

This instrument prepared by and
should be returned to:
Curtis O. Hingson, Treasurer,
Ridgefield Homeowners Association, Inc.
P.O. Box 350722
Jacksonville, FL 32235
(904) 655-2502

**NOTICE OF PRESERVATION OF
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR
RIDGEFIELD UNIT 1, RIDGEFIELD UNIT 2, AND RIDGEFIELD UNIT 3**

THIS NOTICE is being recorded pursuant to Sections 712.05 and 712.06, Florida Statutes, in order to preserve the easements, covenants, restrictions, conditions and all other provisions of the following documents:

1. Ridgefield Unit 1, recorded in Official Records Plat Book 41, Pages 94, 94A and 94B, on May 9, 1986 in Duval County FL.
2. Covenants and Restrictions for Ridgefield Unit 1 dated April 30, 1986, recorded in Official Records Book Vol. 6134, Pages 535 - 540, on May 23, 1986 in Duval County FL.
3. Declaration, Grant of Easements, Assessments for Association of Homeowners of Ridgefield, dated April 30, 1986, recorded in Official Records Book Vol. 6134, Pages 541 - 542, on May 23, 1986, in Duval County FL.
4. Ridgefield Unit No. 2, recorded in Official Records Plat Book 43, Pages 27 and 27A, on June 10, 1987, in Duval County FL.
5. Covenants and Restrictions for Ridgefield Unit 2 dated June 18, 1987, recorded in Official Records Book Vol. 6358, Pages 1189 - 1195, on July 02, 1987 in Duval County FL.
6. Ridgefield Unit No. 3, recorded in Official Records Plat Book 44, Pages 39 and 39A, on June 20, 1988, in Duval County FL.
7. Covenants and Restrictions for Ridgefield Unit 3 dated August 05, 1988, recorded in Official Records Book Vol. 6557, Pages 2216 - 2222, on August 05, 1988 in Duval County FL.
8. Transfer and Assignment - JDN Construction Company, Inc. to Monticello Construction Company dated August 16, 1988, recorded in Official Records Book Vol. 8157, Page 1091, on August 22, 1995, in Duval County, FL.
9. Assignment of Right, Power and Authority to Enforce Covenants and Restrictions for Ridgefield - Monticello Construction Company, Inc. to Ridgefield Homeowners Association Inc., dated May 22, 1995, recorded in Official Records Book Vol. 8157, Pages 1092 - 1094, on August 22, 1995, in Duval County, FL.
10. Articles of Incorporation of Ridgefield Homeowners Association, Inc., dated July 10, 1988, recorded in Official Records Book Vol. 8184, Pages 774 - 779, on September 28, 1995, in Duval County, FL.
11. By-Laws of the Ridgefield Homeowners Association, Inc, adopted April 26, 1990, certification dated September 26, 1995, recorded in Official Records Book Vol. 8184, Pages 780 - 789, on September 28, 1995, in Duval County, FL.

1988. 7.) Covenants and Restrictions, Unit 3, dated Aug 05, 1988, recorded in Official Record Book Vol. 6557, Pages 2216-2222, on Aug 05 1988, 8.) Transfer and Assignment - JDN Construction Company, Inc. to Monticello Construction Company dated Aug 16, 1988, recorded in Official Records Book Vol.8157, Page 1091, on Aug 22, 1995, 9.) Assignment of Right, Power and Authority to Enforce Covenants and Restrictions for Ridgefield - Monticello Construction Company to Ridgefield Homeowners Association, Inc. dated May 22, 1995, recorded in Official Records Book Vol. 8157, Pages 1092 - 1094, on Aug 22, 1995, 10.) Articles of Incorporation of Ridgefield Homeowners Association, Inc. dated Jul 10, 1988, recorded in Official Records Book Vol. 8184, Pages 774 - 779, on Sep 28, 1995, 11.) By-Laws of the Ridgefield Homeowners Association, Inc. adopted Apr 26, 1990, certification dated Sep 26, 1995 by Secretary, recorded in Official Records Book Vol. 8184, Pages 780 - 789, on Sep 28, 1995, and 12.) Plan for Mandatory Annual \$75.00 Assessable Fee for the Maintenance and Repair of Common Areas, dated Aug 27, 1997, recorded in Official Records Book Vol. 8709, Pages 1630 - 1631, on Aug 28, 1997, of the Public Records of Duval County, Florida, as may be amended from time to time, currently burdening the property of each and every member of the Association, retains their statuses as the source of marketable title with regard to the transfer of a member's residence. To this end, the Association shall cause the notice required by Chapter 712, Florida Statutes, to be recorded in the Public Records of Duval County, Florida. Copies of this notice and its attachments are available through the Association pursuant to the Association's governing documents regarding official records of the Association.

