

INITIAL RULES AND REGULATIONS

INDIAN VILLAGE

Attachment to Bylaws

OR1172PG 666

1. The Lots shall be used only for residential purposes. Use of the Lot shall be consistent, and in compliance with existing laws. Each Lot Owner shall comply with and abide by all rules and regulations hereafter adopted from time to time by the various boards and/or committees of the Association.

2. Lot Owners shall not use or permit the use of their premises in a manner to create excessive noise, excessive vibration, or other result which may be deemed to be obnoxious activity. No Lot Owner shall do or permit anything done by himself, his family, servants, employees, agents, guests, and licensees that will interfere with the rights, comforts or conveniences of the Lot Owners. No Lot Owner shall play upon or suffer to be played upon any musical instrument, or operate or suffer to be operated, a phonograph, television, radio or sound amplifier, in such manner as to disturb or annoy other occupants of the Property. All parties shall lower the volume of all of the foregoing or any similar device as of 11:00 p.m., of each day. No Lot Owner shall conduct or permit to be conducted, vocal or instrumental instruction at any time.

3. All guests and permitted lessees must follow all Lot Owner rules and regulations and it will be up to the Lot Owners to see that their guests and permitted lessees abide by the same.

4. The Common Area shall not be obstructed, littered, defaced, or misused in any manner. Porch furniture of any kind may not be left on the walkways overnight.

5. No structural changes or alterations shall be made in any Lot, or to any of the Common Area except as provided in the Declaration of Covenants, Conditions and Restrictions of Indian Village.

6. All of the restrictions, limitations, and obligations of members as provided in the Declaration of Covenants, Conditions and Restrictions of Indian Village are incorporated herein by reference and apply to all members of the Association.

7. Nothing shall be hung or displayed on the outside of the walls of the building, and no sign, awning, canopy, shutter, radio or television antenna shall be affixed to or placed upon the exterior walls or roof, or any other part of the Property thereof, except with the approval of the Board of Directors.

8. No sign, advertisement, notice or other lettering shall be exhibited, displayed, inscribed, painted or affixed, in, or upon any Lot, or the Property by any Lot Owner or occupant without written permission of the Association. The foregoing includes signs within a Lot which are visible from outside the Lot.

9. No garbage cans, supplies, milk bottles, or other articles shall be placed on the Common Area of the Property except as authorized by the Association, nor shall any linens, cloths, clothing, curtains, rugs, mops, or laundry of any kind or other articles, be shaken, exposed or hung from any of the windows, doors, porches, patios, or entry ways of any Lot. Refuse and bagged garbage shall be deposited only in the area provided therefor. Fire exits shall not be obstructed in any manner,

INDIAN VILLAGE

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

EXHIBIT C, BYLAWS, PAGE 9 OF 11

and the Common Area of the Property shall be kept free and clear of rubbish, debris, and other unsightly material. No clothesline or similar device shall be allowed on any portion of the Property, nor shall clothes be hung anywhere within the Property except within a Lot.

10. No Lot Owner shall allow anything whatsoever to fall from the windows, porches, patios, entry ways or doors, nor shall he sweep or throw any dirt or other substance from his Lot onto the Common Area of the Property.

11. No Lot Owner shall store or leave boats or trailers on the Common Area.

12. Complaints regarding maintenance shall be made in writing to the Board of Directors.

13. There shall not be kept in any Lot any inflammable, combustible, or explosive fluid, material, chemical or substance except for normal residential use.

14. In case of any emergency originating in or threatening any of the Lots, the Board of Directors of the Association or any other person authorized by it, shall have the right to enter such Lot for the purpose of remedying or abating the cause of such emergency, and such right of entry in the event of any such emergency, shall be immediate. To facilitate entry in the event of any such emergency, the Owner of each Lot, if required by the Association, shall deposit under control of the Association, a key to such Lot.

15. No Lot Owner shall make any adjustments, whatsoever, to any of the equipment, if any, located on the Common Area without first obtaining the permission of the Association. Nothing of any description can be erected on the Property without written consent of the Association except for temporary scaffolding or similar structures necessary during repairs.

16. No Lot Owner shall use or allow any Lots to be used for any type activity which would allow animals to be housed or cared for, temporarily or permanently, in a commercial operation.

17. Dogs and cats must be leashed or hand carried at all times when they are outside the owner's Lot, and shall be led or carried to the walk area. If said animal defecates within the Common Area, the owner shall clean up such deposits and place them in the rubbish disposal units. In no event shall the animal cause a nuisance or disturbance of any kind. This provision shall be strictly enforced.

18. No lessees or guests will be permitted to have pets on the Property.

19. The parking facilities shall be used in accordance with the regulations adopted by the Association. No Lot Owner shall be assigned more than four (4) parking spaces. No vehicle which cannot operate on its own power shall remain on the Property for more than twenty-four (24) hours, and no repair of vehicles shall be made on the Property. There will be no washing or hosing of automobiles in the parking area.

20. The sidewalk, rotunda areas, entrances, passages, vestibules, stairways, corridors, halls, and all of the Common Area of the Property must not be obstructed or encumbered or used for any purpose other than ingress and egress to and from the premises, nor shall any carriages, velocipedes, bicycles, wagons, shopping carts, benches, tables, or any other object of a similar type

and nature be stored therein. No Lot Owner shall use or allow others to use the byways, entry areas, or deck areas for storage. Subject to the approval of the Board of Directors of the Association, Lot Owners may place lawn furniture and other personal property in the areas governed by this Rule.

21. No cooking shall be permitted on any porch, patio or entry way nor on the Property, except on a designated area so assigned for such use by the Association.

22. Employees of the Association or management firm shall not be sent off the Property by any Lot Owner at any time for any purpose. No Lot Owner or resident shall direct, supervise, or in any manner attempt to assert any control over the employees of the Association or any management company.

23. Pool Rules.

a) No one under the age of twelve (12) is allowed in the pool without proper adult supervision (a parent, grandparent, or responsible babysitter).

b) Only foodstuffs in unbreakable containers will be allowed, and only provided all debris is removed and properly disposed of in receptacles.

c) All liquid drinks must be in unbreakable container and properly disposed of in receptacles.

d) Smokers must use ashtrays and empty them into receptacles when leaving pool area.

e) The pool shall be used only during the hours of 7:00 a.m. and 11:00 p.m.

24. Leasing Restrictions. Any lease or rental agreement must be in writing and be subject to the requirements of the Declaration of Covenants, Conditions and Restrictions of Indian Village, and the Association. No Lot may be leased or rented for less than six (6) months. There are no other restrictions relating to the term of any lease or rental agreement.