

PREPARED BY AND SHOULD BE  
RETURNED TO:  
RICHARD A. ZACUR, ESQUIRE  
Zacur, Graham & Costis, P.A.  
P.O. Box 14409  
St. Petersburg, Florida 33733

Condominium Plats pertaining  
hereto are filed in Plat Book 2, Pages 23-24.

**AMENDMENT TO DECLARATION OF  
CAPRI ISLE GARDEN APARTMENTS NO. ONE, A CONDOMINIUM**

WHEREAS, the Board of Directors and Unit Owners of CAPRI ISLE GARDEN APARTMENTS NO. ONE ASSOCIATION, hereinafter referred to as Association, desires to amend the Declaration for said condominium association, which Declaration of Condominium and Bylaws have been filed and recorded in and for Pinellas County, Florida, within O.R. Book 2541, beginning with Page 666, et seq.

WHEREAS, a meeting of the Board of Directors of the association and said unit owners/members was duly called in accordance with the Declaration of Condominium and Bylaws, after proper notice was given to the unit owners/members.

WHEREAS, such meeting took place on May 20, 2016, there was present a quorum of Directors and a quorum of unit owners/members as defined and required by the Bylaws, Articles of Incorporation, and the Declaration of Condominium for said Association.

WHEREAS, after due consideration, of said proposed amendment, which amendment was proposed by resolution by said Directors, same was presented for a vote, and accepted by the required vote of the Board of Directors, and said amendment was approved by the vote of the required percentage of unit owners/members according

to the provisions of the Declaration of Condominium for said Association.

WHEREAS, that the Board of Directors and the unit owners/members have approved the Amendment to the Declaration, and said Amendment is hereinafter provided.

NOW THEREFORE, said Declaration of Condominium shall be hereby amended pursuant to the heretofore stated authority and requirements, which amendment is to be provided within said Declaration of Condominium and said amendment is as follows:

15. SALE - No condominium parcel shall be sold, leased or subleased unless the purchaser, or lessee, be first approved by the Association, or its delegate. Any sale attempted without said approval shall be null and void and of no effect. The Association or its delegate shall have fifteen days after receiving notice of the proposed sale to approve or disapprove the same, and one week to approve or disapprove a lease or sublease. It is further provided that the Association, or its delegate shall have the option to purchase the subject condominium parcel for and on behalf of the owners of other condominium parcels within fifteen days after it has received written notice of the proposed sale. Said written notice of the proposed sale shall contain all of the terms and conditions of the proposed sale. In the event that the Association, or its delegate fails to exercise the option to purchase within the fifteen days period provided, then the owner of the condominium parcel may consummate the proposed sale in accordance with the terms and conditions contained in the notice served upon the Association whether or not the Association has expressly approved the proposed sale. Provided, that nothing in this paragraph shall restrict the original owner, or the original owner's original condominium lessee.

The Association shall charge a fee in connection with the sale, mortgage, lease, sublease or other transfer of a unit, as allowed by the Florida Condominium Act, which fee shall be part of every application process. The Board of Directors will set the fee at the maximum rate allowed by the Florida Condominium Act. No sale, mortgage, lease, sublease or other transfer, or transfer of a unit shall be approved without payment of the transfer fee as set forth herein.

RESOLVED, further, that said Amendment to the Declaration of the Association is hereby adopted, approved and the Board of Directors shall have same recorded in the Public Records of Pinellas County, Florida.

CAPRI ISLE GARDEN APARTMENTS NO. ONE ASSOCIATION

BY: [Signature]  
President

BY: [Signature]  
Secretary

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 21<sup>st</sup> day of July, 2016, by Salvatore Grace, the President and Christine Gushke, the Secretary, who are personally known to me or who have produced \_\_\_\_\_ as identification and who did take an oath and depose and says that they executed the foregoing Amendment and acknowledge to and before me that they executed said Amendment for the purpose therein expressed.

[Signature]  
Notary Public

Stephanie Hendrix  
Notary Name Typed/Printed

My commission expires:



(CODING: Words in underscored type indicate changes from original Declaration of Condominium and By-Laws and deletions from the original Declaration of Condominium and By-Laws are shown by strike outs. Unless otherwise provided herein, all provisions of the Declaration of Condominium and By-Laws are not affected by this Amendment and shall remain the same.)