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CERTIFICATE OF AMENDMENT

TO THE

DECLARATION OF CONDOMINIUM

OF

TROPICAL COURTS APARTMENTS, A CONDOMINIUM

TROPICAL COURTS APARTMENTS, a condominium, its address being 525 Manatee Court, Venice, Sarasota County, Florida, by the hands of the undersigned hereby certify that:

The Board of Directors of Tropical Courts Apartments Association, Inc., approved by the Board of Directors the following amendments to the Declaration of Condominium which were then submitted to the entire membership of the Association at its meeting called and held on the 20th day of March, 1980 and approved by affirmative vote in excess of Seventy-Five Percent (75%) of the membership of the Association as required by the Declaration of Condominium.

1. Article X is hereby amended to read as follows:

"This Declaration may be amended at any time by an affirmative vote of two-thirds (2/3) of all units. Provided however, that no amendment shall discriminate against any unit or unit owner or class or group thereof, unless the unit owner so affected shall consent. Any amendment to this Declaration shall not be effective unless evidence by a certificate attached thereto certifying that the Amendment was duly adopted, which certificate shall be executed by the officers of the Association with the formalities of a deed, and recorded in the Public Records of Sarasota County, Florida."

2. Article XIV, DEVELOPER MANAGEMENT, is hereby amended by deleting same in its entirety.

3. Article XV, LIENS, is hereby amended to read as follows:

"The Association shall have a lien on each Condominium unit for the units share of any unpaid common expenses, assessments, including those for rental payment. Said unpaid assessments, common expenses, and rental payments, shall

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also bear interest at the highest rate allowed by law. Such liens shall also include reasonable attorney fees incurred by the Association incident to the collection of such common expenses, assessments, or rental payments, or for the filing or enforcement of such liens. Liens for the unit share of common expenses, assessments, and rental payments may be foreclosed by suit brought in the name of the Association and in a like manner as a foreclosure of mortgage on real property as more fully set forth in Chapter 718, Florida Statutes."

IN WITNESS WHEREOF, said Association has caused this Certificate to be signed in its name by its president, this 17th day of April, 1980.

ATTEST:

TROPICAL COURTS APARTMENTS ASSOCIATION, INC.

BY: Louise S. Brown
Secretary

BY: Gwen Callery
President

STATE OF FLORIDA
COUNTY OF SARASOTA

I HEREBY CERTIFY that on this day before me, a Notary Public in and for the State of Florida at large, personally appeared Gwen Callery, as President and Louise S. Brown, as Secretary, of Tropical Courts Apartments Association, Inc., and they acknowledged before me that they are such officers of said corporation; and they executed the foregoing Certificate of Amendment of Declaration of Condominium on behalf of said corporation, and affixed thereto the corporate seal of said corporation; that they are authorized to execute said Certificate of Amendment of Declaration of Condominium and that the execution thereof is the free act and deed of said corporation.

WITNESS my hand and official seal at Venice, Sarasota County, Florida, this 17th day of April, 1980.

Joyce E. Williams
Notary Public

My Commission Expires:

Notary Public, State of Florida at Large
My Commission Expires Apr. 2, 1983
Banded By U S F & G

FILED AND RECORDED
K. H. JACKSON, JR., CLERK
SARASOTA COUNTY, FLA.
APR 23 11 32 AM '80

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