



~~times, be required to comply with all local laws, codes, ordinances and regulations with regard to same. No business, other than bookkeeping, correspondence and other administrative tasks pertaining to a business, shall be conducted on the condominium property, pursuant to Rules and Regulations as set forth in Revised Exhibit "C" to the Declaration. The common elements shall be used for the purpose of furnishing services and facilities as herein provided for the welfare and enjoyment of the residents. In addition, the provisions hereof may be enforced by any member of the Condominium Association or by any appropriate governmental entity.~~

SECTION 3: Paragraph 16 (the first paragraph thereof) is hereby revised, with the last two lines being revised as follows:

(Substantial rewording of Declaration. See original Declaration for present text. Page 12)

16.... of an apartment or unit by any owner, ~~other than the developer~~ shall be subject the following restrictions:

EXHIBIT "C": Section 6. Rules and Regulations, Paragraph 9, is hereby revised to read as follows:

(Substantial rewording of Declaration. See First Amendment to the Condominium Declaration of St. Clair Garden Condominium. Page 3)

Paragraph 9. All units shall be used for residential purposes only. ~~with the exception of Unit 14, which may be utilized as an administrative office. ANY AND ALL OTHER ACTIVITIES PERTAINING TO OTHER THAN ADMINISTRATIVE OPERATION OF A BUSINESS FROM UNIT 14 SHALL BE HANDLED OFF OF THE CONDOMINIUM PROPERTY. DELIVERY TRUCKS SHALL BE FOR PERSONAL (NON-BUSINESS) DELIVERY TO UNIT OWNERS ONLY.~~

EXHIBIT "F": UNIT ALLOTMENT OF THE PERCENTAGES OF OWNERSHIP OF COMMON ELEMENTS AND SHARING OF COMMON EXPENSES. Said exhibit is hereby deleted and replaced by a new Exhibit "F" attached as Schedule "1" to this Amendment.

(Substantial rewording of Exhibit "F". See original Exhibit "F" for present text.)

IN ALL OTHER RESPECTS, the original Declaration, as previously amended by the First Amendment to the Condominium Declaration of St. Clair Garden Condominium, is hereby ratified and confirmed.

IN WITNESS WHEREOF, this SECOND AMENDMENT to the Condominium Declaration of ST. CLAIR GARDEN CONDOMINIUM has been executed by

0R2527 PG1129

the ST. CLAIR GARDEN CONDOMINIUM ASSOCIATION, INC. at Fort Myers, Lee County, Florida, on the day and year first above written.

Judy S. Short  
Mark S. Short

ST. CLAIR GARDEN CONDOMINIUM ASSOCIATION, INC.

By: Robert Williamson  
President

Attest: Carol Ann  
Secretary

(Corporate Seal)

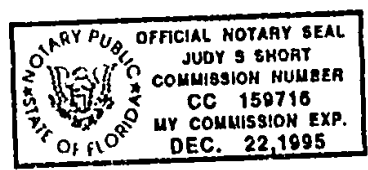
STATE OF FLORIDA  
COUNTY OF LEE

I HEREBY CERTIFY, that on this 29<sup>th</sup> day of June, 1993, before me personally appeared Robert Williamson and Carol Ann President and Secretary, respectively, of ST. CLAIR GARDEN CONDOMINIUM ASSOCIATION, INC., to me known to be the persons described in and who executed the foregoing instrument and severally acknowledged the execution thereof to be their free act and deed as such officers, or the uses and purposes therein mentioned; and that they affixed thereto the official seal of said corporation, and the said instrument is the act and deed of said corporation.

WITNESS my signature and official seal the day and year last aforesaid.

My Commission Expires:

Judy S. Short  
Notary Public  
Print Name  
Commission No. \_\_\_\_\_



OR2527 PG1130

CERTIFICATE OF AMENDMENT OF  
CONDOMINIUM DECLARATION OF ST. CLAIR GARDEN CONDOMINIUM  
NORTH FORT MYERS, FLORIDA

THE UNDERSIGNED, being the duly elected President and Secretary, respectively, of St. Clair Garden Condominium Association, Inc., a Florida corporation not for profit, do hereby certify that at a Special Meeting of the Members held on the 13th day of June, 1993, where a quorum was present, after due notice, resolutions were approved and adopted by the votes indicated. Thereupon, at a duly called meeting of the Board of Administration, held on June 13, 1993, the resolutions below were approved, for the purpose of amending the Condominium Declaration of St. Clair Garden Condominium, as originally recorded in O. R. Book 1342, Page 1684 et seq., Public Records of Lee County, Florida, and as subsequently amended in O.R. Book 2217, Page 1120-13 et seq., Public Records of Lee County, Florida.

1. The following resolutions were approved by the Members, the Association, and unanimously by vote of the members of the Board of Administration at said subsequent meeting.

RESOLVED, that, conditioned upon the owner of Unit 14 making all necessary modifications to the common areas to convert his unit from an office to a residential unit, which modifications shall be at his sole cost, including without limitation: placing an air conditioner, vents for fans and clothes dryer, stone well for hot water heater, and air conditioning drain lines; with all proposed alterations and modifications to the common areas to be approved by the Association prior to such alterations or modifications being effected, the Condominium Declaration of St. Clair Garden Condominium, shall be amended, and the amendments shall be adopted in the form attached hereto as Exhibit "A" and made a part thereof; and it is further

RESOLVED, that the officers and members of the Board of Administration are hereby instructed and authorized to execute the aforementioned amendments and cause them to be filed of public record, together with a certificate of amendment as required by law.

ATTEST:

Julie L. Short  
Mark Short

ST. CLAIR GARDEN CONDOMINIUM  
ASSOCIATION, INC.

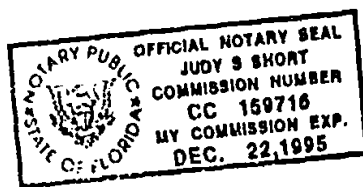
By: Mark Short  
Mark Short, President  
(SEAL)

OR2527 PG1131

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was acknowledged before me this 29th day of June, 1994, by Robert Williamson, President, of St. Clair Garden Condominium Association, Inc., on behalf of the Association.

*Judy S Short*  
\_\_\_\_\_  
Notary Public



CHARLIE GREEN LEE CTY, FL

0R2527 PG1132

94 AUG 12 PM 4: 35

EXHIBIT "F"

UNIT ALLOTMENT OF THE PERCENTAGES OF OWNERSHIP  
OF COMMON ELEMENTS AND SHARING OF COMMON EXPENSES

<u>UNIT NUMBER</u>	<u>PERCENTAGE</u>
1	.0714
2	.0714
3	.0714
4	.0714
5	.0714
6	.0714
7	.0714
8	.0714
9	.0714
10	.0714
11	.0714
12	.0714
13	.0714
14	<u>.0714</u>
	1.00%