

**SUPPLEMENTAL DECLARATION OF  
COVENANTS, CONDITIONS AND RESTRICTIONS FOR  
FOX CHASE - UNIT ONE**

2

THIS SUPPLEMENTAL DECLARATION is made on the date hereinafter set forth by NOTES INVESTMENTS, INC., a Colorado corporation, hereinafter referred to as "Declarant". This Supplemental Declaration shall be binding and inure to the benefit of the Declarant and all parties claiming title to or an interest in FOX CHASE - UNIT TWO, according to Plat thereof recorded in Plat Book 47, Pages 22 & 22A public records of Duval County, Florida, and FOX CHASE - UNIT FOUR, according to Plat thereof recorded in Plat Book Book 47, Pages 23 & 23A public records of Duval County, Florida.

WHEREAS, Declarant executed a Declaration of Covenants, Conditions and Restrictions for FOX CHASE - UNIT ONE, hereinafter referred to as "Declaration", which is dated February 6, 1991, and recorded in Official Records Volume 7062, beginning at Page 0915; and

WHEREAS, Article IX, Sections 1 and 3, Page 0929, of said Declaration provides in relevant part as follows:

Section 1. Declarant's Annexation. For a period up to five (5) years after the date of recording this Declaration, the Declarant shall have the right (without obligation to do so), from time to time and in its sole discretion without the consent or joinder of the Association, any Owner, or mortgagee of any Owner (unless otherwise required by the Federal Housing Administration, the Veteran's Administration, or the Federal National Mortgage Association) to annex to the Property and to include within this Declaration additional land.

Section 3. Supplemental Declarations. Any such additions authorized in Section ... above may be made by filing of record of one or more Supplemental Declarations with respect to the annexed property. A Supplemental Declaration shall contain a statement that the real property that is the subject of the Supplemental Declaration constitutes additional property which is to become a part of the Property subject to this Declaration. Such Supplemental Declaration shall become effective upon being recorded in the public records of Duval County, Florida.

WHEREAS, Declarant is the owner of the following described real estate, which constitutes two plats of additional property contiguous to the property described in said Declaration:

All lots shown on Plat of FOX CHASE - UNIT TWO according to Plat thereof recorded in Plat Book 47, Pages 22 & 22A public records of Duval County, Florida; and

All lots shown on Plat of FOX CHASE - UNIT FOUR according to Plat thereof recorded in Plat Book Book 47, Pages 23 & 23A public records of Duval County, Florida.

WHEREAS, the time limitation of 5 years from the date of recording of the Declaration has not been exceeded by this Supplemental Declaration; and

NOW, THEREFORE, Declarant hereby declares that the following property is submitted, annexed and added to said Declaration and to the property defined and described therein, and shall be transferred, held, sold, conveyed and developed subject to all the easements, covenants, restrictions, conditions and other terms and provisions of said Declaration to the same extent as though originally submitted thereto:

RECORDED & RETURN TO:  
WILLIAM DEKLE DAY  
ATTORNEY AT LAW  
1503 OAK STREET  
JACKSONVILLE, FLA 32204

PREPARED BY:  
WILLIAM DEKLE DAY  
ATTORNEY AT LAW  
1503 OAK STREET  
JACKSONVILLE, FLA 32204

OFFICIAL RECORDS

All lots shown on Plat of FOX CHASE - UNIT TWO according to Plat thereof recorded in Plat Book 47, Pages 22 & 22A public records of Duval County, Florida; and

All lots shown on Plat of FOX CHASE - UNIT FOUR according to Plat thereof recorded in Plat Book 47, Pages 23 & 23A public records of Duval County, Florida.

and that there is hereby added to the definition of Common Area under said Declaration the following:

No Common Area is added.

IN WITNESS WHEREOF, the undersigned, being the Declarant herein, has hereunto set its hand and seal this 15<sup>th</sup> day of July, 1992.

Signed, sealed and delivered in the presence of the following witnesses:

MOTES INVESTMENTS, INC.  
a Colorado Corporation

Robert S. Porter  
ROBERT S. PORTER (print)

C. J. Hagan Jr  
C. J. HAGAN JR (print)

By Kent K. Morris  
Its President  
(Corporate Seal)

STATE OF FLORIDA  
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of July, 1992, by Kent K. Morris, the PRESIDENT of Motes Investments, Inc., a Colorado corporation, on behalf of the corporation. He is personally known to me or has produced as identification, and did take an oath.

Robert S. Porter  
Notary Public  
State of Florida  
MY COMMISSION EXPIRES 07/31/92

92-0091455  
FILED AND RECORDED  
IN PUBLIC RECORDS  
OF DUVAL COUNTY FLA

92 AUG -3 PM 2:02  
RECORD VERIFIED  
Thomson  
CLERK OF CIRCUIT COURT