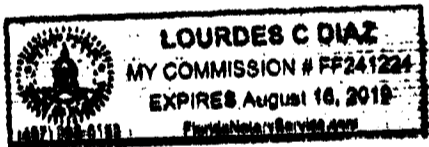
FURTHER AFFIANT SAYETH NAUGHT

R. Della Crosse
Affiant, Ralph Della Crosse

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was sworn and subscribed before me this 05TH day of MAY, 2016, by **Ralph Della Crosse, as the President of the Ridgefield Homeowners Association, Inc.**, a Florida not-for-profit corporation, on behalf of the corporation. He is personally known to me or () has produced FLORIDA DRIVER'S LICENSE. as identification.

NOTARY SEAL



Lourdes Diaz
NOTARY PUBLIC - STATE OF FLORIDA
Print Name LOURDES DIAZ.
Commission No. FF 241224
Commission Expires AUG. 16, 2019.

EXHIBIT "A"
AFFIDAVIT OF RALPH DELLA CROSSE

STATE OF FLORIDA
COUNTY OF DUVAL

BEFORE ME, the undersigned authority personally appeared, RALPH DELLA CROSSE, who after first being duly sworn, deposes and says:

1. I am the President of the Ridgefield Homeowners Association and I have personal knowledge of the matters contained herein and know them to be true and correct.

2. That the Special Board of Directors Meeting was scheduled for Wed., May 4, 2016 at 7:00 pm. That the Board of Directors of the Association caused a notice setting forth the date time place and the Statement of Marketable Title Action, which is set forth below, to be mailed to the Members of the Association not less than seven (7) days prior to Special Board of Directors Meeting, at which the Board of Directors voted to preserve the: Ridgefield Unit No. 1, Plat Book 41, Pages 94, 94A and 94B, recorded May 9, 1986, Covenants and Restrictions, Unit 1, dated Apr 30, 1986, recorded in Official Records Book Vol. 6134, Pages 535 - 540, on May 23, 1986, Declaration, Grant of Easements, Assessments for Association of Homeowners of Ridgefield dated Apr 30, 1986, recorded in Official Records Book Vol. 6134 Pages 541 - 542, on May 23, 1986, Ridgefield Unit No. 2, Plat Book 43, Pages 27 and 27A, recorded on Jun 10, 1987, Covenants and Restrictions Unit 2, dated Jun 18, 1987, recorded in Official Records Book Vol. 6358, Pages 1189 - 1195, on Jul 02, 1987, Ridgefield Unit 3, Plat Book 44, Pages 39 and 39A, recorded on Jun 20, 1988, Covenants and Restrictions, Unit 3, dated Aug 05, 1988, recorded in Official Records Book Vol. 6557, Pages 2216 - 2222, on Aug 05 1988, Transfer and Assignment - JDN Construction Company, Inc to Monticello Construction Company dated Aug 16, 1988, recorded in Official Records Book Vol. 8157, Page 1091, on Aug 22, 1995, Assignment of Right, Power and Authority to Enforce Covenants and Restrictions for Ridgefield - Monticello Construction Company to Ridgefield Homeowners Association, Inc., dated May 22, 1995, recorded in Official Records Book Vol. 8157, Pages 1092 - 1094, on Aug 22, 1995, Articles of Incorporation of Ridgefield Homeowners Association, Inc., dated Jul 10, 1988, recorded in Official Records Book Vol. 8184, Pages 774 - 779, on Sep 28, 1995, By-Laws of the Ridgefield Homeowners Association, Inc., adopted Apr 26, 1990, certification dated Sep 26, 1995 by Secretary, recorded in Official Records Book Vol. 8184, Pages 780 - 789 on Sep 28, 1995, Plan for Mandatory Annual \$75.00 Assessable Fee for the Maintenance and Repair of Common Areas, dated Aug 27, 1997, all of the Public Records of Duval County, Florida (herein collectively the "Declaration") burdening the property of the Members of the Association pursuant to Chapter 712, Florida Statutes.

