

THIS DOCUMENT PREPARED BY
AND RETURN TO:
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03/28/2018 09:53:56 AM Page 1 of 4
Rec Fee: \$35.50
Phil Diamond, Comptroller
Orange County, FL
SA - Ret To: ARIAS BOSINGER PLLC



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**CERTIFICATE OF AMENDMENT TO DECLARATION OF CONDOMINIUM FOR
MANDALAY AT STONEBRIDGE COMMONS, A CONDOMINIUM**

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, as President and Secretary of MANDALAY AT STONEBRIDGE COMMONS CONDOMINIUM ASSOCIATION, INC. (hereinafter "Association"), pursuant to the Florida Statutes and the DECLARATION OF CONDOMINIUM FOR MANDALAY AT STONEBRIDGE COMMONS, A CONDOMINIUM, recorded in Official Records Book 7747, Page 2461, *et seq.*, of the Public Records of Orange County, Florida, as amended and supplemented (hereinafter "Declaration"), hereby certify that the AMENDMENT TO DECLARATION OF CONDOMINIUM FOR MANDALAY AT STONEBRIDGE COMMONS, A CONDOMINIUM, which amendment is attached hereto and by reference made a part hereof (hereinafter "Amendment"), was duly adopted at a meeting of the members on the 2nd day of November, 2017 (hereinafter the "Meeting").

Said Amendment was approved at the Meeting in accordance with the requirements of Article 12, Section 12.18 of the Declaration, as amended, by a majority of the votes of the entire membership of the Association. Proper notice was given for the Meeting pursuant to the By-Laws of the Association and the Florida Statutes. The Notice of the Meeting stated the purpose, time, date and location of the Meeting.

The Association is a condominium association created pursuant to the laws of the State of Florida. With the exception of the attached Amendment, all other terms and conditions of the Declaration shall remain in full force and effect.

IN WITNESS HEREOF, the Association has caused these presents to be executed in its name, this 16 day of January 2018, 2017.

Signed, sealed and delivered
in the presence of:

MANDALAY AT STONEBRIDGE
COMMONS CONDOMINIUM
ASSOCIATION, INC.

[Signature]
(Sign - Witness 1)
Michael Suazo
(Print - Witness 1)

By: [Signature]
(Sign)
HOYT M LAYSON JR
(Print)

[Signature]
(Sign - Witness 2)
Cesar Munera
(Print - Witness 2)

President, Mandalay at Stonebridge
Commons Condominium Association, Inc.

[Signature]
(Sign - Witness 1)
Michael Suazo
(Print - Witness 1)

Attest: [Signature]
(Sign)
JENNIFER GUERRIERO
(Print)

[Signature]
(Sign - Witness 2)
Cesar Munera
(Print - Witness 2)

Secretary, Mandalay at Stonebridge
Commons Condominium Association, Inc.

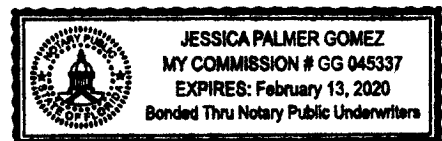
STATE OF FLORIDA
COUNTY OF Orange

The foregoing was acknowledged before me this 16 day of January,
2018, by Hoyt Layson, as President, and Jennifer Guerrero, as
Secretary, of MANDALAY AT STONEBRIDGE COMMONS CONDOMINIUM
ASSOCIATION, INC., a Florida not for profit corporation, on behalf of the corporation, who are
personally known to me or who have produced _____ as
identification.

NOTARY PUBLIC

[Signature] (Sign)
Jessica P. Gomez (Print)

State of Florida, At Large
My Commission Expires:



**AMENDMENT TO DECLARATION OF CONDOMINIUM FOR MANDALAY AT
STONEBRIDGE COMMONS, A CONDOMINIUM**

The following amendment is made to Article 12, Section 12.18 of the DECLARATION OF CONDOMINIUM FOR MANDALAY AT STONEBRIDGE COMMONS, A CONDOMINIUM, recorded in Official Records Book 7747, Page 2461, *et. seq.*, of the Public Records of Orange County, Florida (additions are indicated by underlining, deletions are indicated by ~~striketrough~~, and omitted but unaltered provisions are indicated by ellipses):

...

12. USE RESTRICTIONS

...

12.18 Screened porches/lanais. All screened porches and/or lanais shall only contain patio furniture and other outside living items. No spas or hot tubs, or Jacuzzis shall be permitted in the Limited Common Elements. The screened area shall not be replaced with glass, "Florida screen" or other material without the prior written approval of the Board: in accordance with the procedures and policies adopted and revised by the Board from time to time. The replacement of the screened area with glass, "Florida screen" or other material shall not be considered a material alteration requiring any approval of the Unit Owners.

...



RICK SINGH
ORANGE COUNTY PROPERTY APPRAISER
www.ocpaf.org



Letter in Lieu of Statement of Lien Settlement

The Orange County Property Appraiser's office has reviewed the following document and determined that a Statement of Lien Settlement is not required for its recording.

CERTIFICATE OF AMENDMENT TO DECLARATION OF CONDOMINIUM FOR MANDALAY AT STONEBRIDGE COMMONS CONDOMINIUM

Regards,

A handwritten signature in cursive script that reads "Rocco Campanale".

02/14/2018

Rocco Campanale, CCF, CFE
Real Estate Services Manager
(407) 836-5077