

DOROTHY H. WILKEN, CLERK PB COUNTY, FL

W/C Tri-County (Pick-up)

AMENDMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS

OF

BRITTANY LAKES AT ABERDEEN

The undersigned, being the "DECLARANT" pursuant to the Declaration of Covenants and Restrictions of Brittany Lakes at Aberdeen (the "DECLARATION"), recorded in Official Records Book 8114, at Page 615, of the Public Records of Palm Beach County, Florida, and pursuant to the Assignment of Rights Under Recorded Documents and Assumption, recorded in Official Records Book 8935, Page 67, of the Public Records of Palm Beach County, Florida, hereby amends the DECLARATION as follows:

1. Paragraph 8.3 of the DECLARATION is amended to read as follows:

1.1 ASSESSMENTS for COMMON EXPENSES as to any LOT not containing a UNIT shall be 20% of the ASSESSMENTS for COMMON EXPENSES for a LOT containing a UNIT. For purposes of this Paragraph, the PROPERTY described in Exhibit "A" of the DECLARATION as originally recorded shall be one phase, and the PROPERTY added to the DECLARATION pursuant to the Amendment recorded in Official Records Book 10241, Page 1487, of the Public Records of Palm Beach County, Florida shall be one phase. If the ASSOCIATION determines that it will be more expensive, in general, for the ASSOCIATION to perform the landscaping, or exterior UNIT maintenance, on the LOTS or UNITS in one phase than the other phase, the ASSOCIATION may charge the UNITS in the more expensive phase a larger ASSESSMENT to reflect such greater cost. Except for the foregoing, the ASSESSMENTS for COMMON EXPENSES against each LOT shall be equal. The full ASSESSMENT for COMMON EXPENSES as to each LOT upon which a UNIT is constructed shall commence on the first day of the third full calendar month after a certificate of occupancy for the UNIT is issued, or upon the conveyance of the LOT by DECLARANT or by the builder of the UNIT on the LOT, or upon the first occupancy of the UNIT, whichever occurs first.

This Amendment is made by DECLARANT pursuant to the authority granted the DECLARANT to amend the DECLARATION contained in Paragraph 11.1 of the DECLARATION.

IN WITNESS WHEREOF, DECLARANT has executed this DECLARATION this 10th day of April, 19 98.

WITNESSES:

Print Name: JoAnn McFadden

BARBARA SANFORD

Print Name: John Jay

STATE OF FLORIDA)

COUNTY OF ROWAN)

TRANSEASTERN ABERDEEN PROPERTIES,
INC., a Florida corporation

Bv:

RONALD L. YUTER VICE-PRESIDENT

(Type/Print Name and Title)

8081 Aberdeen Drive
BOYNTON BEACH, FL 33437

The foregoing instrument was acknowledged before me this 10 day of April, 1998, by Reneo L. Lora, as Vice President of TRANSEASTERN ABERDEEN PROPERTIES, INC., a Florida corporation, a Florida corporation, on behalf of the corporation. He/she is personally known to me or has produced _____ as identification.

