



BK: R2445 PG: 02105

R20000090377
RECORDED IN
PUBLIC RECORDS LEON Cnty FL
BOOK: R2445 PAGE: 02105
DEC 21 2000 11:57 AM
DAVE LANG, CLERK OF COURTS

This Instrument prepared by:

Joseph P. Jones, Esq.
Broad and Cassel
215 S. Monroe, Suite 400
Tallahassee, FL 32308

KILLEARN ESTATES SUBDIVISION

DECLARATION OF AMENDMENT TO COVENANTS AND RESTRICTIONS

STATE OF FLORIDA
COUNTY OF LEON:

December 14, 2000.

KNOW ALL MEN BY THESE PRESENTS, that this is a Declaration of Amendment to the Covenants and Restrictions for the Killearn Estates Subdivision, Units 1 through 54, inclusive, entered into on the date above written, by KILLEARN HOMES ASSOCIATION, INC., a Florida corporation, hereinafter referred to as "Declarant:"

W I T N E S S E T H :

WHEREAS, Declarant is the Assignee of Developer Killearn Properties, Inc.'s right to amend the covenants and restriction applicable to Killearn Estates Subdivision for the purpose of increasing the annual assessment due and payable by each and every Member.

WHEREAS, said Assignment is recorded in the Public Records for Leon County, Florida, at Official Record 2151, Page 918;

WHEREAS, there has been a vote by the Membership, either in person or by proxy, utilizing the manner proper and prescribed by the various applicable Covenants and Restrictions on the issue as to whether or not the annual assessment due and payable by each and every Member shall be increased; and

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WHEREAS, the necessary number of Members have voted in the affirmative to pass said amendment to the Covenants and Restrictions thereby increasing the annual assessment due and payable by each and every Member.

NOW, THEREFORE IN CONSIDERATION OF THE AFOREMENTIONED,

Declarant hereby amends the Covenants and Restrictions pertaining to those Units of the Killearn Estates Subdivision fully described below as follows:

1. This instrument hereby delineates a new annual assessment schedule, applicable to each and every Member;

2. The new annual assessment, moved by the Membership and affirmed by proper procedure, shall be as follows:

- (a) Single Family Dwelling - \$75.00 per year
- (b) Multi-Family Dwelling - \$37.50 per year
- (c) Single Family Dwelling on lakefront - \$112.50 per year
- (d) Multi-Family Dwelling on lakefront - \$56.25 per year

3. This instrument does not alter or change any Article or Section of the Covenants and Restrictions concerning or regarding the date when annual assessments become due and payable;

4. As used in this instrument, the terms "dues," "membership dues," "assessments" and "annual assessments" are interchangeable;

5. The appropriate record data of the affected Covenants and Restrictions is as follows:



UNOFFICIAL DOCUMENT

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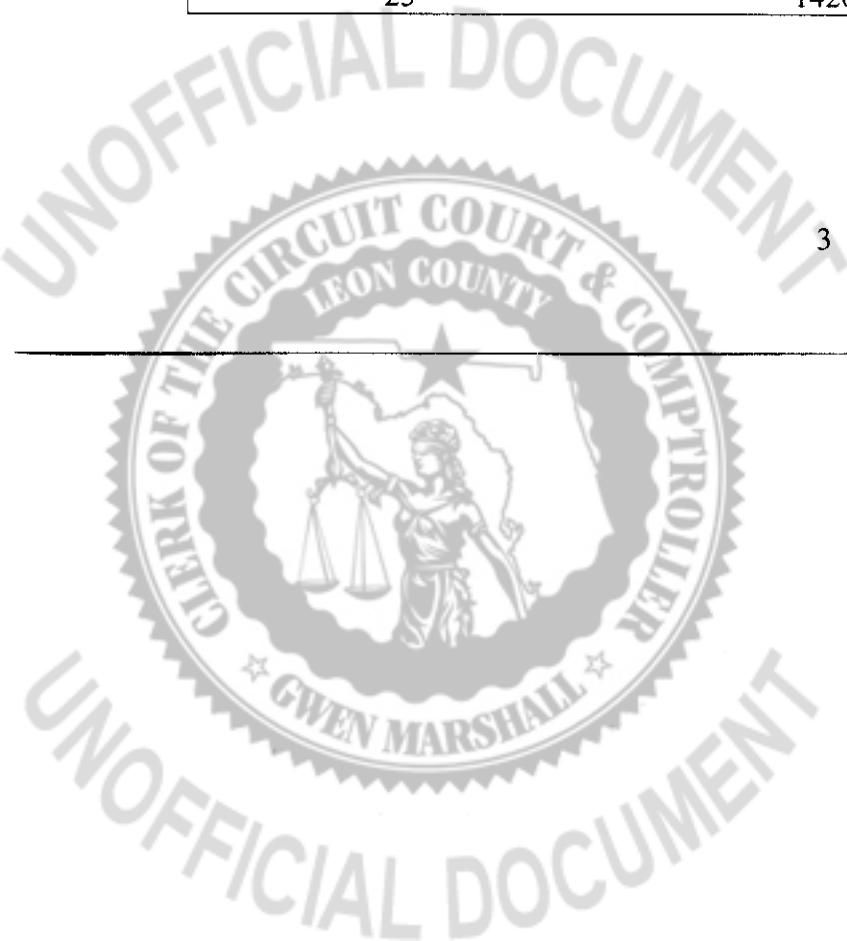
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In the Leon County, Florida, Public Records:

<u>Unit</u>	<u>O.R. Book</u>	<u>Page No.</u>
1	1897	254
	193	485
	264	383
2	212	496
	264	383
3	242	361
	264	383
4	232	218
	264	383
5	347	351
6	242	383
	264	383
	269	270
7	297	45
8	387	10
9	347	351
	394	184
10	403	130
11	451	295
12	451	312
14	530	492
15	465	230
16	550	719
	592	244
	700	606
17	493	233
18	847	545
19	903	1542
20	855	505
21	932	1763
22	982	36
	984	453
23	748	528
	906	298
	1075	1841
24	1505	2070
25	1420	1431



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26	1025	1288
27	1284	1677
28	747	276
	780	767
	1146	485
	1360	1025
	1373	771
29	993	427
30	968	2353
31	1237	1079
32	993	22
33	1094	22
34	1073	2393
35	993	427
36	1157	1203
37	1458	0181
38	1469	0019
39	1571	2086
40	1520	2025
41	1788	2373
50	403	113
51	1161	1280
53	848	221
54	745	491

6. All owners and prospective purchasers of the several units of Killearn Estates Subdivision in Leon County, Florida, hereby and thereby take notice of this reported change in the Covenants and Restrictions of the Killearn Estates Subdivision.

7. Except as amended herein, all other covenants and restrictions remain in full force and effect.

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IN WITNESS WHEREOF, KILLEARN HOMES ASSOCIATION, INC. has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto who are duly authorized, the day and year first above written.

KILLEARN HOMES ASSOCIATION, INC.

By: Laurie J. Osborne
Its: President

(Corporate Seal)

Attest:

By: Arthur G. Werner, Jr.
Its: SECRETARY

STATE OF FLORIDA)
COUNTY OF LEON)

The foregoing instrument was acknowledged before me this 14th day of December, 2000, by Arthur G. Werner, Jr., as Secretary of the Killearn Homes Association, Inc., a Florida Corporation, on behalf of the corporation. (He/She is personally known to me or has produced _____ as identification.

Laurie Rigg

NOTARY PUBLIC

My Commission Expires:

