

THIS DOCUMENT PREPARED BY  
AND RETURN TO:  
BRIAN S. HESS, ESQUIRE  
CLAYTON & MCCULLOH  
1065 Maitland Center Commons Bld.  
Maitland, Florida 32751

## MARKETABLE RECORD TITLE ACT NOTICE

Notice of Watermill Homeowners' Association, Inc. under s. 720.3032, Florida Statutes, and notice to preserve and protect covenants and restrictions from extinguishment under the Marketable Record Title Act, chapter 712, Florida Statutes.

[Instructions to recorder: Please index both the legal name of the Association and the names shown in item 3.]

Watermill Homeowners' Association, Inc., a Florida not-for-profit corporation, (hereinafter referred to as the "Association"), is a property owners association subject to Chapter 617, Florida Statutes. The Association hereby certifies that preservation of the covenants or restrictions affecting the land identified hereinafter has been approved by the Association's Board of Directors at a meeting at which a quorum of the Board was present. The Association hereby preserves the covenants or restrictions imposed on the land affected by filing this Marketable Record Title Act Notice (the "Notice") under section 720.3032, Florida Statutes, and notice to preserve and protect covenants and restrictions from extinguishment under the Marketable Record Title Act, chapter 712, Florida Statutes, as follows:

1. **LEGAL NAME OF ASSOCIATION:**

The legal name of the Association desiring to preserve the covenants or restrictions is as follows:

WATERMILL HOMEOWNERS' ASSOCIATION, INC.

2. **MAILING AND PHYSICAL ADDRESSES OF THE ASSOCIATION:**

The physical and mailing address of the Association desiring to preserve the covenants or restrictions is as follows:

Physical Address:

Watermill Homeowners' Association, Inc.  
4689 Bridgewater Dr.  
Orlando, FL 32817

Mailing Address:

Watermill Homeowners' Association, Inc.  
P.O. Box 1086  
Goldenrod, FL 32733

3. NAMES OF SUBDIVISION ON PLATS/COMMON NAME OF THE COMMUNITY:

The names of the subdivision plats, or, if none, the common name of the community is as follows:

WATERMILL SECTION SIX  
WATERMILL SECTION SEVEN  
WATERMILL SECTION SEVEN REPLAT  
WATERMILL SECTION EIGHT

4. MANAGEMENT COMPANY:

The name, address and telephone number of the management company for the Association desiring to preserve the covenants or restrictions, if any, is as follows:

N/A

5. THIS NOTICE DOES CONSTITUTE A NOTICE TO PRESERVE AND PROTECT COVENANTS OR RESTRICTIONS FROM EXTINGUISHMENT UNDER THE MARKETABLE RECORD TITLE ACT.

6. COVENANTS OR RESTRICTIONS AFFECTING THE COMMUNITY WHICH THE ASSOCIATION DESIRES TO BE PRESERVED FROM EXTINGUISHMENT:

The following covenants or restrictions affecting the community which the association desires to be preserved from extinguishment are set forth on the Plat(s) and in the governing documents identified hereinafter as the "Governing Documents",

<u>Document</u>	<u>Official Records</u>	<u>Page</u>	<u>et seq.</u>
	<u>Book</u>		
Notice of Covenants, Conditions, and Restrictions of Watermill Section Six	4183	1539	1540 - 1542
First Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Six	4221	2407	2408 - 2409
Second Amendment to Notice of Covenants,	4316	1205	1206 - 1207

Conditions and Restrictions for Watermill Section Six			
Notice of Covenants, Conditions and Restrictions of Watermill Section Seven	4183	1523	1524 - 1526
First Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Seven	4221	2413	2414 - 2415
Second Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Seven	4285	4801	4802
Third Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Seven	4316	1208	1209 - 1210
Fourth Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Seven	4345	2863	2864 - 2865
Notice of Covenants, Conditions and Restrictions of Watermill Section Eight	4183	1552	1553 - 1555
First Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Eight	4221	2422	2423 - 2424
Second Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Eight	4316	1211	1212 - 1213
Third Amendment to Notice of Covenants, Conditions and Restrictions for Watermill Section Eight	4348	219	220
Developer's Agreement	4183	1511	1512 - 1516
Developer's Agreement	4183	1543	1544 - 1548
Maintenance Agreement	4201	4723	4724 - 4728
Resolution of the Board of County Commissioners Establishing a Municipal	4254	1464	1465 - 1466

Service Taxing Unit for Maintenance of Retention Ponds in Watermill Sections Six, Seven, and Eight

Resolution of the Board of County Commissioners Concerning Adoption and Reaffirmation of Prior Approved Municipal Service Taxing Units	4254	1696	1697 – 1701
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Resolution of the Board of County Commissioners Establishing a Municipal Service Taxing Unit for Streetlighting for Watermill Sections Six, Seven, and Eight	4255	1239	1240 – 1242
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Resolution of the Board of County Commissioners Creating a Municipal Service Taxing/Benefit Unit for Common Area Maintenance for Watermill	4689	392	393 - 399
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All of the Public Records of Orange County, Florida.

7. **LAND AFFECTED:**

The legal description(s) of the community affected by the listed covenants or restrictions is/are set forth on the plat(s) filed in the Public Records of Orange County, Florida (the "Plat(s)") as follows:

<u>Plat(s)</u>	<u>Plat Book</u>	<u>Page</u>	<u>et seq.</u>
WATERMILL SECTION SIX	25	143	144
WATERMILL SECTION SEVEN	25	141	
WATERMILL SECTION EIGHT	25	145	146
WATERMILL SECTION SEVEN REPLAT	28	34	35

All of the Public Records of Orange County, Florida.

This notice is filed on behalf of Watermill Homeowners' Association, Inc. as of 27<sup>th</sup> day of APRIL, 20 20:

IN WITNESS WHEREOF, the undersigned have set their hand and seal this 27 day of APRIL, 2020.

Signed, Sealed and Delivered in the Presence of:

Watermill Homeowners' Association, Inc., a Florida not-for-profit corporation

[Signature]  
Witness - Sign Name

By:

[Signature]  
(Sign)

THOMAS P. WERT  
Print Name

ELIZABETH M. GRAY  
(Print)

[Signature]  
Catherine M. Wert  
[Signature]  
Witness - Sign Name

President, Watermill Homeowners' Association, Inc.

Attest:

[Signature]  
(Sign)

THOMAS P. WERT  
Print Name

CHARIE MCCABE  
(Print)

[Signature]  
Catherine M. Wert

Secretary, Watermill Homeowners' Association, Inc.

STATE OF FLORIDA  
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 27 day of April, 2020, by Elizabeth M. Gray (Name), as President, and Charlie McCabe, as Secretary of Watermill Homeowners' Association, Inc., a Florida not for profit corporation, on behalf of the corporation. He/she is personally known to me or has produced FL Drivers License as identification.

Sign

[Signature]

Print

Title/Rank

Serial number, if any

