

This Instrument was prepared by:

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AMENDMENT # 1
TO
DECLARATION OF CONDOMINIUM
FOR
PALMA SOLA BAY CLUB, A CONDOMINIUM
(Submitting Phase R)

This Amendment (the "Amendment") is made as of the 21st day of May, 2014, by **PALMA SOLA BAY DEVELOPMENT, INC.**, a Florida corporation (the "Developer"), for itself, and its successors, grantees and assigns.

WITNESSETH:

WHEREAS, Developer previously established Palma Sola Bay Club, a condominium, pursuant to Declaration of Condominium for Palma Sola Bay Club, a condominium, recorded in Official Records Book 2521, Page 3036, of the Public Records, as same may have been amended (the "Declaration"); and

WHEREAS, the Condominium is a phase condominium as authorized by the Condominium Act, and as more fully described in the Declaration; and

WHEREAS, Developer wishes to amend the Declaration to submit the Phase described and designated in this Amendment as part of the Condominium pursuant to the Declaration;

NOW, THEREFORE, in consideration of the premises, Developer hereby amends the Declaration as follows:

1. Recitals and Definitions. The recitals contained hereinabove are true and correct and are incorporated herein by reference. Capitalized terms used in this Amendment, unless otherwise expressly defined herein, shall have the meanings given them in the Declaration, unless the context shall otherwise clearly require.

2. Submission of Phase. The Developer, for itself, its successors, grantees and assigns, hereby submits to the condominium form of ownership pursuant to the Condominium Act and the Declaration, as amended hereby (a) that property described on the Plat and designated thereon as Phase R, (b) together with all Improvements erected or to be erected thereon, and (c) all easements, rights and appurtenances belonging thereto, including the Submitted Easements over the Subsequent Phase Lands described in Section 7.2 of the Declaration excluding from such submitted property, any and all installations, facilities and devises for Utilities which may be owned by the utility furnishing services to the Condominium. The property hereby submitted is known as Phase R, and shall become a part of the Condominium Property upon this Amendment being recorded among the Public Records. Phase R contains no Units.

3. **Supplemental Plat.** If and to the extent any supplemental and/or replacement sheet(s) of the Plat (including but not limited to a certificate of a surveyor in conformance with the Condominium Act, whether contained within a supplement or replacement sheet of the Plat or by separate instrument), is/are attached hereto as Exhibit A (a "Supplemental Plat"), then such Supplemental Plat is made a part hereof and of the Declaration, and the Declaration and the Plat are amended, modified and supplemented by adding the Supplemental Plat thereto. In the event of any conflict between the Plat as attached to the Declaration and the Supplemental Plat, the provisions of the Supplemental Plat shall control. Hereafter the term Plat shall include the Supplemental Plat, if one is attached hereto. The Plat reflects the legal description of Phase R. The Plat (as amended and supplemented hereby) includes a survey of the Phase submitted hereby, a graphic description of the improvements in which any Units are located, and plot plans thereof, and either includes a certificate of surveyor in conformance with the Condominium Act, or a separate certificate will be filed by a separate amendment.

4. **Undivided Share in Common Elements.** As provided in Article 4 and Section 5.8 of the Declaration, each Owner shall at all times own an equal fractional interest in the Common Elements then forming a part of the Condominium Property. Effective upon the addition of the Phase(s) submitted hereby, the undivided ownership in the Common Elements appurtenant to each Unit now within the Condominium, and the appurtenant ownership of the Common Surplus, is equal to one (1) divided by the total number of Units in all Phases now a part of the Condominium Property.

5. **Common Expenses.** As provided in Section 10.2 of the Declaration, the Owner of each Unit is liable for a share of the Common Expenses of the Association equal to his share of ownership of the Common Elements and the Common Surplus, as set forth in Article 4 of the Declaration and Paragraph 4 of this Amendment.

6. **Ratification.** The Declaration, as heretofore and hereby amended, is hereby ratified and confirmed. Developer represents that it has not transferred control of the Association.

IN WITNESS WHEREOF, the Developer has caused this Amendment to be executed in its name by its officers thereunto duly authorized as of the day and year first above written.

[Signature]
Print Name: CHRISTEN KOOPEN
[Signature]
Print Name: Lauren Laffert

PALMA SOLA BAY DEVELOPMENT, INC., a Florida corporation
By: *[Signature]*
Mark C. Filburn, its President

STATE OF FLORIDA
COUNTY OF SEMNOL

The foregoing instrument was acknowledged before me this 21st day of May, 2014, by Mark C. Filburn, as President of Palma Sola Bay Development, Inc., a Florida corporation, on behalf of the corporation, who is personally known to me or produced _____ as identification.

[Signature]
Notary Public
My Commission Expires: 9/15/17



SUPPLEMENT TO PLAT
(MORE LEGIBLE FONT FOR PHASE R)

DESCRIPTION: PHASE R

COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 35 SOUTH, RANGE 17 EAST; THENCE N00°01'16"W, ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 6, A DISTANCE OF 1321.93 FT. TO THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 6; THENCE N00°03'49"W, ALONG THE EAST LINE OF SAID NORTHWEST 1/4, A DISTANCE OF 81.38 FT.; THENCE S89°56'11"W, PERPENDICULAR WITH SAID EAST LINE, A DISTANCE OF 60.00 FT.; THENCE N00°03'49"W, A DISTANCE OF 74.00 FT. TO A POINT ON THE ARC OF A CURVE, WHOSE RADIUS POINT LIES N16°19'26"W, A DISTANCE OF 25.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°03'28", A DISTANCE OF 7.01 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 187.81 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 36°15'14", A DISTANCE OF 118.84 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°42'30", A DISTANCE OF 162.70 FT.; THENCE S00°03'49"E, A DISTANCE OF 12.87 FT. TO A POINT ON THE ARC OF A CURVE, WHOSE RADIUS POINT LIES S03°19'25"W, A DISTANCE OF 272.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 11°55'03", A DISTANCE OF 56.58 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 162.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 12°46'45", A DISTANCE OF 36.13 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 108.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 39°03'40", A DISTANCE OF 73.63 FT. TO THE P.T. OF SAID CURVE; THENCE N72°18'42"W, A DISTANCE OF 35.56 FT. TO THE P.C. OF A CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 118.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 44°04'57", A DISTANCE OF 90.79 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 132.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 49°57'50", A DISTANCE OF 115.11 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 732.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°57'55", A DISTANCE OF 140.09 FT.; THENCE S00°50'29"W, A DISTANCE OF 24.00 FT. FOR A POINT OF BEGINNING; THENCE S05°29'58"W, 111.87 FT.; THENCE S68°21'21"E, A DISTANCE OF 123.80 FT. TO A POINT ON THE ARC OF A CURVE, WHOSE RADIUS POINT LIES S69°14'20"E, A DISTANCE OF 137.00 FT.; THENCE RUN NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 23°55'45", A DISTANCE OF 57.22 FT. TO THE P.T. OF SAID CURVE; THENCE N44°41'25"E, A DISTANCE OF 8.10 FT. TO THE P.C. OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 132.00 FT.; THENCE RUN NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 15°21'42", A DISTANCE OF 35.39 FT. TO THE P.T. OF SAID CURVE; THENCE N60°03'07"E, A DISTANCE OF 9.12 FT. TO THE P.C. OF A CURVE, CONCAVE TO THE WEST, HAVING A RADIUS OF 25.00 FT.; THENCE RUN NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 111°29'10", A DISTANCE OF 48.64 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 108.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 26°45'32", A DISTANCE OF 50.44 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 708.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 10°57'55", A DISTANCE OF 135.50 FT. TO THE POINT OF BEGINNING.

TOGETHER WITH:

SUPPLEMENT TO PLAT
(MORE LEGIBLE FONT FOR PHASE R)

COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 35 SOUTH, RANGE 17 EAST; THENCE N00°01'16"W, ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 6, A DISTANCE OF 1321.93 FT. TO THE SOUTHEAST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 6; THENCE N00°03'49"W, ALONG THE EAST LINE OF SAID NORTHWEST 1/4, A DISTANCE OF 81.38 FT.; THENCE S89°56'11"W, PERPENDICULAR WITH SAID EAST LINE, A DISTANCE OF 60.00 FT.; THENCE N00°03'49"W, A DISTANCE OF 74.00 FT. TO A POINT ON THE ARC OF A CURVE, WHOSE RADIUS POINT LIES N16°19'26"W, A DISTANCE OF 25.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 16°03'28", A DISTANCE OF 7.01 FT. TO THE P.C.C. OF A CURVE, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 187.81 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 36°15'14", A DISTANCE OF 118.84 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE SOUTHWEST, HAVING A RADIUS OF 285.00 FT.; THENCE RUN NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 32°42'30", A DISTANCE OF 162.70 FT.; THENCE N00°03'49"W, A DISTANCE OF 289.69 FT. TO THE INTERSECTION WITH THE CENTERLINE OF "PALMA SOLA CREEK"; THENCE RUN THE FOLLOWING COURSES ALONG SAID CENTERLINE: RUN N57°19'57"W, 50.07 FT.; THENCE N88°15'39"W, 78.99 FT.; THENCE N38°36'54"W, 161.14 FT.; THENCE N87°23'19"W, 139.88 FT.; THENCE N59°21'47"W, 124.35 FT.; THENCE N79°17'00"W, A DISTANCE OF 280.02 FT. TO A POINT ON THE ARC OF A CURVE, WHOSE RADIUS POINT LIES S80°55'15"E, A DISTANCE OF 682.00 FT.; THENCE LEAVING THE CENTERLINE OF SAID "PALMA SOLA CREEK", RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 03°07'01", A DISTANCE OF 37.10 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 297.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 40°26'23", A DISTANCE OF 209.62 FT. TO THE P.T. OF SAID CURVE; THENCE S46°24'08"W, A DISTANCE OF 335.96 FT. TO THE P.C. OF A CURVE, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 363.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 27°57'50", A DISTANCE OF 177.17 FT. TO THE P.R.C. OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 323.00 FT.; THENCE RUN SOUTHWESTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 30°34'51", A DISTANCE OF 172.40 FT.; TO THE P.T. OF SAID CURVE; THENCE S43°47'06"W, A DISTANCE OF 390.67 FT.; THENCE N00°06'31"E, A DISTANCE OF 121.64 FT. FOR A POINT OF BEGINNING; THENCE N43°47'06"E, A DISTANCE OF 302.70 FT. TO THE P.C. OF A CURVE, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 407.00 FT.; THENCE RUN NORTHEASTERLY, ALONG THE ARC OF SAID CURVE, THROUGH A CENTRAL ANGLE OF 05°39'38", A DISTANCE OF 40.21 FT.; THENCE S63°19'26"W, 63.51 FT.; THENCE S49°25'14"W, 243.71 FT.; THENCE S89°53'48"E, 3.30 FT.; THENCE S00°06'31"W, A DISTANCE OF 59.09 FT. TO THE POINT OF BEGINNING.

ALL OF THE ABOVE, BEING AND LYING IN SECTION 6, TOWNSHIP 35 SOUTH, RANGE 17 EAST, MANATEE COUNTY, FLORIDA AND CONTAINING 0.69 ACRES, MORE OR LESS.