

in this Master Deed, the assessments made by the Association shall be in such porportion that the amount of assessment levied against each co-owner of a Unit shall bear the same ratio to the total assessment made against all co-owners of Units as the undivided interest in General Common Elements and Limited Common Elements appurtenant to each Unit bears to the total undivided interest in General Common Elements and Limited Common Elements appurtenant to all Units. Should the Association be the owner of any Units, the assessment which would otherwise be due and payable to Association by the co-owner of such Unit will be reduced by the amount of income which may be derived from the leasing of such Unit by Association, and the balance shall be apportioned and assessment therefor levied ratably among the co-owners of all Units which are not owned by the Association, based upon their porportionate interest in General Common Elements and Limited Common Elements exclusive of the interest therein appurtenant to any Unit owned by Association.

B. The assessment levied against the co-owner of each Unit shall be payable in annual, quarterly or monthly installments, or in such other installments and at such time as may be determined by the Board of Directors of the Association.

C. The Board of Directors of the Association shall establish an Annual Budget in advance for each fiscal year which shall correspond to the calendar year, and such budget shall project all expenses for the forthcoming year which may be required for the proper operation, management and maintenance of Wildaire-Merry Oaks Horizontal Property Regime, III including a reasonable allowance for contingencies and reserves, such budget to take into account projected anticipated income which is to be applied to reduction of the amounts required to be collected as an assessment each year. Upon adoption of such Annual Budget by the Board

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