

**CERTIFICATE OF AMENDMENT TO**  
**SUBDIVISION RESTRICTIONS**

We, the President and Secretary of Chemonie Trace Property Owner's Association do hereby certify that this Certificate of Amendment to Subdivision Restrictions, which restrictions were made by AUSTIN, TANNER, GARRETT CORPORATION, a Florida Corporation, CHERYL ROBINSON and G. THOM ROBINSON, her husband, GUYTE P. McCORD, III and BEVERLY B. McCORD, his wife, and THE CHEMONIE ESTATE TRUST, INC., a Florida corporation and recorded in Official Records Book 1543, Page 518, public records of Leon County, Florida, was duly adopted in accordance with Article V of said Subdivision Restrictions as evidenced by the attached copies of Minutes of Chemonie Trace Home Owner's Association dated September 22, 1992 and October 6, 1992, respectively.

Dated this 4<sup>th</sup> day of June, 1993

Witnesses:

W. J. Mck  
William N. MCKAS  
 (Print Name)

SANDRA H. SMITH  
 (Print Name)

W. J. Mck  
William N. MCKAS  
 (Print Name)

SANDRA H. SMITH  
 (Print Name)

CHEMONIE TRACE PROPERTY OWNERS' ASSOCIATION, a Florida Not For Profit Corporation

By: G. D. R.  
GLEN DAVIDSON, its President  
 2024B North Pointe Boulevard  
 Tallahassee, Florida 32308

ATTEST:

By: C. A. H.  
CHESTER A. HENSON, its Secretary  
 2024B North Pointe Boulevard  
 Tallahassee, Florida 32308

[Corporate Seal]

STATE OF FLORIDA  
 COUNTY OF LEON

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of June, 1993, by GLEN DAVIDSON and CHESTER A. HENSON, as President and Secretary, respectively of CHEMONIE TRACE PROPERTY OWNERS' ASSOCIATION, INC., a Florida Not For Profit Corporation, on behalf of said corporation. They are personally known to me and who did not take an oath.

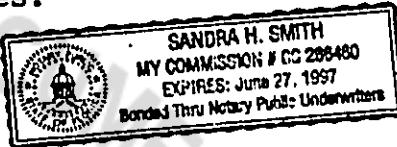
SANDRA H. SMITH  
 (Name of Notary Public)

NOTARY PUBLIC

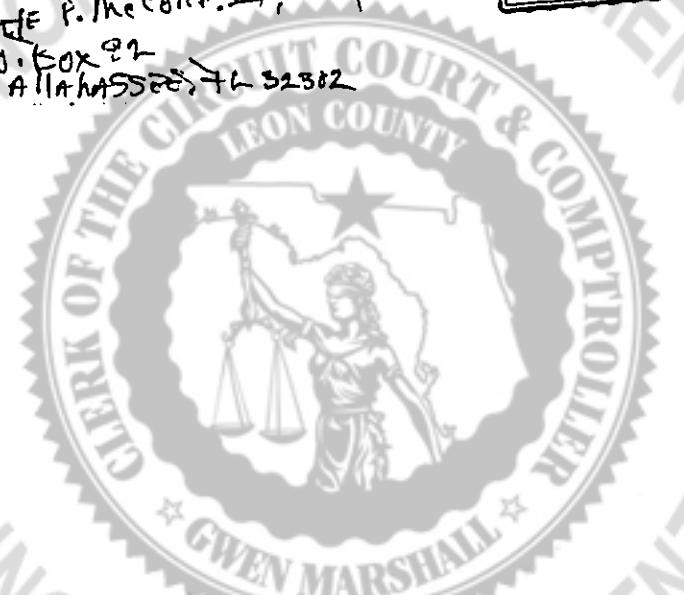
State of Florida, at Large

RECORDED IN THE PUBLIC  
 RECORDS OF LEON CO. FLA.  
 JUN 17 4 51 PM '93  
 CLERK CIRCUIT COURT  
 LEON COUNTY, FLORIDA  
 DAVID LANG

My Commission Expires:



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UNOFFICIAL DOCUMENT

OR 1647 PG 1897

## Minutes of Chemonie Trace Home Owner's Association of October 6, 1992

The Chemonie Trace Homeowners Association met on Tuesday, October 6, 1992 at the office of E. C. Driver & Associates, Inc. The meeting met the required two week prior notification to all property owners. In attendance were:

Glen Davidson  
William Nickas  
Brett O'Brien  
Ian Brown  
Larry Giunipero

Doug Will  
Katherine Will  
Chester Henson  
Jeanie Henson  
Ralph Stoetzel

Minutes of September 22, 1992 meeting were approved.

Chester A. Henson reviewed results of meeting with Talquin on easement requirements. Talquin is receptive to easements on every other lot line and no backline easements.

Glen Davidson reviewed costs for paving and entrance improvements. The total cost for all improvements was estimated at \$60,430.15 (See Meeting Announcement for breakdown of costs). Based on 18 assessments the individual estimated cost for each assessment was \$3154.17.

It was brought to the attention of the homeowner's that Thom Robinson had requested that we consider paving Laurel Hill west of Fairhill Way, 18' wide instead of 10' wide. By a vote of 15 to 0, it was agreed that the intersection would be widened to accommodate turning and taper back to the proposed 10'. The item was discussed. Glen Davidson had estimated the cost based on base and pavement prices quoted. The additional cost to widen the road to 18' was estimated at \$6500.

