



TO THE NEW HOMEOWNER:

Sir/Madam,

The approval of your construction plans is to facilitate your application for a building permit to the Local Government concerned and shall not be construed as an approval or authorization or permit to disregard or violate any of the provision of the Loyola Grand Villas Homeowners Association, Inc.'s Deed of Restrictions and the Construction Rules and Regulations.

Whenever a violation is subsequently found, the LGVHAI, through the Construction Committee shall effect the necessary corrections in the plans or order the stoppage of building operations and/or forfeit your construction bond.

Please refer to Loyola Grand Villas Homeowners Association, Inc. Construction Rules and Regulations.

Chairman, Construction Committee

Conformed by:

Name & Signature of Homeowner

Date: _____

Contact No.: _____

E-mail Add: _____

No. _____

APPLICATION FOR NEW CONSTRUCTION PERMIT

(Single Detached Residential House)

Name of Applicant:

Surname Given Name Middle Name Nickname

LGV Address:

_____ sq.m. _____ sq.m.
 House No. Lot No. Blk. No. Street Phase Lot Area Floor Area

Tel/Cell No.: _____

Mobilization Date: _____

Application Date: _____

Completion Date: _____

1. Attach to application (for processing)

- 1.1. **Two (2) A3 size preliminary plans for initial evaluation** (use scale 1:100 meters)
 - 1.1.1. Site Development Plan
 - 1.1.2. Front, Rear, Left and Right Side Elevation
 - 1.1.3. Cross and Longitudinal Section
 - 1.1.4. Basement, Ground floor, Second Floor, Attic Floor Plan, Roof Plan, etc.
 - 1.1.5. Sanitary / Plumbing Plan, including Septic Tank, Cistern, Water Tank, Pumps and Sump Pit location.
- 1.2. **Fencing Plan Detail** – Front, Sides and Rear. ****
- 1.3. **Accomplished Tree Cutting Application** – notification letter from the owner or authorized representative; Site Development Plan with measurements showing the house, fence and other structures, including the surveyed measurements of the location of the existing tree(s) duly signed and sealed by a Geodetic Engineer; printed photo showing the entire tree(s) and showing the entire frontage of the lot; indicating measurements, tree size and specie(s) of the tree(s). ****
- 1.4. Six (6) Final sets of Building Plans (signed by owner/Architect/Structure Engineer)
- 1.5. One (1) One (1) Certified True Copy of Transfer Certificate of Title and ***if the applicant is not the registered owner, Original Letter of Authority.***
- 1.6. One (1) photocopy of Deed of Absolute Sale
- 1.7. One (1) copy of Bill of Materials & Specification
- 1.8. One (1) copy of Location Plan/Vicinity Map
- 1.9. One (1) copy of each LGVHAI Application Form
- 1.10. One (1) copy of Lot Topography (***signed by Geodetic Engineer***)
- 1.11. One (1) copy of Work Bar Chart

******Note: Preliminary plans should be submitted together with the Fencing Plan and Tree Cutting Application.**

2. Applicant to pay the following:

<u>LGVHAI FEES</u>	<u>AMOUNT</u>	<u>O.R. NO.</u>	<u>DATE PAID</u>
2.1. Associate Member's Fee (Lot Owner's Fee)	PHP _____		
2.2. Construction Bond deposit (Refundable)			
▪ Houses with floor area up to 200 sq. m.	250,000.00	_____	_____
▪ from 201 to 300 sq.m.	300,000.00	_____	_____
▪ from 301 to 400 sq.m.	350,000.00	_____	_____

