

THIS DOCUMENT PREPARED  
BY AND RETURN TO:

THOMAS M. JENKS, ESQ.  
PAPPAS METCALF JENKS & MILLER, P.A.  
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SUITE 400  
JACKSONVILLE, FL 32202-4907

**SUPPLEMENTARY DECLARATION OF COVENANTS AND  
RESTRICTIONS FOR PABLO CREEK  
(Phase Two and Two-A)**

**THIS SUPPLEMENTARY DECLARATION** is made effective July 13,  
2005, by **PABLO CREEK RESERVE, LLC**, a Florida limited liability company  
("Developer"), having an address of 4314 Pablo Oaks Courts, Jacksonville, Florida 32224.

**WITNESSETH:**

**WHEREAS**, the Developer has executed the Declaration of Covenants and Restrictions for Pablo Creek Reserve which was recorded on November 4, 2004, in Official Records Volume 12128, pages 1099 through 1132, of the public records of Duval County, Florida and in Official Records Book 2312, pages 1763 through 1796 of the public records of St. Johns County, Florida (the "Declaration"), thereby submitting all of the real property described in the Declaration to the terms thereof;

**WHEREAS**, the Developer is the owner of the real property more particularly described on Exhibit A attached hereto and made a part hereof (the "Property").

**WHEREAS**, Section 3.2 of the Declaration allows the Developer to subject the Property to the terms and provisions of the Declaration without the consent or joinder of any other party, and the Developer desires to hereby subject the Property to all terms and provisions of the Declaration.

**WHEREAS**, Sections 2.3, 4.3, and 11.1 of the Declaration allow the Developer to designate additional Common Areas and to designate additional Roadways.

**NOW THEREFORE**, the Developer hereby declares that:

1. All capitalized terms contained in this Supplementary Declaration and which are defined by the Declaration, shall have the same meanings as such terms are defined by the Declaration.

2. All of the Property and any portion thereof shall be held, transferred, sold and conveyed and occupied subject to all covenants, restrictions, easements, charges and liens and all

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other matters as set forth in the Declaration, as the same may be amended from time to time. In the event of conflict between the terms and provisions of the Declaration and this Supplementary Declaration, this Supplementary Declaration shall control.

3. The Developer hereby designates the portion of the Property more particularly described on Exhibit B attached hereto and made a part hereof as Common Area. The Developer hereby further designates the portion of the Property more particularly described on Exhibit C attached hereto and made a part hereof as constituting Roadways.

4. This Supplementary Declaration shall become effective upon its recordation in the public records of St. Johns County, Florida. Except as specifically supplemented hereby, the Declaration shall remain in full force and effect as originally executed and recorded.

**IN WITNESS WHEREOF**, the Developer has caused this Supplementary Declaration to be duly executed as of the date first above written.

Signed, sealed and delivered  
in the presence of:

Signed, sealed and delivered  
in the presence of:

Tina E. Houns  
Tina E Houns  
(Print Name)

Lauren L. Owens  
Lauren L. Owens  
(Print Name)

**PABLO CREEK RESERVE, LLC,**  
a Florida limited liability company

By: Pablo Road Development, LLC,  
a Florida limited liability company, as  
Managing Member

By: [Signature]  
Name Printed: Gregory B. Barber  
Title: VICE PRESIDENT

STATE OF FLORIDA )  
 )SS  
COUNTY OF Duval )

The foregoing instrument was acknowledged before me this 13 day of July, 2005 by Gregory J. Barbour the Vice President of Pablo Road Development LLC, a Florida limited liability company, as Managing Member of **PABLO CREEK RESERVE, LLC**, a Florida limited liability company, on behalf of the company.

  
(Print Name Lauren L. Owens)

NOTARY PUBLIC, State of Florida at Large  
Commission # \_\_\_\_\_

My Commission Expires:  
Personally Known  
or ~~Produced I.D.~~

~~[check one of the above]~~

Type of Identification Produced



**EXHIBIT A**

Property

All of Pablo Creek Reserve Phase Two and Two-A, according to the plat thereof recorded in Plat Book 58, pages 135 through 142 of the public records of Duval County, Florida.

**EXHIBIT B**

Common Area

Tracts, A, B, C, D, G, H, J, O and Q all as shown on the plat of Pablo Creek Reserve Phase Two and Two-A, according to the plat thereof recorded in Plat Book 58, pages 135 through 142 of the public records of Duval County, Florida.

**EXHIBIT C**

Roadways

Commissioners Drive and Hala Court as shown on the plat of Pablo Creek Reserve Phase Two and Two-A, according to the plat thereof recorded in Plat Book 58, pages 135 through 142 of the public records of Duval County, Florida.