STATEMENT OF MARKETABLE TITLE ACTION

The Ridgefield Homeowners Association, Inc. (the "Association") has taken action to ensure that the 1.) Ridgefield Unit No. 1, Plat Book 41, Pages 94, 94A and 94B, recorded May 9, 1986, 2.) Covenants and Restrictions, Unit 1, dated Apr 30, 1986, recorded in Official Records Book Vol. 6134, Pages 535 - 540, on May 23, 1986, 3.) Declaration, Grant of Easements, Assessments for Association of Homeowners of Ridgefield dated Apr 30, 1986, recorded in Official Records Book Vol 6134 Pages 541-542, on May 23, 1986, 4.) Ridgefield Unit No. 2, Plat Book 43, Pages 27 and 27A, recorded Jun 10, 1987, 5.) Covenants and Restrictions Unit 2, dated June 18, 1987, recorded in Official Records Book Vol. 6358, Pages 1189-1195, on Jul 02, 1987, 6.) Ridgefield Unit No. 3, Plat Book 44, Pages 39 and 39A, recorded on Jun 20,

12. Plan for Mandatory Annual \$75.00 Assessable Fee for the Maintenance and Repair of Common Areas, dated Aug 27, 1997, recorded in Official Records Book Vol. 8709, Pages 1630 - 1631, on Aug 28, 1997, in Duval County, FL.

all of the Public Records of Duval County, Florida, hereafter collectively referred to as the "Declaration".

The property affected by this Notice is described as:

- 1. Ridgefield Unit No. 1, according to the Plat thereof, as recorded at Plat Book 41, Pages 94, 94A and 94B.
- 2. Ridgefield Unit No. 2, according to the Plat thereof, as recorded at Plat Book 43, Pages 27 and 27A.
- 3. Ridgefield Unit No. 3, according to the Plat thereof, as recorded at Plat Book 44, Pages 39 and 39A.

all of the Public Records of Duval County, Florida.

The name and address of the homeowners' association filing this Notice on behalf of the Members is; Ridgefield Homeowners Association Inc., P.O. Box 350722, Jacksonville, FL 32235 (hereinafter, "Association").

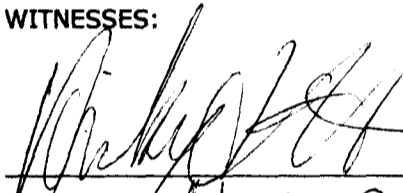
Attached hereto as Exhibit "A" is an Affidavit executed by the President of the Association affirming that the Board meeting's date, time, place and the Statement of Marketable Title Action required by Section 712.06(1)(b), Florida Statutes, was mailed/delivered to the Members at least seven (7) days prior to the Special Board of Directors Meeting, where the Board of Directors approved the preservation of this Declaration.

By their signatures below, the President and the Treasurer (acting Secretary) of the Association hereby certify that preservation of the Declaration was duly approved by at least two-thirds (2/3) of the members of the Board of Directors at a Special Board of Directors Meeting held on May 04, 2016.

EXECUTED at Jacksonville, Duval County, Florida, on this 5th day of MAY, 2016.

WITNESSES:

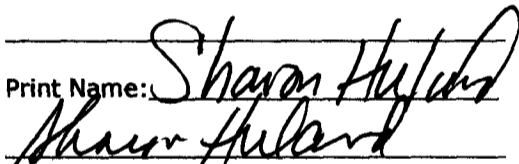
RIDGEFIELD HOMEOWNERS ASSOCIATION, INC.



 Print Name: Wilky Santos

By: R. Della Cross

 Print Name: RALON Della Cross
 President



 Print Name: Sharon Hylard

Address: 10918 BERKSHIRE LN.
JAX, FLA 32225
 Attest: Curtis O. Hingson

 Print Name: CURTIS O. HINGSON

Treasurer

Address: 10926 HOWDWEIL WAY
JACKSONVILLE FL 32225

(CORPORATE SEAL)

STATE OF FLORIDA
COUNTY OF DUVAL

THE FOREGOING INSTRUMENT was acknowledged before me this 05TH day of MAY 2016, by RALPH V. DELLA-CROSSIE and CURTIS O. HINGSON, as the President and Treasurer (acting Secretary) respectively, of THE RIDGEFIELD HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, who (check one) are personally known to me or produced FLORIDA DRIVER'S LICENSE (type of identification) as identification. They acknowledged executing this document in the presence of _____ subscribing witnesses, freely and voluntarily, under authority duly vested in them by said corporation.

WITNESS my hand and official seal in the County and State last aforesaid on this 05TH day of MAY, 2016.

