

5 MIN. RETURN

Prepared by and return to:
John B. Moss, Esquire
Head, Moss, Fulton & Noble, P.A.
1530 Business Center Dr., Ste. 4
Orange Park, Florida 32003

**AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS, RESTRICTIONS AND EASEMENTS
FOR HICKORY KNOLLS ESTATES**

This is an amendment to the certain Declaration of Covenants, Conditions, Restrictions and Easements for Hickory Knolls Estates, (hereinafter referred to as the Amendment).

RECITALS:

- A. Developer has recorded the Declaration of Covenants, Conditions, Restrictions and Easements for Hickory Knolls Estates and the Declaration affects the property known as Hickory Knolls Estates recorded in Plat Book 41, pages 11 through 15 inclusive of the public records of Clay County, Florida.
- B. Said Declarations are recorded in Official Records Book 2208, page 0509 and Amendment thereto recorded in Official Records Book 2237, page 0775 of the public records of Clay County, Florida.
- C. Developer reserved the right within those Declarations of Covenants, Conditions, Restrictions and Easements for Hickory Knolls Estates to amend the Declaration of Covenants, Conditions, Restrictions and Easements for Hickory Knolls Estates.

DECLARATION

NOW THEREFORE, Developer amends the Declaration of Covenants, Conditions, Restrictions, and Easements for Hickory Knolls Estates, and as amended, as follows:

Add:

Article XVI. Pursuant to Developers reserved rights in the above referenced Declaration, there are certain Pedestrian Pathway Easements as located on Plat of Hickory Knolls Estates and it is the intention of the Developer to restrict the access on the Pedestrian Pathway Easement that overlaps on Lot 85 and "Tract J", only to the owner of Lot 85.

Notwithstanding the reserved right to amend the Declaration, this restriction cannot be amended without the written consent of the owner or subsequent owners of Lot 85. This Covenant runs with the land. All lot owners in Hickory Knolls Estates and Hickory Knolls Estates Unit Two are to use the 25 foot Pedestrian Pathway Easement located on the south portion of Lot 76 and Tract G and Tract F as shown on plat.

Signed, sealed and delivered
in the presence of:

Developer:

Clay County Development Company,
Inc., a Florida corporation

Sign: Christine Smith
Print: Christine Smith

By: 
L. John Wright, Sr., President

Sign: Monica A. Jencikis
Print: Monica A. Jencikis

STATE OF FLORIDA
COUNTY OF CLAY

The foregoing instrument was personally acknowledged before me this 8th day of February, 2007, by L. John Wright, Sr., President of Clay County Development Company, Inc., a Florida corporation, on behalf of the corporation, (who is personally known to me) or who produced _____ as identification.

Elaine D. Williams
Notary Public, State of Florida
My Commission Expires: _____

(Seal)

ELAINE D. WILLIAMS
Notary Public, State of Florida
My comm. exp. Oct. 1, 2009
Comm. No. DD 442371