

Rcpt: 164314 Rec: 6.00
DS: 0.00 IT: 0.00
06/30/97 Dpty Clerk

CERTIFICATE OF AMENDMENT
TO
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR
BELLERIVE AT FOX HOLLOW HOMEOWNERS ASSOCIATION, INC.

JED PITTMAN, PASCO COUNTY CLERK
06/30/97 03:43pm 1 of 1
DR BK 3765 PG 1613

In accordance with the Declaration of Covenants, Conditions and Restrictions for Bellerive at Fox Hollow, Article X, Paragraph 10.02 and in keeping with the provisions of the above referenced paragraph, the following amendment is made.

ARTICLE VIII ARCHITECTURAL STANDARDS AND USE RESTRICTIONS

ORIGINAL TEXT FENCES

8.10 All fences are subject to the prior approval of the Architectural Review Committee with respect to location and material. Fences shall be composed of only finished, decorated, painted architectural lumber or decorative ornate metal. No fence shall be located in the front yard on any Lot. In addition to the foregoing, fences shall be set back a minimum of: (I) Thirty-five (35) feet from the front Lot line, or (II) ten (10) feet from the front of the dwelling, whichever is greater. No fence shall be more than four (4) feet in height. All fences shall be fully landscaped so as not to be visible from the street.

PROPOSED TEXT FENCES

8.10 All fences are subject to the prior approval of the Architectural Review Committee with respect to location and material. Fences shall be composed of only finished, decorated, painted architectural lumber, ~~decorative ornate metal or other approved material~~. No fence shall be located in the front yard on any lot. In addition to the foregoing, fences shall be set back a minimum of: (I) Thirty-five (35) feet from the front lot line, or (II) ten (10) feet from the front of the dwelling, whichever is greater. No fence shall be more than four (4) feet in height. All fences shall be fully landscaped so as not to be visible from the street.

This Declaration of Covenants, Conditions and Restrictions for Bellerive at Fox Hollow Homeowners Association, Inc. is recorded in O.R. Book 3246, Page 0424 of the Public Records of Pasco County, Florida.

Dated this 16TH day of JUNE, 19 97.

WITNESS:

BELLERIVE AT FOX HOLLOW H.O.A.:

[Signature]

BY: *[Signature]*
President

[Signature]

BY: *[Signature]*
Secretary

STATE OF FLORIDA)
COUNTY OF ANGUAS

BEFORE ME, personally appeared LEW FRIEDLAND and DAVID S. FORD, the President and Secretary respectively, known to be the persons described who executed the foregoing instrument and they acknowledge before me that they executed the same this 16TH day of JUNE, 19 97.

[Signature]
Notary Public
My Commission Expires:

This instrument prepared by
Return to:
Majestic Property Management, Inc.
4800 Milestretch Drive
Holiday, FL 34690

MARILYN J. WILLIAMS
COMMISSION # CC 516579
EXPIRES JAN 25, 2000
BONDED THRU
ATLANTIC BONDING CO., INC.



95271949

Rcpt: 10873 Rec: 10.50
DS: 0.00 IT: 0.00
06/20/95 Dpty Clerk

SECOND AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS FOR BELLERIVE AT FOX HOLLOW

THIS SECOND AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR BELLERIVE AT FOX HOLLOW ("Amendment") is made as of this 7TH day of JUNE, 1995 by ADAM SMITH ENTERPRISES, INC., a Florida corporation ("Declarant").

W I T N E S S E T H:

WHEREAS, Declarant executed that certain Declaration of Covenants, Conditions and Restrictions for Bellerive at Fox Hollow ("Declaration") dated January 4, 1994 and recorded in Official Record Book 3246, Page 396, and amendments to terms thereto recorded in Official Book 3339, Page 200, of the Public Records of Pasco County, Florida, which Declaration encumbers the property described therein and all property subsequently subjected thereto; and

WHEREAS, pursuant to Section 10.02 of the Declaration, Declarant has the right to amend the Declaration; and

WHEREAS, Declarant wishes to amend the Declaration in the manner hereinafter set forth.

NOW, THEREFORE, be it known that the Declaration is hereby amended as follows:

1. In accordance with Section 10.02 of the Declaration, Declarant does hereby amend the Declaration by deleting Section 8.10 in its entirety, and substituting a new Section 8.10 as follows:

8.10 Fences. All fences are subject to the prior approval of the Architectural Review Committee with respect to location and material. Fences shall be composed of only finished, decorated, painted architectural lumber, decorative ornate metal, or vinyl coated chain link. No fence shall be located in the front yard on any Lot. In addition to the foregoing, fences shall be set back a minimum of: (i) thirty-five (35) feet from the front Lot line, or (ii) ten (10) feet from the front of the dwelling, whichever is greater. No fence shall be more than four (4) feet in height. All fences shall be fully landscaped so as not to be visible from the street.