▪	from 401 to 500 sq.m.	400,000.00	_____	_____
▪	from 501 to 600 sq.m.	450,000.00	_____	_____
▪	from 601 to 800 sq.m.	500,000.00	_____	_____
▪	with floor area of over 800 sq. m.	600,000.00	_____	_____
2.3.	Contractor's Bond (Refundable)			
▪	Houses with floor area up to 200 sq. m.	100,000.00	_____	_____
▪	from 201 to 300 sq.m.	150,000.00	_____	_____
▪	from 301 to 400 sq.m.	150,000.00	_____	_____
▪	from 401 to 500 sq.m.	200,000.00	_____	_____
▪	from 501 to 600 sq.m.	200,000.00	_____	_____
▪	from 601 to 800 sq.m.	300,000.00	_____	_____
▪	with floor area of over 800 sq. m.	300,000.00	_____	_____
2.4.	Other Fees			
▪	Plan Processing Fee	50,000.00	_____	_____
▪	Administrative Fee (for the 1 st 10 months and P2,000 every month thereafter)	20,000.00	_____	_____
▪	Membership/Community Dev't. Fee (one-time)	12,000.00	_____	_____
▪	Association Dues (for 12 months)	12,000.00	_____	_____
▪	MWCI Project (Phase 3 & 4)	15,000.00	_____	_____
▪	Replacement of Asbestos Pipes (Phase 1 & 2)	15,000.00	_____	_____
▪	Mangyan Road Resurfacing	3,000.00	_____	_____
▪	Special Assessment: 15K in 2010	15,000.00	_____	_____
▪	Construction Permit Plate	2,000.00	_____	_____
▪	Lot Clearance Fee at P2,000.00 per sq.m.	2,000.00	_____	_____
	****(for lots below 1000sq.m. for Phase 1 & 600sq.m. for Phase II, III, & IV)			
2.5.	Delivery Road Tolls (non-refundable) – Full Payment			
▪	Houses with floor area up to 200 sq. m.	60,000.00	_____	_____
▪	from 201 to 300 sq.m.	70,000.00	_____	_____
▪	from 301 to 400 sq.m.	90,000.00	_____	_____
▪	from 401 to 500 sq.m.	100,000.00	_____	_____
▪	from 501 to 600 sq.m.	150,000.00	_____	_____
▪	from 601 to 800 sq.m.	200,000.00	_____	_____
▪	with floor area of over 800 sq. m.	250,000.00	_____	_____
2.6.	Usage of ten wheeler trucks for deliveries			
▪	from 201 to 300 sq.m.	First entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
▪	from 301 to 400 sq.m.	First entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
▪	from 401 to 500 sq.m.	First and second entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
▪	from 501 to 600 sq.m.	First and second entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
▪	from 601 to 800 sq.m.	First, second and third entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
▪	with floor area of over 800 sq. m.	First, second and third entry of 10-w truck is free, succeeding entries will be at PHP 15,000.00 per entry.	_____	_____
2.7.	Lifeline and Fire truck		_____	_____
▪	Lifeline Fee for Contractor		_____	_____
▪	Fire Truck Fee for Contractor		_____	_____
▪	Lifeline Fee for Owner		_____	_____
▪	Fire Truck Fee for Owner		_____	_____
2.8.	Mangyan road toll fee payable at La Vista (Toll fee rate – verify at La Vista Office at 929-9296)			

3. Applicant to secure copy of **Deed of Restrictions** and **LGVHAI Rules and Regulations**.

NOTICE

Please be advised that in a referendum conducted from 07 May to 30 June 2005, more than 2/3 of the LGVHAI regular members voted to approve/extend the Deed of Restrictions covering the Loyola Grand Villas effective for another 30 years commencing 01 November 2005.

The Deed of Restrictions, as implemented by LGVHAI Rules and Regulations, essentially provide the following:

1. The **lot owner** shall join and shall **maintain his membership in good standing** with the association (LGVHAI).
2. Lots in Phase I cannot be subdivided below 1,000 sq. m. and lots in Phase 2, 3 & 4 cannot be subdivided below 600 sq. m.
3. Easements (Setbacks) Fronting street – **5 meters (Zone I, II & III)** Sides & rear – **2 meters (for Zone II & Zone III); 3.00 meters (for Zone I)**; from property line to building left, right, rear. **Two (2) meters high wall fence**; and Setback requirements for **Zone I with Lot Area of 300 SQ.M.** and **BELOW ONLY** see Construction Rules and Regulations for the detail.
4. The **lot** shall be **used strictly for residential purposes**. **Only (1) one single detached residential house** with one (1) MERALCO electric meter and one (1) MWCI water meter can be built and installed on the lot.
5. **All construction materials** must be placed inside the **construction site** area. If placed in adjacent **vacant lot/s written consent** of lot/s owner and approval of LGVHAI is required. The **surroundings streets** and **sidewalks** must **always** be **kept clean**.
6. Deliveries using **Ten (10) wheeler trucks** must have a **permit** from LGVHAI Office at least two (2) – three (3) days **prior to entry**. (See **LGVHAI CRR**)

I agree to submit the aforesaid requirements and to be bound by the Deed of Restrictions and LGVHAI Rules and Regulations:

Conformed by:

Applicant/Lot Owner

Approved:

Chairman, Construction Committee

Endorsed by:

Village Architect

President/Vice President/Authorized Representative



Date: _____

CERTIFICATION

This is to certify that a Vacant Lot at Loyola Grand Villas, Lot No. _____ Blk. _____ PCS/PSC _____ with an area of _____ square meters appears to be registered in the name of Mr./Ms./Sps.: _____ as per photo copy of TCT No. _____ on file with us. The property is located at _____ Street, Phase ____, LGV.

