

Prepared By and Return To:  
Molloy & James  
325 South Boulevard  
Tampa, Florida 33606

INSTR # 2000368613  
OR BK 10527 PG 1617

RECORDED 12/22/2000 11:19 AM  
RICHARD AKE CLERK OF COURT  
HILLSBOROUGH COUNTY  
DEPUTY CLERK S Margeson

**AMENDMENT TO THE DECLARATION  
OF COVENANTS, CONDITIONS AND  
RESTRICTIONS OF MOSS CREEK**

**THIS AMENDMENT** is made this 14th day of December, 2000 by Majorland Corporation, hereinafter called "Declarant", 15201 Roosevelt Boulevard, Clearwater, Florida 33760.

**WHEREAS**, Declarant previously recorded that certain Declaration of Covenants, Conditions and Restrictions of Moss Creek, beginning at Official Records Book 10323, Page 0699, of the Public Records of Hillsborough County, Florida, as may be amended (the "Declaration"); and

**WHEREAS**, Declarant is entitled to cast two thirds of the votes of each class of voting membership and has signed this Amendment instrument, which shall be effective upon recording;

**NOW THEREFORE**, the Declarant hereby amends the Declaration as follows:

1. Section 8, Article VII, is hereby deleted in its entirety and the following provision substituted therefor:

**Section 8. Dwellings.** Only one Dwelling may be constructed on any Lot. The minimum square footage of each Dwelling shall be 1450 square feet of air conditioned living space. No trailer, manufactured home, manufactured building, mobile home, tent, shack, garage, barn, storage shed, structure of a temporary character, or other outbuilding shall be constructed or parked on any Lot at any time, except for a construction shack, security trailer, temporary structure or temporary toilet during construction of a Dwelling by Declarant or its transferees. Any Dwelling constructed on a Lot shall be in accord with the front yard and rear yard setback requirements set forth in the Hillsborough County Zoning Regulations. No structural or non-structural additions shall be permitted without written permission of the Architectural Committee. All driveways and sidewalks shall be constructed, reconstructed or repaired with the

materials and in the manner in which they were originally constructed, and no colors, coatings, pavers, epoxies or similar treatments shall be permitted.

2. The remaining terms of the Declaration shall remain in full force and effect.

WITNESSES:

MajorLand Corporation,  
a Florida corporation,

Rozanna Nanos

Rozanna Nanos

Please Print Name

Patricia Dean

PATRICIA DEAN

Please Print Name

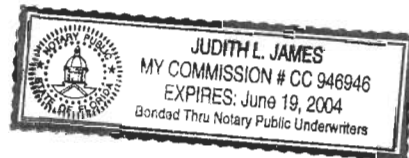
By:

Rogers K. Haydon, Jr.  
President

STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 14th day of December, 2000, by Rogers K. Haydon, Jr., as President of MajorLand Corporation, a Florida corporation, on behalf of the corporation. He is personally known to me or has produced \_\_\_\_\_ as identification.

Judith L. James  
NOTARY PUBLIC  
Name: \_\_\_\_\_  
Serial #: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_



## DESCRIPTION:

That part of the Southwest 1/4 of the Northwest 1/4 lying and being in Section 28, Township 30 South, Range 20 East, Hillsborough County, Florida, being more particularly described as follows:

EXHIBIT "A"

COMMENCE at the Northeast Corner of the Southwest 1/4 of the Northwest 1/4 of said Section 28, thence along the North boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28, N.89°44'07"W., 25.00 feet to a point on the Westerly right-of-way line of BALM RIVERVIEW ROAD and the POINT OF BEGINNING; thence along said Westerly right-of-way line the following two (2) courses, (1) S.00°11'12"W., 773.99 feet to a point of curvature; (2) thence, 112.76 feet along the arc of a curve to the left, having a radius of 250.00 feet, a central angle of 25°50'31", a chord bearing of S.12°44'04"E., 111.80 feet to a point of non-tangency on the East boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28; thence, leaving said Westerly right-of-way line, along the East boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28, S.00°11'12"W., 448.32 feet to the Southeast Corner of the Southwest 1/4 of the Northwest 1/4 of said Section 28; thence along the South boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28, N. 89°48'10"W., 1285.92 feet to the Southwest Corner of the Southwest 1/4 of the Northwest 1/4 of said Section 28, thence along the West boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28, N.01°51'56"W., 1332.94 feet to the Northwest Corner of the Southwest 1/4 of the Northwest 1/4 of said Section 28; thence along the North boundary of the Southwest 1/4 of the Northwest 1/4 of said Section 28, S.89°44'07"E., 1308.66 feet to the POINT OF BEGINNING.

Containing 39.55 acres, more or less.

And also referred to as Plat Book 88, Page 62 of the Public Records of Hillsborough County, Florida.