

Public Records of St. Johns County, FL Clerk # 2013001605, O.R. 3669 PG 147,
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PREPARED BY AND RETURN TO:
SPENCER N. CUMMINGS, ESQ.
GUNSTER YOAKLEY & STEWART, P.A.
225 WATER STREET, SUITE 1750
JACKSONVILLE, FL 32202

**FIRST AMENDMENT TO DECLARATION OF COVENANTS AND RESTRICTIONS
FOR ENCLAVE AT TOWN CENTER**

THIS FIRST AMENDMENT ("First Amendment") is made effective as of December 27, 2012, by **TC DEVELOPMENT, LLC**, a Florida limited liability company (the "Developer"), **ENCLAVE AT TOWN CENTER HOMEOWNERS ASSOCIATION, INC.**, a Florida corporation not for profit (the "Association"), and **WEEKLEY HOMES, LLC**, a Delaware limited liability company ("Weekley").

RECITALS:

A. The Declaration of Covenants and Restrictions for Enclave at Town Center has previously been recorded in Official Records Book 3616, at page 618, of the public records of St. Johns County, Florida (the "Declaration").

B. Developer and Weekley are the Owners of all of the Lots described in the Declaration and hold all of the votes in the Association, and pursuant to Section 11.6 of the Declaration, Developer, Weekley and the Association hereby amend the Declaration as follows:

1. **Motor Vehicles and Boats.** The following is added to the end of Section 8.7 of the Declaration:

Over-night parking of vehicles on the roadways of the Property is prohibited. Owners and their guests may park overnight in the driveway of each Lot. Parking of vehicles within the alleyways of rear loaded Lots is prohibited. Owners and their guests may park in the designated spaces located along Town Plaza Avenue and Nocatee Village Drive if available and subject to rules and regulations which may be promulgated by the Tomato Community Development District.

2. **Ratification.** As specifically amended hereby, all of the terms and provisions of the Declaration shall remain in full force and effect.

{Signatures Commence on Following Page}

JAX_ACTIVE 3253008.1

IN WITNESS WHEREOF, the parties have executed and delivered this First Amendment as of the date and year first above written.

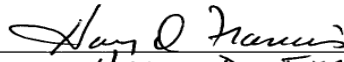
Signed, sealed and delivered
in the presence of:

DEVELOPER:

TC DEVELOPMENT, LLC,
a Florida limited liability company


(Signature)
Scott A. Oke
(Print Name)

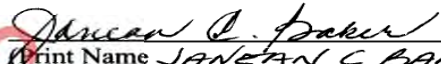

(Signature)
JANEAN C. BAKER
(Print Name)

By: 
Print Name: HARRY D. FRANCIS

STATE OF FLORIDA)
) SS
COUNTY OF DUVAL)

The foregoing instrument was acknowledged before me on DECEMBER 27, 2012
by HARRY D. FRANCIS, the VICE PRESIDENT of TC
DEVELOPMENT, LLC, a Florida limited liability company, on behalf of the company.




(Print Name) JANEAN C. BAKER
NOTARY PUBLIC, State of
Florida at Large
Commission # EE 065162
My Commission Expires: 6-2-15
Personally Known ✓
or Produced I.D. _____
[check one of the above]
Type of Identification Produced

Witnesses:

Nancy Patterson
(Signature)

NANCY PATTERSON
(Print Name)

Tina E Miller
(Signature)

Tina E Miller
(Print Name)

ASSOCIATION:

**ENCLAVE AT TOWN CENTER
HOMEOWNERS ASSOCIATION, INC.,**
a Florida corporation not for profit

By:

Gregory J Barbour
President

STATE OF FLORIDA)

) SS

COUNTY OF DUVAL)

The foregoing instrument was acknowledged before me on DECEMBER 27, 2012
by Gregory J. Barbour, the President of **ENCLAVE AT TOWN CENTER HOMEOWNERS
ASSOCIATION, INC.**, a Florida corporation not for profit, on behalf of the company.



Janean C. Baker
(Print Name) JANEAN C BAKER
NOTARY PUBLIC, State of
Florida at Large
Commission # EE 065162
My Commission Expires: 6-2-15
Personally Known ✓
or Produced I.D. _____
[check one of the above]
Type of Identification Produced

Signed, sealed and delivered
in the presence of:

WEEKLEY:

WEEKLEY HOMES, LLC,
a Delaware limited liability company

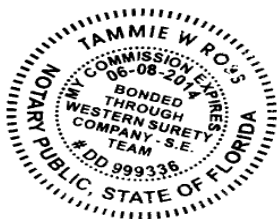
Cindee L. Walker
(Signature)
Cindee L. Walker
(Print Name)

(Signature) Amy McClernaghan
(Print Name) Amy McClernaghan

By: [Signature]
Print Name: Jim Morris
Title: Division President

STATE OF FLORIDA)
St Johns) SS
COUNTY OF DUVAL)

The foregoing instrument was acknowledged before me on Dec. 27, 2012 by Jon Morris, the Division President of **WEEKLEY HOMES, LLC**, a Delaware limited liability company, on behalf of the company.



Tammie W Ross
(Print Name Tammie W Ross)
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