This Certification is subject to all the Deeds of Restrictions appearing in the Transfer Certificate/s of Title, the Deed/s of Sale and the Rules and Regulations of the Loyola Grand Villas Homeowners' Association, Inc. (LGVHAI) particularly the subdivision of lots requiring the prior approval of LGVHAI.

It is further subject to full payment of LGVHAI monthly dues, fees and assessments as well as local and national government taxes, levies and fees.

This Certification is issued upon request of the registered lot owner/s for whatever legal purpose it may serve.

Please make further verification with the Registry of Deeds concerned.

Village Architect/Engineer

Chairman, Construction Committee

Certification requested by:

Lot owner – Signature Over Name in Print

Date: _____

Address: _____

Tel. No.: _____



Date: _____

AUTHORIZATION FOR CONSTRUCTION/RENOVATION/FENCING

This is to authorize _____, whose signature
(Authorized Representative)

appears below to **REPRESENT ME** or to **SIGN FOR AND ON MY BEHALF**, all requests for LGVHAI IDs and other related matters pertaining to the construction/renovation/fencing of my residential house or property in _____, Loyola Grand Villas. This authority is valid from _____ up to _____ only.

(Signature over Printed Name)
Homeowner/Lot Owner
Address: _____
Tel. No.: _____

(Signature over Printed Name)
Authorized Representative/s
Designation: _____
Address: _____
Tel. No.: _____
Identification: _____

Recommended by:

Approved by:

Village Engineer/Architect

Chairman, Construction Committee

Noted by:

President/Administrator

Authorization No.: _____



APPLICATION AND PERMIT TO PASS BALARA GATE

Date: _____

To: MWSS & LGVHAI

This is to request MWSS & LGVHAI for permission to bring in equipment's and construction materials through Balara Filtration Gate. I agree to be bound by the traffic and free requirements of MWSS and LGVHAI.

Name of Applicant: _____ Tel. No.: _____

Address: _____ sq.m.
Assigned House No. Lot No. Blk. No. Street Phase Lot Area

LOYOLA GRAND VILLAS HOMEOWNERS' ASSOCIATION, INC.
Endorsement

THE MANAGER

Property Department
MWSS

This is to certify that Mr./Ms./Sps. _____ is a lot owner and a member in good standing of LGVHAI. Please grant him permission as requested. This permit shall be valid from: _____ to _____.

Chairman/Village Engineer, Construction Committee

CC: **MWSS Office**
Balara Filter Security
LGVHAI Administration Office



APPLICATION FOR WATER CONNECTION EXCAVATION PERMIT

Name: _____ **Tel.** _____

Street. _____ **Lot No.:** _____ **Blk.:** _____ **Phase:** _____

- A. Required attachment to application
One (1) copy of MWCI Water Connection application.

- B. The applicant is advised that the LGVHAI water system is operated by MWSS, which may grant permit to tap in-to it. MWSS and LGVHAI coordinate to ensure vehicular and personal safety and restoration of excavation with at least eight (8) inches of concrete, failure to do so is a violation of the construction rules and regulations subject to fine and penalties.

CERTIFICATION

I certify having read and understood the preceding advisory. I will carry out my responsibilities as a good neighbor in the community.

Applicant signature over printed name
Date: _____

To : **MWSS**

Please allow tapping in accordance with MWCI procedures.

Chairman, Construction Committee



Dear _____,

We are pleased to furnish you with the basic documents that govern the conduct of the affairs of our subdivision and our community:

A. BY – LAWS

The present By-laws were adopted and approved by all members and officers of LGVHAI on 15 January 1989. There has never been any amendment to date. Changes or amendments in the By-laws may be introduced subject to the approval of a majority of the members in good standing and a majority of the Board of Governors.

