

6.

**AMENDED DECLARATION, MODIFICATION AND RESTATEMENT OF
COVENANTS,
RESTRICTIONS AND EASEMENTS OF RECORD.**

On this 31 day of May, 2006, the following named Declarants:

Richard F. Mason, Sr., widower of Joann H. Mason, deceased
5137 Harvey Grant Road
Orange Park, Florida 32003

Steve Johnson, Inc., a Florida Corporation
2301 Park Avenue, Suite 208
Orange Park, Florida 32073

Robert G. Widhalm and Marva Lou Widhalm, husband and wife
5155 Harvey Grant Road
Orange Park, Florida 32003

Harvey Grant, LLP
A Florida Limited Partnership
1845 Town Center Boulevard, Suite 100
Orange Park, Florida 32003

The Declarants, in consideration of mutual promises, agree as follows:

Whereas the Declarants own the real property served by several existing recorded easements recorded at Official Records Book 2584 pages 1003-1007 public records of Clay County.

Whereas the Declarants desire to vacate one of existing easements and to establish and declare and modify the easement of record to simplify and clarify the location of the ingress and egress for the benefit of all Declarants, Successors and assigns.

Now therefore the Declarants modify, and vacate the following existing easement, to wit:

RIVER ACCESS EASEMENT:

An easement for ingress and egress for pedestrian traffic for river access covering a parcel of land situated in Lot 13, Hollywood Forest, Clay County, Florida, according to Plat Book 4, Page 55 of the Public Records of said county; said parcel being more particularly described as follows:

Begin at the Northwest corner of the South ½ of Lot 12, said Hollywood Forest; thence on the North line of said South ½ of Lot 12, run North 89 degrees 24 minutes 00

seconds East 610.00 feet; thence South 00 degrees 54 minutes 00 seconds East 105.00 feet; thence North 89 degrees 24 minutes 00 seconds East 159.48 feet to the Point of Beginning; thence South 89 degrees 24 minutes 00 seconds West 159.48 feet; thence North 00 degrees 54 minutes 00 seconds West 5.00 feet; thence North 89 degrees 24 minutes 00 seconds East 30.00 feet; thence North 00 degrees 54 minutes 00 seconds West 5.00 feet; thence North 89 degrees 24 minutes 00 seconds East 130.52 feet; thence South 79 degrees 16 minutes 20 seconds East 87 feet, more or less to the waters of the St. Johns River; thence along said waters in a general southerly direction 10 feet, more or less, to a point which bears South 79 degrees 16 minutes 20 seconds East 84 feet, more or less, from the Point of Beginning; thence North 79 degrees 16 minutes 20 seconds West 84 feet, more or less, to the Point of Beginning.

Further the Declarants hereby establish hereinafter certain easements for ingress, egress and utilities which shall serve the real property owned by Declarants and is described as follows:

DESCRIPTION FOR: HARVEY GRANT, LLP

AN EASEMENT FOR INGRESS AND EGRESS FOR PEDESTRIAN TRAFFIC FOR RIVER ACCESS COVERING A PARCEL OF LAND SITUATED IN LOT 13, HOLLYWOOD FOREST, CLAY COUNTY, FLORIDA, ACCORDING TO PLAT BOOK 4, PAGE 55 OF THE PUBLIC RECORDS OF SAID COUNTY; SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF THE SOUTH ½ OF LOT 12, SAID HOLLYWOOD FOREST; THENCE ON THE NORTH LINE OF SAID SOUTH ½ OF LOT 12, RUN NORTH 89 DEGREES 24 MINUTES 00 SECONDS EAST 610.00 FEET; THENCE SOUTH 00 DEGREES 54 MINUTES 00 SECONDS WEST 5.00 FEET; THENCE NORTH 89 DEGREES 24 MINUTES 00 SECONDS EAST 30.00 FEET; THENCE NORTH 00 DEGREES 54 MINUTES 00 SECONDS WEST 5.00 FEET; THENCE NORTH 89 DEGREES 24 MINUTES 00 SECONDS EAST 230 FEET, MORE OR LESS TO THE WATERS OF THE ST. JOHNS RIVER; THENCE ALONG SAID WATERS IN A GENERAL SOUTHWESTERLY DIRECTION 12 FEET, MORE OR LESS. TO A POINT WHICH BEARS NORTH 89 DEGREES 24 MINUTES 00 SECONDS EAST 253 FEET, MORE OR LESS FROM THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 24 MINUTES 00 SECONDS WEST 253 FEET, MORE OR LESS TO THE POINT OF BEGINNING.

Other than the foregoing amendment the provisions contained in the Declaration of Easement as recorded in OR book 2584 pages 1003-1007 shall remain in full force and affect.

This instrument was signed and sealed this ____ day of May, 2006 by:

WITNESS NAME:

Richard F. Mason, Sr.

WITNESS NAME:

This instrument was signed and sealed this 31st day of May, 2006 by:

[Signature]
WITNESS NAME: G.R. AGRESTI

Marva Lou Widhalm for
Robert G. Widhalm Robert G. Widhalm

[Signature]
WITNESS NAME: Michelle R. Coking

Marva Lou Widhalm
Marva Lou Widhalm

This instrument was signed and sealed this 2nd day of June, 2006 by:

Cathy A. Hadden
WITNESS NAME: Cathy A. Hadden

Steve Johnson, Inc., a Florida Corporation

[Signature]
WITNESS NAME: G.R. AGRESTI

BY: [Signature]
Its President

This instrument was signed and sealed this ____ day of May, 2006:

[Signature]
WITNESS NAME: G.R. AGRESTI

Harvey Grant, LLP, a Florida Limited Liability Partnership:

Cathy A. Hadden
WITNESS NAME: Cathy A. Hadden

BY: [Signature]

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this
_____ day of _____, 2006 by Richard F. Mason, Sr. , who is personally
known to me or has produced _____ as identification.

Notary Public
Commission Expires:

STATE OF FLORIDA
COUNTY OF CLAY

31st The foregoing instrument was acknowledged before me this
day of May, 2006 by Marva Lou Widhalm, individually and as
attorney in fact for Robert G. Widhalm, who is personally known to me or has produced
_____ as identification.

Michelle R. Cocking
Notary Public Michelle R. Cocking
Commission Expires:



STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this
2nd day of June, 2006 on behalf of the corporation, by
Steve Johnson, President of Steve Johnson, Inc., a Florida
corporation, who is personally known to me or has produced _____
as identification.

Cathy A. Hadden
Notary Public Cathy A. Hadden
Commission Expires:



Cathy A. Hadden
Commission # DD272972
Expires February 20, 2008
Bonded Troy Fair - Insurance, Inc. 800-365-7019

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was acknowledged before me this 26th day of May, 2006 on behalf of the partnership, by Bruce D. Johnson, Managing Partner of Harvey Grant, LLP, a Florida limited partnership, who is personally known to me ~~or has produced~~ as identification.

Cathy A. Hedd
Notary Public
Commission Expires:



Cathy A. Hadden
Commission # DD272972
Expires February 20, 2008
Bonded Troy Fair - Insurance, Inc. 800-365-7018