Except as expressly amended hereby, the Declaration, and all terms and provisions thereof, shall continue in full force and effect in accordance with its terms.

JED PITTMAN, PASCO COUNTY CLERK
06/20/95 09:30am 1 of 2
DR BK 3439 pg 1763

IN WITNESS WHEREOF, Declarant has caused this instrument to be executed in its name, the day and year first above written.

In the Presence of:

ADAM SMITH ENTERPRISES, INC.

Marilyn J. Williams
Glacy E. Williams

By: [Signature] (Seal)
LEW FRIEDLAND, President

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 7th day of JUNE, 1995, by LEW FRIEDLAND, the President of ADAM SMITH ENTERPRISES, INC. a Florida corporation, on behalf of the corporation. The above-named individual [] is personally known to me or [] has produced the following identification _____ which is current or has been issued within the past five years and bears a serial or other identifying number and did not take an oath.



PERSONALLY KNOWN BY ME
 PRODUCED I.D.

Notarial Seal

Marilyn J. Williams
PRINT NAME: _____
NOTARY PUBLIC - STATE OF _____
My commission expires: _____

Prepared by and Return to:
William J. Sweetnam
Adam Smith Enterprises, Inc.
Post Office Box 1608
Tarpon Springs, FL 34688-1608

R

180235

94 SEP 12 PM 5:09

FILED FOR RECORD

Prepared by and return to:
William J. Sweetnam
Adam Smith Enterprises, Inc.
P.O. Box 1608
Tarpon Springs, FL 34688-1608



William J. Sweetnam
CLK. CM. CT. PASCO COUNTY, FL.

R1968228 V5936957	09/12/94 11:18 AM
<u>FIRST AMENDMENT TO DECLARATION OF COVENANTS,</u>	9.00
<u>CONDITIONS AND RESTRICTIONS FOR "BELLERIVE AT FOX HOLLOW"</u>	1.50
TOTAL:	10.50

THIS FIRST AMENDMENT TO THE DECLARATION OF COVENANTS AND RESTRICTIONS FOR BELLERIVE AT FOX HOLLOW ("Amendment") is made as of this 9th day of SEPTEMBER, 1994 by ADAM SMITH ENTERPRISES, INC., a Florida corporation ("Declarant").

W I T N E S S E T H:

WHEREAS, Declarant executed that certain Declaration of Covenants, Conditions and Restrictions for Bellerive at Fox Hollow dated January 4, 1994 and recorded in Official Record Book 3246, Page 396, Public Records of Pasco County, Florida ("Declaration"), which Declaration encumbers the property described therein and all property subsequently subjected thereto; and

WHEREAS, pursuant to Section 10.02 of the Declaration, Declarant has the right to amend the Declaration; and

WHEREAS, Declarant wishes to amend the Declaration in the manner as hereinafter set forth,

NOW, THEREFORE, be it known that the Declaration is hereby amended as follows:

1. In accordance with Section 10.02 of the Declaration, Declarant does hereby amend the Declaration by deleting Article VIII, Section 8.08 in its entirety and substituting a new Section 8.08 which states as follows:

8.08 Roofs. Each dwelling shall have a roof consisting of only clay or cement tile, architectural shingle or cedar shake. No other roofing materials shall be installed or maintained without the prior approval of the Architectural Review Committee.

Except as expressly amended hereby, the Declaration, and all terms and provisions thereof, shall continue in full force and effect in accordance with its terms.

OR 33390200

IN WITNESS WHEREOF, Declarant has caused this instrument to be executed in its name, the day and year first above written.

Signed, sealed and delivered in the presence of:

ADAM SMITH ENTERPRISES, INC., a Florida corporation

William J. Sweetnam
Print: WILLIAM J. SWEETNAM

By: [Signature]
Name: LEW FRIEDLAND
Title: President

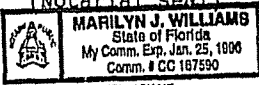
Sandra L. Cavalieri
Print: SANDRA L. CAVALIERI

(CORPORATE SEAL)
("Declarant")

STATE OF FLORIDA
COUNTY OF PASCO-PINELLAS

The foregoing instrument was acknowledged before me this 9th day of SEPTEMBER, 1994, by Lew Friedland, the President of ADAM SMITH ENTERPRISES, INC., a Florida corporation, on behalf of the corporation. The above-named individual [] is personally known to me or [] has produced the following identification _____ which is current or has been issued within the past five years and bears a serial or other identifying number and did not take an oath.

Marilyn J. Williams
Print Name: _____
NOTARY PUBLIC - STATE OF FLORIDA
Commission Number: _____
My commission expires: _____

(Notarial Seal)

MARILYN J. WILLIAMS
State of Florida
My Comm. Exp. Jan. 25, 1996
Comm. # CG 187590
 PERSONALLY KNOWN BY ME
 PRODUCED I.D.

OR 3339P0201