B. RULES AND REGULATIONS

This is a compilation of the Rules and Regulations promulgated by the Board of Governors of the Association from its inception to date. Where necessary, provisions of the original Deed of Restrictions have been included for emphasis, although it is understood that the Rules and Regulations are to be implemented in conjunction with such restrictions. The various committees through the Board of Governors may introduce from time to time, changes that they may deem necessary and desirable. You will be advised of these changes accordingly.

We would like to inform you that upon the recommendation of the Building and Construction Committee, the required fees, assessments and deposits attendant to new constructions and renovations have been revised. Sanctions and penalties for violations of the Association’s Rules and Regulations have also been established.

We thank you for your continued support in our efforts to maintain a cleaner and safer community. We hope you are one with us in desiring to have a community that we can be proud.

Sincerely yours,

CHAIRMAN, CONSTRUCTION COMMITTEE
Date: _____

Conformed by:

Name & Signature of Homeowner
Date: _____



CONSTRUCTION UNDERTAKING

I, _____(owner) with address _____ submit this Cash Bond of Php _____ in favor of Loyola Grand Villas Homeowners' Association, Inc. to fully and faithfully abide by the plans and specifications submitted and to approve by the LGVHAI, I undertake that I will faithfully comply with the LGVHAI's Deed of Restrictions, Rules and Regulations covering my property at the Loyola Grand Villas. It is understood that in the event of violations past and present, the LGVHAI may forfeit this bond. On the other hand, if upon completion of construction and final inspection, there appears no violation on my part then this bond shall be returned without interest.

If the LGVHAI discovers any violation of its Deed of Restrictions or any of its Rules and Regulations, I undertake to effect the necessary correction within fifteen (15) days from first notice. If I fail to so correct, I hereby authorize LGVHAI to restrain/stop me from further construction, prevent the deliveries and entry of construction workers into my property and/or demolish any non-complaint structures, at my expense.

I, _____ (contractor/Project-In-Charge) with address _____ after having fully read and understood the LGVHAI Construction Deed of Restrictions, Rules and Regulations declare:

I am obliged to abide by said Deed of Restrictions, Rules and Regulations while undertaking the said construction/renovation/repair work.

I undertake to inform the LGVHAI of any changes in the plans presented to and approved by it as soon as I learn the same.

I commit myself to fully inform and apprise the owner of any violation immediately upon discovery.

Contractor/Project-In-Charge
(Signature over Printed Name)

Homeowner
(Signature over Printed Name)

Signed in the presence of

LGVHAI Representative

Owner's Representative



No. _____

APPLICATION FOR MEMBERSHIP

I hereby apply for resident-member status in Loyola Grand Villas Homeowners' Association, Inc. (LGVHAI) and promise to abide by the Deed of Restrictions and the Rules and Regulations of the Association.

In fulfillment of my financial obligations, I enclose payment for:

(Please check)

		<u>O.R. No.</u>	<u>Date</u>
<input type="checkbox"/> Membership / Community Development (one-time)	Php12,000.00	_____	_____
<input type="checkbox"/> Association Dues:			
	For Residents of		
	SINGLE DETACHED UNITS	<u>O.R. No.</u>	<u>Date</u>
<input type="checkbox"/> Annually	Php12,000.00	_____	_____
<input type="checkbox"/> Semi-Annually	6,000.00	_____	_____
<input type="checkbox"/> Quarterly	3,000.00	_____	_____
<input type="checkbox"/> Mangyan Road Resurfacing (one-time)		_____	_____
<input type="checkbox"/> Phase 1 & 2 Water Pipes Restoration (one-time)		_____	_____
<input type="checkbox"/> Phase 3 & 4 MWCI Assessment		_____	_____
<input type="checkbox"/> Special Assessment: 15k in 2010		_____	_____
<input type="checkbox"/> Lifeline Membership Fee	750.00	_____	_____
<input type="checkbox"/> Fire Truck Maintenance Fee	750.00	_____	_____

Name of Applicant: _____
Signature over printed name (Spouses)

Cell/Tel No./s: _____
Email: _____

LGV Address: _____

Recommends:

Comments:

Village Manager/Office Manager/Date

Approves:

Remarks/Conditions:

Membership Committee

President/Vice President

RESIDENT'S INFORMATION DATA SHEET

I. HEAD OF FAMILY

<i>Surname</i>	<i>Given name</i>	<i>Middle</i>	<i>Nickname</i>	<i>Nationality</i>
----------------	-------------------	---------------	-----------------	--------------------

Birthday: _____ Age: _____ Wedding Anniversary: _____
Month Day Year Month Day Year

