

AMENDMENT TO DECLARATION
OF CONDOMINIUM
OF
BEAU RIVAGE OF JACKSONVILLE
(2019)

THIS AMENDMENT, dated as of the 4th day of APRIL, 2019, for the condominium known as "Beau Rivage," by BEAU RIVAGE OF JACKSONVILLE, INC. (the "Association").

WITNESSETH:

The condominium known as "Beau Rivage," located at 2970 St. Johns Avenue, Jacksonville, Florida 32205 (the "Condominium") was created by a Declaration of Condominium dated as of June 10, 1974, recorded in Official Records Volume 3752, Page 433 of the public records of Duval County, Florida, and said instrument was subsequently amended by Certificate and First Amendment to Declaration of Condominium dated as of July 27, 1978, recorded in Official Records Volume 4688, Page 902 of said records, and by Corrective Instrument dated as of July 27, 1978, recorded in Official Records Volume 4706, Page 752 of said records, and by Amendment to Declaration of Condominium dated as of September 13, 2004, recorded in Official Records Volume 12054, Page 410, and re-recorded in Official Records Volume 12081, Page 1259 of said records (collectively, the "Declaration").

Francis Emile Mirmina, a single man, the owner of Units 9C and 9D of the Condominium by virtue of General Warranty Deed dated as of November 4, 2014, recorded in Official Records Volume 16970, Page 9 of the said public records (herein "Mirmina"), and the Association, have agreed to reconfigure and combine Units 9C and 9D, making one combined unit to be known as Unit 9C. Such reconfiguration will result in a combination of the percentage interests in the Condominium and its common elements into one percentage interest for new Unit 9C and the elimination of a separate Unit 9D and any percentage interest attributable thereto. Mirmina has joined herein for the purpose of acknowledging his agreement to such reconfiguration and combination.

NOW THEREFORE, in consideration of the premises and for Ten Dollars and other valuable consideration, the Declaration is hereby amended as follows:

1. Units 9C and 9D are hereby reconfigured and combined into one condominium unit to be known as "Unit 9C".
2. Notwithstanding the terms of the Declaration, the walls, if any, dividing former Units 9C and 9D shall be deemed Limited Common Elements associated with and appurtenant to reconfigured and renamed Unit 9C and shall be maintained in good condition and repair by the owner of said Unit 9C and not by the Association. Any damage to, or alteration or replacement of said dividing walls shall be the responsibility of the owner of new Unit 9C, and not the Association.

3. The reconfiguration of former Units 9C and 9D into new Unit 9C has the effect of changing the total number of condominium units to 84 units, and their respective proportionate interests in the Condominium. Therefore it is necessary to change the listing of units in the Condominium and their respective interests in the Condominium and its common elements. For convenience all units and percentage interests are restated herein. The dwelling units and percentage ownerships of the Common Elements appurtenant thereto are agreed and stated as follows:

<u>Dwelling Unit</u>	<u>Percent Ownership</u>	<u>Dwelling Unit</u>	<u>Percent Ownership</u>
G-F	0.962	7-A	1.393
G-H	1.042	7-B	1.058
1-A	1.297	7-C	1.138
1-B	0.941	7-D	1.074
1-C	1.042	7-E	1.138
1-E	1.010	7-F	1.106
1-F	1.011	7-G	1.377
1-G	1.281	8-A	1.409
2-A	1.313	8-B	1.074
2-B	0.963	8-C	1.154
2-C	1.058	8-D	1.090
2-D	0.979	8-E	1.154
2-E	1.058	8-F	1.122
2-F	1.027	8-G	1.393
2-G	1.297	9-A	1.425
3-A	1.328	9-B	1.090
3-B	0.995	9-C	2.276
3-C	1.074	---	---
3-D	1.011	9-E	1.170
3-E	1.074	9-F	1.138
3-F	1.042	9-G	1.409
3-G	1.313	10-A	1.440
4-A	1.345	10-B	1.106
4-B	1.011	10-C	1.186
4-C	1.090	10-D	1.122
4-D	1.027	10-E	1.186
4-E	1.090	10-F	1.154
4-F	1.058	10-G	1.426
4-G	1.328	11-A	1.488
5-A	1.361	11-B	1.154
5-B	1.027	11-C	1.218
5-C	1.106	11-D	1.154
5-D	1.042	11-E	1.218
5-E	1.106	11-F	1.186
5-F	1.074	11-G	1.472
5-G	1.345	12-A	1.504
6-A	1.377	12-B	1.170
6-B	1.042	12-C	1.234
6-C	1.122	12-D	1.170
6-D	1.058	12-E	1.234
6-E	1.122	12-F	1.202
6-F	1.090	12-G	1.488
6-G	1.361	84 Units	100.00%

4. There shall be four (4) parking spaces, as from time to time designated by the Board of Directors of the Association, assigned to new Unit 9C.

5. By their execution hereof the undersigned president and secretary of Beau Rivage of Jacksonville, Inc., certify that at a duly held combined meeting of the board of directors and unit owners/members of Beau Rivage of Jacksonville, Inc., on APRIL 4, 2019, this Amendment was unanimously approved and adopted by the board of directors, and that at or prior to such meeting more than seventy-five percent (75%) of said unit owners/members approved this Amendment in person or by proxy.

6. As modified hereby, the Declaration continues in full force and effect and is valid and binding upon and against the heirs, successors and assigns of Association and Mirmina.

IN WITNESS WHEREEOF Association and Mirmina have executed this instrument as of the day and year first above written.

Witnesses:

Liz Mizera
Print Name: LIZ MIZERA

JOHN W LOSAR
Print Name: JOHN W LOSAR

BEAU RIVAGE OF JACKSONVILLE, INC.,
a Florida not-for-profit corporation

By: Alison Bok
Print Name: F. ALISON BOK
President

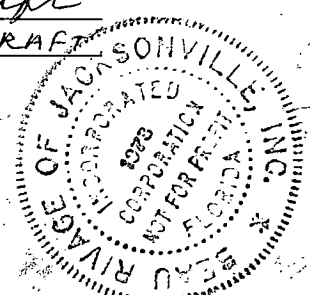
Attest: Patricia A Craft
Print Name: PATRICIA A CRAFT
Secretary

("Association")

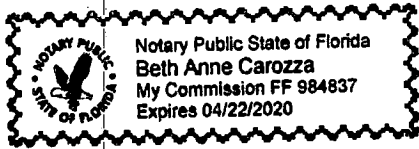
STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me, under oath, this 4th day of APRIL, 2019, by Alison Bok, as President, and attested by Patricia Craft, as Secretary,



both of BEAU RIVAGE OF JACKSONVILLE, INC., a Florida not-for-profit corporation.



Beth Anne Carozza
Notary Public, State of Florida
Name: Beth Anne CAROZZA
My Commission Expires: _____
My Commission Number is: _____

Witnesses:

Liz Mizera
Print Name: Liz Mizera

John W. Losak
Print Name: JOHN W. LOSAK

Francis E. Mirmina
Francis Emile Mirmina

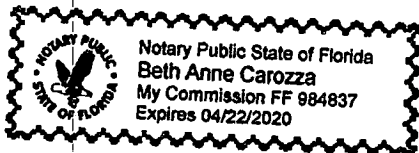
("Mirmina")

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me, under oath, this 4 day of April, 2019, by Francis Emile Mirmina, to me well known.

Personally Known _____ or Produced Identification _____
Type of Identification Produced FL Driver License



Beth Anne Carozza
Notary Public, State of Florida
Name: Beth Anne CAROZZA
My Commission Expires: _____
My Commission Number is: _____