall deem the amount of the membership assessments to be inadequate by reason of a revision in its estimate of either expenses or other income, the Board shall prepare and cause to be delivered to the members a revised estimated annual budget for the balance of such fiscal year and thereafter monthly assessments shall be determined and paid on the basis of such revision. This practice shall be governed and limited by applicable provisions of the Master Deed.

Section 5. Upon the purchase of each Apartment from the Developer, or at any time thereafter, at the request and at the option of the Board of Directors, each Apartment owner, not including the Developer, shall deposit with the managing agent of the property, or as may be otherwise directed by the Board, an amount equal to double the monthly assessment relating to such owner's Apartment. Such amount shall be held, together with the amounts similarly deposited by the other Apartment owners, as an operating reserve for common expenses and shall be used and applied from time to time as may be needed toward meeting deficits and for such other common purposes as the Board may deem necessary. To the extent that the said operating reserve may be depleted, or in the judgment of the Board may be inadequate, the Board may increase the same by an assessment to the members in the proportion of their ownership interest in the General Common Elements. The said operating reserve on hand from time to time shall be deemed part of the General Common Elements.

Section 6. With respect to any Units built which have not been sold by the Developer and which the Developer continues to own, the Developer's sole obligation for payments to or for the Association shall be those set forth in Article XIV of the Master Deed.

Anything herein or in the Master Deed to the contrary notwithstanding, the Developer shall have the right to utilize any Units owned by the Developer as models or general or sales offices for sale and promotion purposes including the sale and promotion of

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