

### SECTION III

#### EASEMENTS, RIGHTS AND PRIVILEGES THE BENEFIT OF WHICH IS HELD WITH EACH RESIDENTIAL UNIT OF A HIGH RISE BUILDING

1. The Owner of a Residential Unit of a High Rise Building shall have the benefit of the following easements, rights and privileges Subject to the Principal Deed the City Rules and Village Rules and subject to the rights of the Manager as hereinafter provided and to the payment by the Owner of his due proportion of the Manager's Remuneration and Management Expenses :-

(a) The full right and liberty for the Owner for the time being his tenants, servants, agents and licensees (in common with all persons having the like right) to go pass or repass over and along and to use such of the High Rise Building Common Areas and High Rise Building Common Facilities and other Village Common Areas and Village Common Facilities as shall form part of the High Rise Building of which the Residential Unit to which he is entitled to the exclusive use occupation and enjoyment (hereinafter for simplicity referred to as "owned") forms part for all purposes connected with the proper use and enjoyment of such Residential Unit Subject as aforesaid.

(b) The Owner of a Residential Unit of a High Rise Building shall have the benefit of the following easements, rights and privileges :-

(i) Full right and liberty for the Owner for the time being his tenants, servants, agents and licensees (in common with all persons having the like right) (but subject always as hereinbefore

provided) to go, pass and repass over and along the Passageways for all purposes connected with the proper use and enjoyment of such Residential Unit, Subject as aforesaid.

- (ii) The right to subjacent and lateral support from other parts of the High Rise Building in which the Residential Unit owned by the Owner is situated and the right to subjacent and lateral support from the Buildings or the foundations thereof and all other parts of the Village and all parts of the City Subject as aforesaid.
- (iii) Full right and liberty (but Subject always to the rights of the Manager and the Registered Owner hereunder or under the Principal Deed) for the Owner for the time being his tenants, servants, agents and licensees (in common with all other persons having the like right) to go, pass and repass over and along the City Common Areas for all purposes connected with the proper use and enjoyment of such Residential Unit, Subject as aforesaid.
- (iv) The free and uninterrupted passage and running of water, sewage, gas, electricity, telephone and any other services from and to the Residential Unit owned by the Owner through the sewers, drains, watercourses, cables, pipes and wires which now are or may at any time hereafter be in under or passing through the City or the Village or any building for the proper use and enjoyment of the Residential Unit owned by the Owner but Subject always to the rights of the Manager and

the Registered Owner hereunder or under the  
Principal Deed.

2. The Owners shall have no right to enter upon any part of the Lot, the City, the Village or the Buildings save as expressly herein provided it being understood that all work necessary for the maintenance and repair of the City and the Village and the Buildings shall be carried out by the Manager who shall have the right to enter in or upon any part of the City and/or the Village or the Buildings for that purpose as herein provided.

this Sub-Deed and thereon coloured orange and the buildings now or hereafter constructed thereon to be known as PARKVALE VILLAGE.

