

elements and limited common elements without specifically or particularly referring to the same.

6. The share of the unit owner in the expenses, funds, or assets of the Association cannot be assigned, hypothecated or transferred in any manner except as appurtenant to the individual unit.

7. Nothing herein contained shall be construed as limiting or preventing ownership of any unit and its undivided interest in the general common elements and limited common elements by more than one person or entity as tenants in common.

ARTICLE IV

MAINTENANCE AND REPAIR

1. No unit owner shall do or cause to be done any work affecting an individual unit which would jeopardize the soundness or safety of the condominium property, reduce the value thereof or impair any easement or hereditament therein. Further, and unless otherwise stated herein, no unit owner shall make or cause to be made any structural addition or alteration to his unit or to the general common elements or limited common elements nor make any alteration, replacement or change in or to the general common elements or limited common elements nor shall he alter, replace or perform any work of any kind on the exterior of the building without in every such case first obtaining in writing the specific consent of the Board of Directors.

2. It shall be the responsibility of the Association to maintain, repair and replace:

(a) All portions of the unit which contribute to the support of the building, including main bearing wall, but excluding improvements to or decorating of the interior surfaces of walls, ceilings and floors within the unit.

(b) All portions of the unit which constitute a part of the exterior of the building, except the repair or replacement of windows or other glass surfaces which shall be the responsibility