

Prepared by / Return to:

Charles W. Edgar, III, Esquire
Cherry, Edgar & Smith, P. A.
8409 North Military Trail, Suite 123
Palm Beach Gardens, Florida 33410

**SUPPLEMENTAL DECLARATION
TO
THE MASTER DECLARATION OF
COVENANTS, CONDITIONS, RESERVATIONS
AND RESTRICTIONS OF SERENOA SUBDIVISION**

THIS SUPPLEMENTAL DECLARATION is made this 5th day of June, 2020 by **GRBK GHO SERENOA, LLC**, a Florida limited liability company (the "Developer").

RECITALS

A. Developer, by Assignment of Developer's Rights recorded in Official Record Book 3111, Page 1994, of the Public Records of Indian River County, Florida, is the Developer of, under, and as defined in the **MASTER DECLARATION OF COVENANTS, CONDITIONS RESERVATIONS AND RESTRICTIONS OF SERENOA SUBDIVISION**, recorded in Official Record Book 2023, Page 2224, of the Public Records of Indian River County, Florida, as amended from time to time (the "Declaration"). The capitalized terms used but not otherwise defined herein shall have the meanings given them in the Declaration.

B. Article II, Section 2 of the Declaration provides that Developer may, from time to time, but within twenty (20) years of the recording of the original Declaration (i.e. April 25, 2006), and in its discretion and without consent of any other person or entity, add and subject additional land to the provisions of the Declaration by way of a Supplemental Declaration.

D. The Developer now desires to add and make additional land subject to the terms and provisions of the Declaration.


NOW, THEREFORE, in consideration of the premises and the aforesaid authority of Developer, the Declaration is hereby supplemented to add the additional land legally described on Exhibit "A" attached hereto which shall henceforth be part of the Property and therefore is subject to the covenants, conditions, restrictions, easements and other terms and conditions set forth in the Declaration.

IN WITNESS WHEREOF, Developer has executed this Supplemental Declaration for the purposes herein stated as of the date and year first above written.


WITNESSES:

DEVELOPER:

GRBK GHO SERENOA, LLC,
a Florida limited liability company


Print Name: Julie S Prouty

By: 
William N. Handler, Manager


Print Name: Rebecca Dima

STATE OF FLORIDA

COUNTY OF ST. LUCIE

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 5th day of June, 2020, by William N. Handler, as Manager of GRBK GHO SERENOA, LLC, a Florida limited liability company, on behalf of the company, who is personally know to me or has produced _____ as identification.



Rebecca Dima
Commission # GG060876
Expires: January 9, 2021
Bonded thru Aaron Notary

(Notarial Seal)


Notary Public, State of Florida

EXHIBIT "A"
ADDITIONAL LAND

The land described in that certain Plat of Serenoa Phase 4, according to the plat thereof, recorded in Plat Book 29, Page 18, of the Public Records of Indian River County, Florida.

and

The land described in that certain Plat of Serenoa Phase 5, according to the plat thereof, recorded in Plat Book 30, Page 9, of the Public Records of Indian River County, Florida.