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 MARTHA O. HAYNIE, COMPTROLLER
 ORANGE COUNTY, FL
 01/12/2006 08:12:37 AM
 REC FEE 18.50

This instrument prepared by and
 after recording return to:

Michael J. Sheahan, Esquire
 Godbold, Downing, Sheahan & Bill, P.A.
 222 West Comstock Avenue, Suite 101
 Winter Park, Florida 32789



-----[SPACE ABOVE THIS LINE FOR RECORDING DATA]-----

**SECOND AMENDMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS
 TOWNHOMES AT WEKIVA PARK**

This Second Amendment to Declaration of Covenants and Restrictions Townhomes at Wekiva Park is executed by LENNAR HOMES, INC., a Florida corporation, (hereinafter referred to as the "Developer"), whose address is 151 Wymore Road, Suite 7000, Altamonte Springs, Florida 32714.

RECITALS

1. Developer previously caused to be recorded in the Public Records of Orange County, Florida, that certain Declaration of Covenants and Restrictions Townhomes at Wekiva Park, at Official Records Book 8001, Page 2726, as amended by that certain Amendment to Declaration of Covenants and Restrictions Townhomes at Wekiva Park recorded in Official Records Book 8148, Page 238 (the "Declaration").

2. Pursuant to the power and authority reserved by and unto Developer under the Declaration to amend the Declaration, Developer desires hereby to amend said Declaration in order to provide for the installation, maintenance and ownership of lines, meters, and related equipment as Common Property in order to provide services for multiple Townhomes within the Development.

AMENDMENT

NOW, THEREFORE, Developer hereby amends the Declaration in accordance with the provisions set forth hereafter. All capitalized words and terms used herein shall have the same meaning and definition as set forth in the Declaration.

1. In order to provide for the installation, operation and ownership of common lines, meters and related equipment for services to multiple Townhomes within the Development, a new Section 6 is hereby added to Article III of the Declaration, as follows:

Section 6. **Common Service Equipment.** The Common Property to be owned, operated and maintained by the Association may include lines, meters and related equipment on the exterior portion of the Townhome buildings within the Development, including specifically, but not limited to, all such equipment necessary for the provision of sprinkler systems for the Townhomes located within each building. The Association shall

remain responsible for the continuing ownership, maintenance, repair and replacement of all such lines, meters and related equipment as Common Property under this Declaration. Funds for such ownership and operation of the equipment for these common services shall be established through and as a part of the annual assessments under this Declaration. Developer hereby grants, reserves and establishes a non-exclusive perpetual easement over and upon all buildings with the Development for installation and full operation of such equipment in favor of (a) Developer and the Association, and their officers, members, agents, employees, lessees, invitees or other designees of the Developer or the Association; and (b) the City of Apopka and all governmental and quasi-governmental agencies and service entities having jurisdiction over the Subject Property while engaged in their respective functions.

Except as specifically amended herein, all other terms and provisions of the Declaration, as previously amended, shall remain in full force and effect.

IN WITNESS WHEREOF, the Developer, LENNAR HOMES, INC., has caused this Amendment to be executed in its name on this 22 day of Dec, 2005.

Signed, sealed and delivered
in the presence of:

LENNAR HOMES, INC., a Florida
corporation

Laura Arnold

By: William J. Graham
William J. Graham, Vice President

Print Name: LAURA ARNOLD

Edward Dean

Print Name: EDWARD DEAN

STATE OF FLORIDA
COUNTY OF Polk

The foregoing instrument was executed before me this 22 day of Dec, 2005, by William J. Graham as Vice President of Lennar Homes, Inc., a Florida corporation. He is personally known to me or has produced _____ as identification.

IMPRINT NOTARY PUBLIC
RUBBER STAMP SEAL BELOW



ALICE F. HARDWAY
MY COMMISSION # DD 174113
EXPIRES: February 1, 2007
Benefit Thru Budget Notary Services

Alice F. Hardway
Signature of Person Taking Acknowledgment
Notary Public

F:\3\HOA\Townhomes at Wekiva Park - 2nd Amend to Dec.wpd