

OWNERS COMPLIANCE AGREEMENT
HARBOUR SHORES HOMEOWNERS ASSOCIATION INC.
P.O. BOX 3942
Jackson, Georgia 30233

In accordance with Article II, Section 1, of the Declaration of Protective Covenants for Harbour Shores at High Falls Subdivision; entitled "ARCHITECTURAL CONTROL COMMITTEE", this agreement has been designed to assist in carrying out the Purpose, Powers, and Duties of the Architectural Control Committee (ACC) as stated.

We, as the Owner(s) of Lot ___ Phase ___, _____ Drive, Jackson, Ga., 30233, hereby enter into this Compliance Agreement after having read and with the full understanding of the Harbour Shores Protective Covenants and the current March 1998 Harbour Shores Design Standards.

I understand that as the Owner, I am responsible for the actions of my Builder and all sub-contractors as actions relate to the Compliance Agreement. I take full responsibility for complying with the Design Standards during each phase of the construction process.

I also understand and agree to be governed by the aforementioned Design Standards, and I acknowledge the provisions of Section I, Paragraph F, "Correction of Noncompliance" as stated below:

F. Correction of Noncompliance: upon Five (5) days after a letter of notification has been mailed by the ACC stating any noncompliance with the requirements of these standards, the owner shall at that time immediately discontinue working, building, installing, or erecting any phase or portion of the Dwelling, landscaping or other improvement unless written approval to continue has been given by the ACC. The Board or the ACC shall be entitled in all cases to enjoin further construction and to require, at the full cost and expense of the violating Owner, the removal or correction of any work, or improvement in place which does not comply with the approved plans and specifications. In addition to and not in limitation of the foregoing, the Board or the ACC shall have all the powers and remedies set forth in the Protective Covenants to enforce compliance.

Beginning on the fifth (5th) day after written notice has been mailed to the Owner, ACC approval will be suspended and a fine imposed until Compliance has been met. The fine to be not less than fifty dollars (\$50.00) or more than two hundred dollars (\$200.00) PER DAY. The amount of the fine will be recommended by the ACC and approved by the Board based on the severity of the violation, the frequency of violation, and the Owner's attempt to remedy the identified violation. Fine to continue until such time as full Compliance of the Design Standard is attained. Continued noncompliance will result in the ACC approval being revoked and any and all legal remedies will be taken.

I further understand an executed copy of this Compliance Agreement is part of the ACC approval process. Failure to execute this Agreement will prevent my application from being processed and approved.

Owner(s) _____ Date _____
Current Address _____

BUILDERS COMPLIANCE AGREEMENT
HARBOUR SHORES HOMEOWNERS ASSOCIATION INC.
P.O. BOX 3942
Jackson, Georgia 30233

I/we _____ as the Builder/Contractor for the Construction of a House on Lot _____ Block _____ Phase _____ located on _____ Drive, in Harbour Shores Subdivision acknowledge that I/we have read and understand the contents of the "Design Standards of Harbour Shores Subdivision" dated March 1998. I/we will comply with the referenced "Design Standards" in construction of this house. I/we also acknowledge that I/we will comply fully with the requirements of Section III, Paragraphs A through H of referenced "Design Standards" during the Construction Process.

Name of Builder/Contractor _____ Address _____

Signature of Person Authorized to sign _____ Date _____

Note: It is the responsibility of the Lot Owner to brief the Builder/Contractor on the requirements of the " Design Standards" prior to submission of the "Application for Building Approval"