Current LGV Residential Address: _____
House No. Street Phase

Tel/CellNo/s.: _____; _____ Email Address: _____

Prior Residential Address: _____
Business/Profession/Employment: _____ Since: _____
(Please underline)

Position: _____ Nature of Business: _____

Business Address: _____ BusinessTel./Cell No/s.: _____
 Email Address: _____

~~~~~ (Inclusive Dates)

**Prior Business/Profession/Employment:** \_\_\_\_\_  
 Business Address: \_\_\_\_\_  
 Tel/Cell No/s.: \_\_\_\_\_  
 Email Address: \_\_\_\_\_

## II. SPOUSE

|                    |                   |               |                 |                    |
|--------------------|-------------------|---------------|-----------------|--------------------|
| <i>Maiden Name</i> | <i>Given name</i> | <i>Middle</i> | <i>Nickname</i> | <i>Nationality</i> |
|--------------------|-------------------|---------------|-----------------|--------------------|

Birthday: \_\_\_\_\_ Age: \_\_\_\_\_ Tel/Cell No/s.: \_\_\_\_\_; \_\_\_\_\_  
Month Day Year

Business/Profession/Employment: \_\_\_\_\_ Since: \_\_\_\_\_  
(Please underline)

Position: \_\_\_\_\_ Nature of Business: \_\_\_\_\_

Business Address: \_\_\_\_\_ BusinessTel./Cell No/s.: \_\_\_\_\_  
 Email Address: \_\_\_\_\_

~~~~~ (Inclusive Dates)

Prior Business/Profession/Employment: _____
 Business Address: _____
 Tel/Cell No/s.: _____
 Email Address: _____

| III. Name of Children | Nick Name/s | Age | Civil Status | School/Office |
|-----------------------|-------------|-------|--------------|---------------|
| _____ | _____ | _____ | _____ | _____ |
| _____ | _____ | _____ | _____ | _____ |
| _____ | _____ | _____ | _____ | _____ |
| _____ | _____ | _____ | _____ | _____ |
| _____ | _____ | _____ | _____ | _____ |

Why did you choose to build/reside in Loyola Grand Villas? _____

The residential unit was

- Bought from _____ When did you move into the village? _____
Month Day Year
- Constructed: _____
- Leased: _____ Lessor: _____ Monthly lease cost: _____
- Others (please specify): _____



MULTI-DWELLING UNDERTAKING

I/We, _____ (owner) with _____ address _____ at _____ hereby affirm that I/We will abide by the plans and specifications submitted to and approved by the LGVHAI. I/We undertake to faithfully comply with the LGV Deed of Restrictions and LGVHAI's Rules and Regulations including its prohibition against Multi-dwelling.

My/Our LGV residence will not be used as a commercial dwelling. It will only be used by the immediate members of my family. It will only have one registered KWH/electric meter and one water meter. No sub-meters will be installed. It will also have one main entrance door and gate.

If the LGVHAI discovers any violation of approved plans, I/We hereby authorize LGVHAI to stop and disapprove the construction until further revisions are made to abide with the LGVHAI Rules and Regulations.

I/We undertake to inform the LGVHAI of any change in the plans presented to and approved by it as soon as I/We learn the same

I/We, _____
(owner)

(contractor)

with address at _____
(owner)

(contractor)

after having fully read and understood the LGV Deed of Restrictions and the LGVHAI Rules and Regulations declare:

That we further agree and obligate ourselves to abide by the said LGV Deed of Restrictions and LGVHAI Rules and Regulations during and after the said construction/renovation/repair work period and while continue to reside at _____;

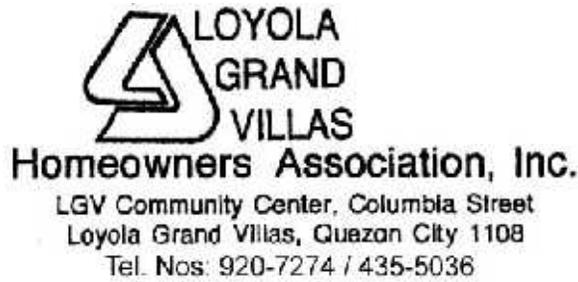
Contractor/Project-in-Charge
(Signature over printed name)
Date: _____

Homeowner
(Signature over printed name)
Date: _____

Signed in the presence of

LGVHAI Representative

Owner's Representative



No. _____

Date

RE: Deed or Restriction for Loyola Grand Villas Subdivision

Gentlemen/Mesdames:

Please be advised that the undersigned has agreed to be covered by the Deed of Restrictions adopted for the Loyola Grand Villas Subdivision, the text which follows:

DEED OF RESTRICTIONS

I. MEMBERSHIP IN THE SUBDIVISION HOMEOWNERS ASSOCIATION

The owner of a lot in the LOYOLA GRAND VILLAS SUBDIVISION or his successor in interest is required to be an associate or regular member of the Loyola Grand Villas Homeowners' Association, Inc. (LGVHAI), the "**Association**".

