

AMENDMENT TO THE DECLARATION OF CONDOMINIUM
OF
PRINCETON PLACE AT WIGGINS BAY CONDOMINIUM FOUR

The Declaration of Condominium of Princeton Place at Wiggins Bay Condominium Four, shall be amended as shown below:

1. Section 17.8 of the Declaration of Condominium shall be amended as follows:

Note: New language is underlined: language being deleted is shown in struck through type.

17. Occupancy and Use Restrictions

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17.8 Leases. No portion of a Unit (other than an entire Unit) may be rented. No Units may be rented for periods of less than 30 days. All leases shall be on forms approved by the Association and shall provide that the Association shall have the right to terminate the lease upon default by the tenant in observing any of the provisions of the Declaration, the Articles and By-laws of the Association, applicable rules and regulations or other applicable provisions of any agreement, document or instrument governing the Condominium or administered by the Association. Leasing of Units shall also be subject to the prior written approval of the Association and the Association may reject the leasing of any Unit on any grounds the Association elects. Unit Owners wishing to lease their Units shall be required to place in escrow with the Association a sum to be determined by the Association which may be used by the Association to repair any damage to the Common Elements resulting from acts or omissions of tenants (as determined in the sole discretion of the Association). The Unit Owner will be jointly and severally liable with the tenant to the Association for any amount in excess of such sum which is required by the Association to effect such repairs or to pay any claim for injury or damage to property caused by the negligence of the tenant. Any balance remaining in the escrow account, less an administrative charge determined by the Association, shall be returned to the Unit Owner within ninety (90) days after the tenant and all subsequent tenants permanently move out. All leases shall also comply with and be subject to the provisions of Section 18 hereof.

Noted and filed per law
in office of
COLLEEN COUNTRY FLORIDA
JAMES C. GILES, CLERK