

family member, invitee, or lessee's family member or invitee parked or stored the same or at the expense of the residence owner on whose behalf the same is parked or stored or who caused or permitted such parking or storage. The cost of removal and further storage shall be assessed against the residence owner liable for such costs hereunder. The Directors of the Association may promulgate additional rules and regulations governing parking that may be just and reasonable.

3. Should the Directors of the Association determine or the Zoning Administrator of Greenville, S. C. or a similar governmental authority require that additional parking facilities are needed and/or present parking facilities must be relocated, then and in either event, the Directors of the Association hereby reserve a continuing easement over the common area in order that they may design, construct and provide additional and/or relocated parking facilities. The recorded plat of McDaniel Heights Condominium indicates an area designated "Reserved for Additional Parking", which the Directors may use and/or they may relocate and add parking in other common areas, provided, however, in all events said parking facilities shall not interfere with the use of all buildings and any other improvements located on the property.

C. Garage Facilities. The recorded plat of McDaniel Heights Condominium indicates two buildings available for parking being designated thereon as "garage". Said garage buildings are declared to be limited common area facilities. The Directors of the Association may rent said spaces to unit owners on a "firstcome, first served" basis at a reasonable rental and term. The Directors may enact rules and regulations governing the use of said garage parking spaces. The cost and expense of said garage buildings shall be a common expense of the Regime.

VIII. ASSOCIATION. The Association is a South Carolina non-profit corporation which shall be the governing body for all co-owners for the purpose of the administration of the property. However and notwithstanding anything to the contrary contained herein:

A. The Declarant shall have and exercise all rights, powers, remedies, duties, and privileges of the Association, Board of Directors, and Manager all of which may either be delegated by the Declarant to a Manager designated by the Declarant which may be a person controlling controlled by, or under some common control with the Declarant until control of the Association becomes vested in the purchaser of the units.