The Association will prescribe the rules and regulations regarding the occupancy and use of the lots and the maintenance of a residence in the Loyola Grand Villas Subdivision, provided the same are not inconsistent with these restrictions; regulate the type of architectures, construction and building plans in the subdivision in conformity with restrictions of the National Urban Planning Commission and its agencies and in accordance with City Zoning Regulations; make provisions for public utilities, fire protection, maintenance and repair of streets, open spaces and facilities of the subdivision; private security police protection, etc., as may be desirable for the convenience of the owners and lessees in the subdivision; provided for and collect assessments for the common welfare which will constitute a lien on the member's property junior only to liens of the government for taxes and to voluntary mortgages for sufficient consideration and entered into good faith.

II. USE OF LOTS

- a. Lots shall be used for residential purposes only and shall not be used for commercial purposes nor for any immoral or illegal trade or activity.
- b. Lot shall not be subdivided and shall not in anyway be used as an access or roadway to any adjacent lands outside the subdivision.
- c. Residential lots are subject to an easement of two (2) meters from the eaves line of the lot and immediately to the rear and side thereof, not fronting a street for the purpose of drainage, sewage, water and other public utility facilities, as may be necessary and desirable; and the owner or occupant shall permit free access thereto by the authorized representatives of the Association and/or public utility entities for the purpose of which the easement is created.

III. BUILDING AND ARCHITECTURE

- a. Should the owner intend to construct his residential house on his lot, the total construction cost shall be at least FOUR MILLION PESOS (P4, 000,000.00). The complete plans and specifications thereof shall be approved by the Association before starting the construction. No residential house shall exceed nine meters in height measured from the ground to the roof top and in no case shall it be higher than the Ateneo Campus Plateau.
- b. In all cases above, the complete plans and specifications thereof together with the conditions duly required in writing shall be duly approved by the Association, prior to the start of commencement of any construction. The completed housing or building plans must be submitted at least thirty (30) days prior to the start of construction.
- c. The City Building Permit must be acquired for the above building or residential house after the plans have been approved beforehand by the Association. No construction of fencing shall be started, nor materials stockpiled prior to above written approval of the Association.
- d. No temporary building, shack, barn or other similar structures shall be erected. All buildings must be strong materials and properly painted or finished and of a type of architectural design that is in harmony with the surrounding landscape and homes of the vicinity. No lot shall be used for dumping of garbage, debris, construction materials for stockpile purposes.
- e. The aesthetic and harmonious appearance of the house structure shall be greatly considered.

IV. SEWERAGE DISPOSAL

- a. Sewerage disposal must be by means of adequate septic tanks to be built by the lot owner which must always be kept in a sanitary condition.

V. WALLS AND FENCES

- a. The fence or wall shall not be more than 2meters in height. Fences fronting the street shall be made of iron grills, fully or at least on the upper half.

VI. VEHICULAR ENTRANCES

- a. No vehicular entrances or exits shall be allowed along circular curves at the street intersections.

VII. TERMS OF RESTRICTIONS

- a. The foregoing restrictions shall remain in force for thirty (30) years effective on 30 October 2005 unless sooner amended by two thirds vote of the regular members in good standing of the Associations.

VIII. ENFORCEMENT OF RESTRICTIONS

- a. Should the lot owner or builder violate any provision of the deed of restrictions, the Association may, without the necessity of court order, remove and/or demolish or cause the removal or demolition of any structure built or constructed in violation of the specified easements or any other restrictions specified in the Deed of Restrictions at the expense of the lot owner or builder and the latter agree that the Association shall not thereby incur any civil or criminal liability whatsoever. Furthermore, the costs of removal and/or demolition shall be for the account of the lot owner or builder and the latter shall pay in full the said costs upon written demand of the Association.

CONFORME:

Signature of Homebuilder over Printed Name

LGV Address