

interest in and to the General Common Elements as provided for herein and as shown on Exhibit "C."

Section 6. Quorum for any Action authorized under Sections 3 & 4.

At the first meeting called, as provided for in Sections 3 and 4 of this Article XIV, the presence at the meeting of Owners or of proxies entitled to cast sixty-six percent (66%) of all the votes of the Association shall constitute a quorum. If the required quorum is not forthcoming at the first meeting called, not more than two subsequent meetings may be called, subject to the notice requirement set forth in said Sections 3 and 4, and the required quorum at any such subsequent meeting shall be persons (and/or proxies) controlling fifty percent (50%) of the total eligible votes. No such subsequent meeting shall be held more than 30 days following the preceding meeting.

Section 7. Date of Commencement of Annual Assessments. The

Annual Assessments provided for in this Article XIV shall be established on a calendar year basis and shall commence as to each Office conveyed by the Developers to another Owner on the date of each such conveyance. The first Annual Assessment for each Office thus conveyed shall be adjusted according to the number of days remaining in the calendar year. Except for that portion of each such adjusted Assessment as may be attributable to the number of days remaining in the month of conveyance which shall be paid to the Association at the time of such conveyance, each such adjusted Assessment shall be paid by the Owner to the Association in equal monthly installments commencing on the first day of the month following such conveyance. Thereafter, the Board of Directors shall fix the amount of the Annual Assessment against each Office and deliver written notice of same to each Office or send written notice of same to every Owner subject thereto at least 10 days in advance of each Annual Assessment period. Unless otherwise provided by the Board of Directors, one-twelfth (1/12) of the Annual Assessment for each Office shall become due and payable on the first day of each month during the Assessment period and shall be paid to the Association when due without further notice from the Association. Until such time as the Developers deliver

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