

PREPARED BY AND RETURN TO:

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Stearns Weaver Miller Weissler
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Tampa, Florida 33602

-----SPACE ABOVE THIS LINE RESERVED FOR RECORDING DATA-----

**FIRST AMENDMENT TO
COMMUNITY DECLARATION FOR
SOUTH LAKES OF HARMONY**

THIS FIRST AMENDMENT TO COMMUNITY DECLARATION FOR SOUTH LAKES OF HARMONY (this "First Amendment") is made by BIRCHWOOD ACRES LIMITED PARTNERSHIP, LLLP, a Florida limited liability limited partnership (the "Declarant") and joined in by SOUTH LAKES OF HARMONY COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation (the "Association").

RECITALS

A. The Declarant recorded the Community Declaration for South Lakes of Harmony in Official Records Book 4895, Page 1273, of the Public Records of Osceola County, Florida (the "Declaration").

B. Pursuant to Article XIX, Paragraph 19.1 of the Declaration, the Declarant may amend the Declaration until termination of Class "B" Control Period without the joinder or consent of any person or entity.

C. Class B Control Period has not terminated.

NOW THEREFORE, the Declarant hereby amends the Declaration as set forth herein.

Words in the text which are lined through (——) indicate deletions from the present text; words in the text which are double-underlined indicate additions to the present text. The text will not be double-underlined or stricken when whole sections or paragraphs are added or deleted in their entirety.

1. The foregoing Recitals are true and correct and are incorporated into and form a part of this First Amendment. All initially capitalized terms not defined herein shall have the meanings set forth in the Declaration.

2. In the event there is a conflict between this First Amendment and the Declaration, this First Amendment shall control. Whenever possible, this First Amendment and the Declaration shall be construed as a single document. Except as modified hereby, the Declaration shall remain in full force and effect.

3. Article II, Paragraph 2.1 of the Declaration is hereby amended as follows:

2.1 Age-Qualified Occupant. A natural person who is fifty-five (55) years of age or older who has designated the Unit as the Age-Qualified Occupant's primary residence. ~~Occupancy as a primary residence shall be established by the mailing address for the individual, official address on file for voter registration or driver's license or other means to establish legal residency under Florida law.~~

4. Article II, Paragraph 2.12 of the Declaration is hereby amended as follows:

2.12 Club. ~~The LAKES OF HARMONY~~ HARMONY GOLF PRESERVE CLUB, including the Club Property and Club Facilities (as defined in the Club Plan attached to the Master Declaration) provided for the Owners pursuant to the provisions of the Club Plan. The Club and Club Facilities will be owned and controlled by the Club Owner (as defined in the Club Plan) and not by the Association.

5. Article II, Paragraph 2.13 of the Declaration is hereby amended as follows:

2.13 Club Plan. ~~THE LAKES OF HARMONY HARMONY GOLF PRESERVE CLUB PLAN~~, together with all amendments and modifications thereof. A copy of the Club Plan is attached to the Master Declaration, as amended, as "Exhibit F." This Declaration is subordinate in all respects to the Club Plan.

6. The Declaration, as amended, is hereby incorporated by reference as though fully set forth herein and, except as specially amended hereinabove, is hereby ratified and confirmed in its entirety.

7. This First Amendment shall be a covenant running with the land and shall be effective immediately upon its recording in Osceola County, Florida.

[Signatures on the Following Page]

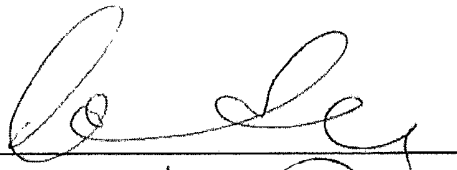
IN WITNESS WHEREOF, the undersigned, being the Declarant, has caused this First Amendment to be executed by its duly authorized representative as of this 30th day of June, 2016.

WITNESSES:

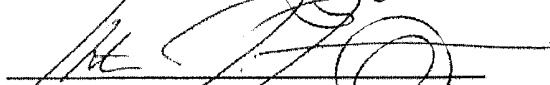
"DECLARANT"

BIRCHWOOD ACRES LIMITED PARTNERSHIP, LLLP, a Florida limited liability limited partnership

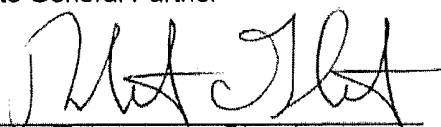
By: VII GP HARMONY, L.L.C., a Delaware limited liability company, its General Partner



Print Name: Amberly



Print Name: KENT FOREMAN




By: Robert Glantz
Name: Robert Glantz
Title: Authorized Agent

[Company Seal]

STATE OF FLORIDA
COUNTY OF ~~MANATEE~~ OSCEOLA

The foregoing instrument was acknowledged before me this 30 day of June, 2016, by Robert Glantz, as Authorized Agent of VII GP HARMONY, L.L.C., a Delaware limited liability company, as General Partner of BIRCHWOOD ACRES LIMITED PARTNERSHIP, LLLP, a Florida limited liability limited partnership. He/She [is personally known to me] [has produced as identification].


Notary Public
Print Name: Catherine M. Bordes

My Commission Expires: Sept. 25, 2018



JOINDER

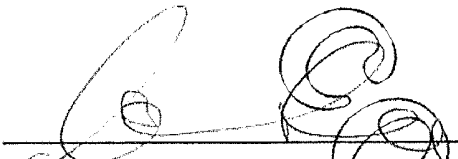
SOUTH LAKES OF HARMONY COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation (the "**Association**") does hereby join in the First Amendment to Community Declaration for South Lakes of Harmony (the "**First Amendment**"), to which this Joinder is attached, and the terms thereof are and shall be binding upon the undersigned and its successors in title. Association agrees this joinder is for the purpose of evidencing the Association's acceptance of the terms provided in the First Amendment and does not affect the validity of the First Amendment as the Association has no right to approve the First Amendment.

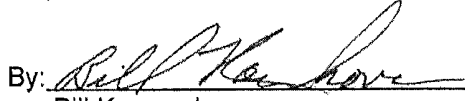
IN WITNESS WHEREOF, the undersigned has executed this Joinder on this 30th day of June, 2016.

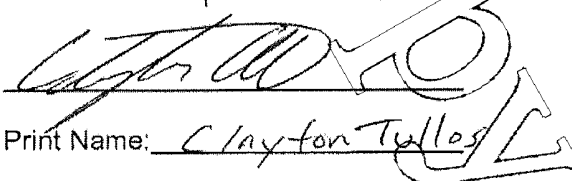
WITNESSES:

"ASSOCIATION"

SOUTH LAKES OF HARMONY COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation


Print Name: Aubrey Cummings

By: 
Bill Kouwenhoven
President


Print Name: Clayton Tullos

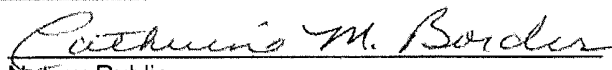
[Corporate Seal]

STATE OF FLORIDA

COUNTY OF MANATEE Oscola

The foregoing instrument was acknowledged before me this 30 day of June, 2016, by Bill Kouwenhoven, as President of SOUTH LAKES OF HARMONY COMMUNITY ASSOCIATION, INC., a Florida corporation not for profit, on behalf of the corporation, who is personally known to me or who has produced _____ as identification.




Notary Public
Print Name: Catherine M. Bordes
My Commission Expires: Sept. 26, 2018

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