Chester Henson reviewed a design for the entrance fence and sign. Everyone was in favor of the design. A work date will be set after the paving is completed to construct the entrance.

The following resolutions were proposed:

Resolution No. 1 "Homeowners Association enter in agreement to spend \$56,775 for paving and \$3500 for materials to construct the entrance and lights. Lot owners can pay as a lump sum or monthly installments through Industrial National Bank."

Resolution No. 2 "Reduce Homeowners Association dues to \$25.00 per month with first months dues to begin in November of 1992."

The resolutions were discussed. Resolution No. 1 was approved by a vote of 15 to 0. Resolution No. 2 was approved by a vote of 15 to 0.

Glen Davidson stated that he would send everyone interested in paying paving costs by installments the necessary application forms.

Meeting was adjourned.

## Minutes of Chemonie Trace Home Owner's Association of

September 22, 1992

The Chemonie Trace Homeowners Association met on Tuesday, September 22, 1992 at the office of Guyte McCord. In attendance were:

Glen Davidson  
 Sharyn Davidson  
 Guyte McCord  
 William Nickas  
 Brett O'Brien  
 Debbie O'Brien  
 Ian Brown  
 Larry Glanipero  
 Doug Will  
 Chester Henson

**RECORD SET**

DATE: Oct. 6, 1992

C.H.

Minutes of September 8, 1992 meeting were approved.

Debbie O'Brien resigned as Secretary of the Home Owner's Association.

Chester Henson was elected as the new Secretary of the Home Owner's Association.

Glen Davidson reviewed a letter from Talquin dated 9/16/92. (Letter is attached to meeting minutes).

Glen Davidson also discussed the paving options available to the Home Owner's Association. INB will finance the paving with the stipulation that each property owner guarantees 140% of their prorate share and submit personal financials. Payments would be made to INB, semi-annually by the Home Owner's Association.

In conjunction with the paving, the environmental permit will increase due to the increase in impervious area. The funds for this is the Home Owner's Association's responsibility and will need to be paid before submitting the environmental permit. The prorate share for each dues paying lot is needed by Glen Davidson on 9/25/92. The amount is based on which paving option is selected by the Home Owner's Association.

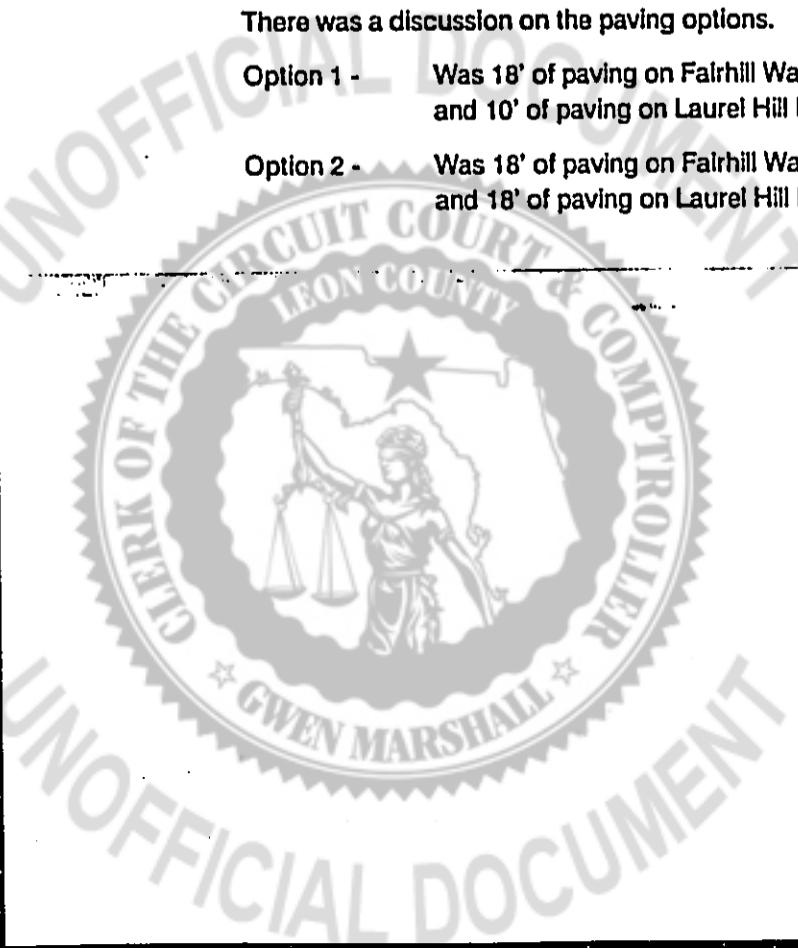
A 2/3 vote is required to raise the Home Owner's assessment and start the assessment prior to March 1, 1993.

A 75% vote is required to change the subdivision covenant and restriction or 13 votes. The vote was 16 Yes 1 No to change the below grade utility restriction for lots 1-11 and for Whispering Oaks and Morning Glory Drive only.

There was a discussion on the paving options.

Option 1 - Was 18' of paving on Fairhill Way and 10' of paving on Laurel Hill Drive

Option 2 - Was 18' of paving on Fairhill Way and 18' of paving on Laurel Hill Drive



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