RECORDED IN OFFICIAL RECORDS INSTRUMENT # 2021191110 5 PG(S) October 20, 2021 03:40:52 PM KAREN E. RUSHING CLERK OF THE CIRCUIT SARASOTA COUNTY, FL

Return Instrument to: George D. Root, III Stockham Law Group, P.A. 109 S. Edison Avenue Tampa, Florida 33606



## CERTIFICATE OF RECORDING OF AMENDMENTS TO THE DECLARATION OF CONDOMINIUM OF LAUREL HOLLOW (A LAND CONDOMINIUM)

The undersigned officers of Laurel Hollow Condominium Association, Inc., the corporation in charge of the operation and control of the Laurel Hollow condominium, located in Sarasota County, Florida, according to the Declaration of Condominium of Laurel Hollow (A Land Condominium) as recorded in the Official Records in Sarasota County, Florida, at Official Records Book 1893 beginning at Page 1194 hereby certifies that the following amendments to the Declaration of Condominium of Laurel Hollow (A Land Condominium) were proposed and approved by the Membership pursuant to the requirements of the Bylaws of Laurel Hollow Condominium Association, Inc. at a meeting of the Membership held on March 16, 2021. The undersigned further certify that the aforesaid Amendments were proposed and approved in accordance with the governing documents of the Association and applicable Florida Law.

(Additions indicated by <u>underlining</u>, deletions by <u>strikethrough</u>, omitted, unaffected language by ellipses...)

(1). Attached hereto as Exhibit "A" are the Amendments to the Declaration of Condominium of Laurel Hollow (A Land Condominium) that was approved by the membership during the above dated meeting, as follows:

Exhibit A: Amendments to the Declaration of Condominium of Laurel Hollow (A Land Condominium).

LAUREL HOLLOW CONDOMINIUM ASSOCIATION, INC  Signature of Winess  Printed Name of Witness  Signature of Winess  State Of FLORIDA  COUNTY OF SARASOTA  Swom and subscribed before the by means of physical presence or online notarization on this of bayed of begins, 2021, by of the corporation who is personally known to me or has produced a Florida Driver's License as identification houses public State of Florida Michael D Lester  My Commission Expires: Nov. 4, 2025  My Commission Expires: Nov. 4, 2025  Printed Name of Witness	IN WITNESS WHEREOF, Laurel Hollow Condominium Association, Inc. has caused
ASSOCIATION, INC  President  Signature of Witness  Frinted Name of Witness  Signature of Witness  Signature of Witness  STATE OF FLORIDA  COUNTY OF SARASOTA  Sworn and subscribed before the by means of physical presence or online notarization on this of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the composition of the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the corporation who is personally known to me or has produced a Florida Driver's License as identification indicated by the corporation who is personally the c	this Certificate to be executed in its name on this day of August, 2021.
Printed Name of Witness  Signature of Witness  State of Florida  Sworn and subscribed before me by means of physical presence or online notarization on this base of Laurel Hollow Condominium Association, Inc., a Florida corporation, not-for-profit, on behalf of the corporation who is personally known to me or has produced a Florida Driver's License as identification to the commission of the corporation who is personally known to me or has produced a Florida Driver's License as identification to the commission of the corporation who is personally known to me or has produced a Florida Driver's License as identification to the corporation who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has produced a Florida Driver's License as identification who is personally known to me or has	
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Printed Name of Witness  STATE OF FLORIDA COUNTY OF SARASOTA  Sworn and subscribed before the by means of physical presence or online notarization on this 2 day of August, 2021, by ver remails as President of Laurel Hollow Condominium Association, Inc., a Florida col poration, not-for-profit, on behalf of the corporation who is personally known to me or has produced a Florida Driver's License as identification Notary Public State of Florida Michael D Lester Hybrid 16472025  My Commission Expires: No. 4, 2025  Notary Public  Printed Name of Notary Public  Signature of Witness  Printed Name of Witness  Signature of Witness  Signature of Witness  Signature of Witness	
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STATE OF FLORIDA COUNTY OF SARASOTA	
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corporation who is personally known to me or has produced a Florida Driver's License as identification.

Notary Public State of Florida Michael D Lester My Commission HH 164720 Exp. 11/4/2025

My Commission Expires: Ww.4, 2025

Notary Publiq

Printed Name of Notary Public

## AMENDMENTS TO THE DECLARATION OF CONDOMINIUM OF LAUREL HOLLOW (A LAND CONDOMINIUM)

(Additions indicated by <u>underline</u>, deletions indicated by <u>strike through</u>, omissions indicated by ellipsis. . . )

## **ARTICLE XII**

Section (15)

All garages in the condominium must at all times contain a garage door in good operating condition and be of a quality which is satisfactory to the Developer or to the Association. Each garage door must incorporate an electronic device for opening and closing the door which shall be in good working condition at all times. The primary use of all garages in the condominium shall be for the storage of motor vehicles. All garages must be capable at all times of containing the number of vehicles for which it was designed at least one vehicle.

Section (23)

Except for sale or leasing thereof by the Developer, no parcel or unit shall be sold or leased by any person, party or corporation, without the owner thereof first applying on a form provided by the association for consent to the transfer to the Board of Directors of the association, which said consent shall be given or withheld upon the Board's determination of the ability of the proposed lessee or grantee to meet the financial obligations of the unit, and the social and moral desirability of said proposed lessee or grantee. Such application shall contain much information as required by the standard application form which shall be established by the Board of Directors of the association. Such consent must be executed with same formalities as required for the recording of a deed and recorded along with the deed conveying any unit with the condominium. Such consent must be given or denied within 30 days after the request for the same shall have been received by the Board of Directors.

If the Directors elect to deny consent to a sale or lease, the association or any member shall have fifteen (15) days within which to buy or lease the unit on the same terms as stated in the notice of sale or lease and if within said fifteen (15) day period neither the association nor any member shall make such arrangements, the unit shall become freely transferrable with the deed or lease being consented by the association as though it had approved the purchaser or tenant.

The foregoing provisions shall not be applicable on the sale of a condominium unit by an institutional first mortgagee after such mortgagee shall have acquired title as a result of the foreclosure of its mortgage as a result of a deed in lieu of foreclosure; provided further that the foregoing provisions shall not be applicable to purchasers at foreclosure sales on institutional



first mortgages. In no event shall a unit be leased for a term of less that one (1) year. There shall be a ten dollar (\$10) nonrefundable fee, paid to the Association by the unit owner, for processing the sale or lease application. Sub-leasing is not allowed. The maximum number of occupants per leased unit is six (6).

(Additions indicated by <u>underline</u>, deletions indicated by strike through, omissions indicated by ellipsis. . . )