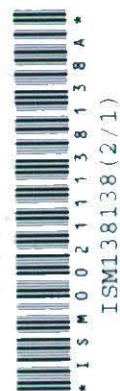
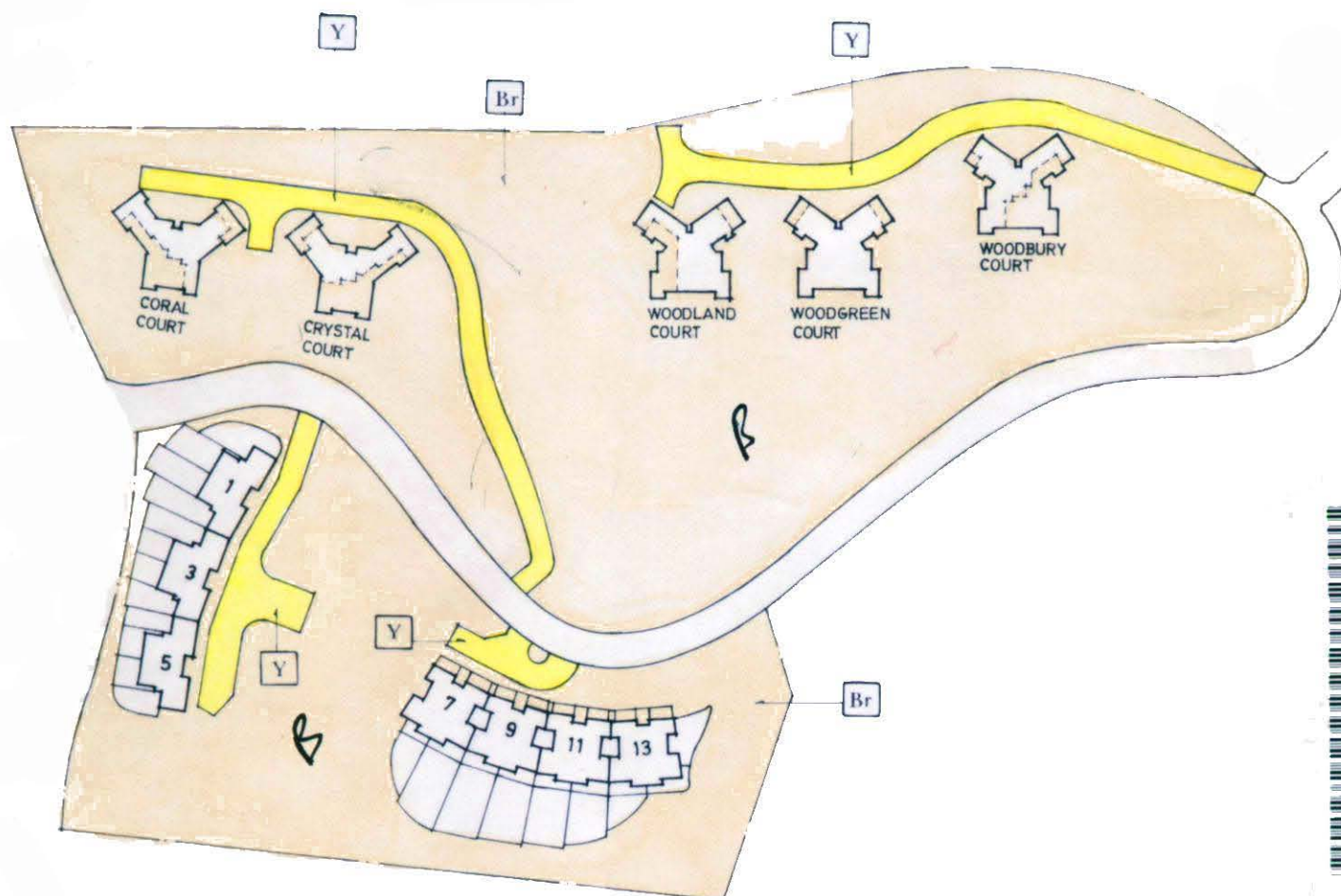
"The Village Retained Areas" All those portions of the Village as are shown and coloured brown on the Village Plan annexed hereto and the storerooms in each Low Rise Building and the covered landscaped areas on the ground floor of the High Rise Building.

"Passageways" All those portions of the Village as are shown on the Village Plan annexed hereto and thereon coloured yellow.

"Low Rise Building" A building erected or to be erected in the Village in accordance with the Master Plans with two or more residential units intended for domestic use by two or more owners.

"High Rise Building" A high rise building erected or to be erected in the Village in accordance with the Master Plans with multiple domestic units therein and car parks on the ground floor (if any) or any other buildings to be hereafter erected thereon.

"Buildings" Those High Rise Buildings and Low Rise Buildings erected or to be erected in the Village in



Is 138138

Br = BROWN

Y = YELLOW

FOR IDENTIFICATION PURPOSES ONLY

PARKVALE VILLAGE PLAN FOR  
SUB-DEED OF MUTUAL COVENANT re PARKVALE VILLAGE  
DISCOVERY BAY, R.P. OF LOT 385 IN D.D. 352 & EXTENSION(S)

BOSCO H. N. HO Authorised Person  
for and on behalf of HO & PARTNERS Architects  
Engineers & Development Consultants Limited

SEP 1999