

This Instrument Prepared by
and Record and Return to:
John L. Soileau, Esquire
Watson, Soileau, DeLeo,
Burgett & Pickles, P.A.
P. O. Box 236007
Cocoa, Florida 32923-6007

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OR Book/Page: 5691 / 0871

Scott Ellis

Clerk Of Courts, Brevard County

Pgs: 2 #Names: 2
rust: 1.50 Rec: 17.00 Serv: 0.00
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0.00 Int Tax: 0.00

CERTIFICATE OF AMENDMENT TO DECLARATION OF CONDOMINIUM OF CHAMPENAE CONDOMINIUM

Pursuant to Section 718.110, Florida Statutes (2006), and the provisions of the Declaration of Condominium of Champenae Condominium, as recorded in Official Records Book **5632**, Page **3604**, Public Records of Brevard County, Florida and pursuant to the approval of the Board and sole member of the Association, the Declaration of Condominium is amended as follows:

1. Article XII, Paragraph K of the Declaration is revised, to provide as follows:

K) The windows or other exterior glassed areas of any Unit may only be covered with shutters, louvers, blinds, curtains, drapes and other objects specifically designated as window coverings, except that the same may also be used to display signs to the extent permitted by the Board. and as provided by law with regard to storm shutters.

2. Article XII, Paragraph M of the Declaration is revised, to provide as follows:

M) No unit may be leased for any period less than ~~one (1) month~~ six (6) months. All leases must be in writing and all proposed leases must be submitted to the Board in advance for approval. All owners shall be responsible for any violations of this Declaration by their tenants.

3. Article XII, Paragraph Q of the Declaration is revised, to provide as follows:

Q) No gas tank, gas container or gas cylinder shall be permitted to be placed on or about the outside of any Unit or on or about any ancillary building, except for one (1) gas cylinder (not to exceed 20 lbs. capacity) connected to a barbecue grill, to the extent allowed by applicable law.

4. Article XII, Paragraph K of the Declaration is revised, to provide as follows:

U) No clothing, laundry or wash shall be aired or dried on any portion of the condominium property except as otherwise provided in Chapter 164, Fla. Stat.

5. Article XII, Paragraph L of the Declaration is revised, to provide as follows:

No more than one (1) domestic pet may be maintained in any Unit. "Domestic pet" shall mean only a domesticated breed of dog having a weight not exceeding ~~thirty-five (35)~~ eighty (80) pounds, or

a domesticated breed of cat having a weight not exceeding thirty-five (35) pounds. Any such domestic pet must be registered with the Board at the time it is brought onto the property. Fish in aquariums not exceeding thirty gallons may also be kept; but except as provided herein no other or further animals or pets, whether caged or not, may be maintained in the Condominium. Pet refuse shall not be left on the Common Elements and shall be removed by the owner of the pet.

IN WITNESS WHEREOF, the Association has caused this instrument to be signed in its name for purposes of recording in the Brevard County Public Records as required by the Florida Condominium Act.

CERTIFICATE OF AMENDMENT

The undersigned, as Court Appointed Receiver of the Developer, Champenae LLC, sole member of the Association, hereby certifies that the foregoing Amendments to the Declaration of Condominium were adopted by the membership of the Association.

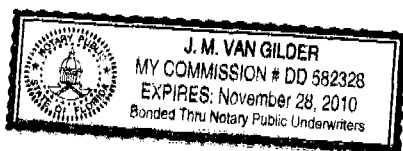
CHAMPENAE LLC

By: 

Charles Mitchell, as Court Appointed Receiver

STATE OF FLORIDA
COUNTY OF BREVARD

The foregoing instrument was acknowledged before me this 25th day of August, 2006, by CHARLES MITCHELL, as Court Appointed Receiver, for Champenae LLC, on behalf of the company, who produced Fin De as identification and did not take an oath.





NOTARY PUBLIC, State of Florida at Large
My Commission Expires: