

7. No immoral, improper, offensive or unlawful use shall be made of the property, nor any part thereof; and all valid laws, zoning ordinances and regulations of all governmental bodies having jurisdiction thereof shall be observed by and at the expense of the owner or the Association, whichever shall have the obligation to maintain or repair such portion of the property.

8. Nothing shall be done in or to any unit in, to, or upon any of the common area and the facilities which will impair the structural integrity of any building, residence or portion of the common area and facilities or which would impair or alter the exterior of any building or portion thereof, except in the manner provided herein.

9. No person shall undertake, cause or allow any alteration or construction in or upon any portion of the common area and facilities except at the direction of and with the express written consent of the Association.

10. Nothing shall be kept and no activity shall be carried on in any residence or in the common area and facilities which will increase the rate of insurance, applicable to residential use, for the property or the contents thereof. No owner shall do or keep anything, nor cause or allow anything to be done or kept in his residence or the common area and facilities which will result in the cancellation of such insurance.

11. Unless otherwise restricted herein, there shall be no restriction upon the right of a residence owner to keep a pet that remains inside the home. However, a residence owner may keep only one cat or, provided that its weight is less than or equal to twenty pounds, one dog.

12. No more than two children age seventeen or under may reside in any one residence in the condominium.

13. No addition to, change or alteration in the exterior of any unit shall be commenced, erected or maintained upon the property until the plans and specifications have been submitted to and approved in writing by Seventy-Five (75%) percent of the Board of Directors or One hundred (100%) percent of any committee the Board may appoint for the purpose of granting such approval.

14. Only a passenger automobile in operating condition with a then current and effective license tag and inspection sticker may be parked upon or in parking areas and spaces, and the Manager may cause property stored or parked in violation hereof removed at the expense of the residence owner who parked or stored the same or whose lessee, 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 cost hereunder. No boats, trailers, trucks, motorcycles, mini-bikes, recreational vehicles or non-automobiles may be parked in common area without approval of Association. No mechanical or body work, maintenance or repair on any vehicle or boat shall be performed within Parkview.

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