

to be cumulative, and the exercise of any one or more shall not be deemed to constitute an election of remedies, nor shall it preclude the party thus exercising the same from exercising such other and additional rights, remedies or privileges as may be available to such party at law or in equity.

F. The failure of the Developer to enforce any right, privilege, covenant or condition which may be granted to the Developer by this Master Deed or other abovementioned document shall not constitute waiver of the right of Developer to thereafter enforce such right, provision, covenant or condition in the future.

## XXX.

USE OR ACQUISITION OF INTEREST IN PROPERTY TO RENDER USER  
OR ACQUIRER SUBJECT TO PROVISIONS OF MASTER DEED, RULES  
AND REGULATIONS

All present or future owners, tenants, or any other person who might use the facilities of The Highlands Horizontal Property Regime in any way, are subject to the provisions of this Master Deed, and the mere act of occupancy of any Unit, or the mere acquisition or rental of any Unit, shall signify that the provisions of this Master Deed are accepted and ratified in all respects.

## XXXI.

RIGHT OF DEVELOPER TO SELL OR LEASE UNITS OWNED BY IT  
FREE OF RIGHT OF FIRST REFUSAL OR RIGHT OF REDEMPTION  
AND RIGHT OF DEVELOPER TO REPRESENTATION ON BOARD OF  
DIRECTORS OF ASSOCIATION

So long as the Developer herein shall own any Unit, the said Developer shall have the absolute right to lease or sell any such Unit to any person, firm or corporation, upon any terms and conditions as it may deem to be in its own best interests and as to the lease or sale of any Unit by Developer, the right of first refusal and any right of redemption herein granted to Association shall not be operative or effective in any manner. Further, and so long as the said Developer is the owner of at least ten (10) units, the said Developer shall have the right to designate and select one of the persons who shall serve as a member of each Board of Directors of Association. Whenever Developer shall be entitled to designate and select any person or persons to serve on any Board of Directors of Association, the manner in which such person or persons shall be designated shall be as provided in the By-Laws of Association and Developer shall have the right to remove any person or persons selected by it to act and serve on said Board of Directors and to replace