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INSTRUMENT # 2012039588 3 PGS
2012 MAR 30 09:27 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SARMISTEAD Receipt#1483656

CERTIFICATE OF AMENDMENT



**DECLARATIONS OF CONDOMINIUM
OF**

**GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION ONE
GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION TWO**

We hereby certify that the attached amendment to the Declarations of Condominium of **GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION ONE** and **GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION TWO** was duly adopted at the February 21, 2012 Annual Membership Meeting of **GLEN OAKS RIDGE OWNERS ASSOCIATION, INC.**, by the affirmative vote of not less than two-thirds (2/3rds) of the voting interests of the members represented in person or by proxy at the above-membership meeting at which a quorum was present, as required by Article IX of the Declarations of Condominium. This is also to certify that the amendments were approved in accordance with the requirements of applicable law and the condominium documents.

The Declaration of Condominium of **GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION ONE** was originally recorded at Official Records Book 979, Page 1209 et seq., as amended and restated in Official Records Instrument #2003139183, both of the Public Records of Sarasota County, Florida.

The Declaration of Condominium of **GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION TWO** was originally recorded at Official Records Book 1015, Page 1524 et seq., as amended and restated in Official Records Instrument #2003139221, both of the Public Records of Sarasota County, Florida.

DATED this 12 day of March, 2012.

Signed, sealed and
delivered in the presence of :

**GLEN OAKS RIDGE OWNERS
ASSOCIATION, INC.**

Sign: Ashlan Brown

Print: Ashlan Brown

Sign: Adele St. Laurent

Print: Adele St. Laurent

By: Kathy Marquis
Kathy Marquis, President

ATTEST:

Sign: [Signature]

Print: G. Blouin

Sign: [Signature]

Print: Susan Brown

By: [Signature]
Steve Riddle, Secretary

[Corporate Seal]

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 20 day of March, 2012, by Kathy Marquis as President of Glen Oaks Ridge Owners Association, Inc., a Florida corporation not for profit, on behalf of the corporation. She is personally known to me or has produced _____ as identification.

NOTARY PUBLIC



BRIDGET R. SPENCE
MY COMMISSION # DD 896504
EXPIRES: June 30, 2013
Bonded Thru Budget Notary Services

Sign: [Signature]

Print: Bridget Spence

State of Florida at Large (Seal)
My Commission expires:

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 20 day of March, 2012, by Steve Riddle, as Secretary of Glen Oaks Ridge Owners Association, Inc., a Florida corporation not for profit, on behalf of the corporation. He is personally known to me or has produced _____ as identification.

NOTARY PUBLIC



BRIDGET R. SPENCE
MY COMMISSION # DD 896504
EXPIRES: June 30, 2013
Bonded Thru Budget Notary Services

Sign: [Signature]

Print: Bridget Spence

State of Florida at Large (Seal)
My Commission expires:

AMENDMENTS

DECLARATIONS OF CONDOMINIUM OF GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION ONE GLEN OAKS RIDGE CONDOMINIUM VILLAS, SECTION TWO

[Additions are indicated by underline; deletions by ~~strike-through~~]

X.

MAINTENANCE, LIMITATIONS UPON ALTERATIONS AND IMPROVEMENTS

Responsibility for the protection, maintenance, repair and replacement of the Condominium Property, and restrictions on its alterations and improvements shall be as follows:

A. **Association Maintenance.** The Association is responsible for the protection, maintenance, repair, and replacement of the Common Elements, Limited Common Elements and Association Property, and portions of the Units as set forth herein. The Association shall have the right to assume part or all of the maintenance of other portions of the Units as determined by the Board of Directors from time to time. The cost is a Common Expense. The Association's responsibilities include, without limitation:

10. All landscaping outside the villa Units, ~~except each Unit Owner shall be responsible for the replacement of shrubs, bushes, or flowers in the area immediately outside the villa under the drip line of the roof of the villa.~~

...

B. **Unit Owner Maintenance.** Each Unit Owner is responsible, at his own expense, for all maintenance, repairs, and replacements of his own Unit. The Owner's responsibilities include, without limitation:

13. The maintenance and replacement of shrubs, bushes, or flowers located in the Unit's atrium, in the area immediately outside the villa under the drip line of the roof of the villa. However, the Unit Owner is not required to have shrubs, bushes or flowers in the Unit's atrium.

...

C. **Other Unit Owner Responsibilities.**

...

4. **Modifications and Alterations.** If a Unit owner makes any modifications, installations or additions to the Unit, the Common Elements, or the Limited Common Elements, the Unit Owner, and successors in title, shall be financially responsible for the insurance, maintenance, repair, and replacement of the modifications, installations or additions, as well as the costs of repairing any damage to the Common Elements or other Units resulting from the existence of such modifications, installations or additions, and the costs of removing and replacing or reinstalling such modifications if their removal by the Association becomes necessary in order to maintain, repair, replace, or protect other parts of the Condominium Property, provided, however, nothing herein shall be construed to authorize an owner to proceed with any such work without first obtaining the written approval of the Board of Directors as required elsewhere in this Declaration. No modifications, installations or additions referenced herein shall apply to landscaping of the Common Elements, as alteration of landscaping is addressed below in Article X, Paragraph D, Alteration of Units or Common Elements by Unit Owners.