

PREPARED BY AND TO BE RETURNED TO:  
Lisa Bianchi  
KB Home  
10475 Fortune Parkway, Suite 100  
Jacksonville, FL 32256  
(813) 387-9616

**SUPPLEMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS  
FOR COPPER RIDGE**

**THIS SUPPLEMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS FOR COPPER RIDGE** (this "Supplement") is made by KB Home Jacksonville LLC, a Delaware limited liability company authorized to do business in Florida ("KB").

**WITNESSETH:**

**WHEREAS**, KB is the Declarant pursuant to that certain Declaration of Covenants and Restrictions for Copper Ridge recorded on December 17, 2021, in Official Records Book 20063, Page 2027, public records of Duval County, Florida, as has been or may have been amended and supplemented from time to time (collectively, "Declaration"); and

**WHEREAS**, Section 15.4.4 of the Declaration, allows Declarant, without joinder or consent of any other party, to amend the Declaration to submit additional property to the terms and provisions of the Declaration, such additional property to become a portion of the "Property", as defined in the Declaration; and

**WHEREAS**, Declarant is the owner of that certain property in Duval County, Florida, as legally described on Exhibit "A", attached hereto and made a part hereof (the "Additional Property"), and now, pursuant to Sections 2.2 and 15.4.4 of the Declaration, desires to submit such property to the scope of the Declaration, as provided hereinafter;

**NOW, THEREFORE**, Declarant now desires to amend the Declaration as follows:

1. **Recitals**: The foregoing recitals are true and correct and are deemed incorporated herein as if fully stated hereinafter.
2. **Addition of Additional Property**: Declarant, for itself and its successors, grantees and assigns, hereby makes, declares and publishes its intention to subject and does hereby subject the Additional Property to all terms, provisions, covenants, conditions, restrictions and easements to run with said property and be binding upon the owners of said property. Hereinafter, the Additional Property shall be included within the scope of the "Property" as defined and referenced in the Declaration.

**[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]**

IN WITNESS WHEREOF, KB has caused this Supplement to be executed by its authorized representative and affixed its corporate seal as of this 16<sup>th</sup> day of December, 2024.

WITNESSES:

KB HOME JACKSONVILLE LLC,  
a Delaware limited liability company

[Signature]  
Name: Jim Fiedler

By: [Signature]

Address:  
10475 Fortune Parkway, Suite 100  
Jacksonville, FL 32256

Todd Holder  
President

[Signature]

Name: JAMES C SUMMERS  
Address:  
10475 Fortune Parkway, Suite 100  
Jacksonville, FL 32256

(SEAL)

STATE OF FLORIDA  
COUNTY OF Duval

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 16 day of December, 2024, by Todd Holder, the President of KB HOME JACKSONVILLE LLC, a Delaware limited liability company, on behalf of the company. He either  is personally known to me or [ ] has produced a \_\_\_\_\_ state driver's license as identification.

[NOTARY SEAL]



Bajae W. Woodruff  
Comm.: HH 364485  
Expires: February 20, 2027  
Notary Public - State of Florida

[Signature]  
Notary Public, State of Florida  
Printed Name: Bajae W Woodruff  
Commission No.: HH 364485  
My commission expires: 2-20-27

**EXHIBIT "A"**

**Additional Property**

COPPER RIDGE PHASE 3, according to the map or plat thereof recorded in Plat Book 83, Page 64, public records of Duval County, Florida.