

- (1) The land on which the building stands;
 - (2) The foundations, main walls, roofs, halls, lobbies, stairways, and entrance and exit or communication ways;
 - (3) The basements, flat roofs, yards and gardens, except as otherwise provided or stipulated;
 - (4) The premises for the lodging of janitors or persons in charge of the property, except as otherwise provided or stipulated;
 - (5) The compartments or installations of central services such as power, light, gas, cold and hot water, refrigeration, reservoirs, water tanks and pumps, and the like;
 - (6) The elevators, garbage incinerators and, in general, all devices or installations existing for common use; and
 - (7) All other elements of the property rationally of common use or necessary to its existence, upkeep and safety;
- (f) "Limited common elements" means and includes those common elements which are agreed upon by all the co-owners to be reserved for the use of a certain number of apartments to the exclusion of the other apartments, such as special corridors, stairways, elevators, sanitary services common to the apartments of a particular floor, and the like;
- (g) "Majority of co-owners" means fifty-one percent or more of the basic value of the property as a whole, in accordance with the percentages computed in accordance with the provisions of Section 57-499.
- (h) "Master Deed" means the deed establishing the horizontal property regime;
- (i) "Person" means an individual, firm, corporation, partnership, association, trust or other legal entity, or any combination thereof;
- (j) "Property" means and includes the land, the building, and buildings, all improvements and structures thereon, and all easements, rights and appurtenances belonging thereto;
- (k) "To record" means to record in accordance with the provisions of Section 60-51 through 60-69 and 60-101 through 60-161, or other applicable recording statutes.