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CERTIFICATE OF AMENDMENT
TO
DECLARATION OF COVENANTS AND RESTRICTIONS FOR
PLAYERS PLACE LAKESIDE

WE HEREBY CERTIFY THAT the attached amendment to the Declaration of Covenants and Restrictions for Players Place Lakeside, as described in Official Records Book 13286 at Page 247 of the Public Records of Broward County, Florida were duly adopted in accordance with the governing documents.

IN WITNESS WHEREOF, we have affixed our hands this 7th day of OCTOBER, 2003, at N. LAUDERDALE, Broward County, Florida.

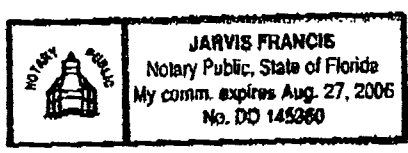
William J Lantieri
By: *Bill Lantieri*
WILLIAM J LANTIERI
Print: BILL LANTIERI

Attest: *Mary Kavalj*
Print: MARY KAVALJ

CALL #109
KAYE & ASSOCIATES, P.A.

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 7th day of OCTOBER, 2003 by William J Lantieri as President and Mary Reilly Kavalj as Secretary of Players Place Lakeside, Inc., a Florida corporation, on behalf of the corporation. They are personally known to me or have produced DRIVERS LICENSE as identification.



NOTARY PUBLIC:
sign *Jarvis Francis*
print JARVIS FRANCIS
State of Florida at Large

My Commission Expires:

AMENDMENTS TO THE
DECLARATION OF COVENANTS AND RESTRICTIONS FOR
PLAYERS PLACE LAKESIDE

**(additions indicated by underlining, deletions by "----",
and unaffected language by ". . .")**

ARTICLE VIII
ARCHITECTURAL CONTROLS

Section 8.4. Miscellaneous Use Restrictions.

j. No Townhome shall be leased or rented during the first three (3) years of ownership. Thereafter, and for any authorized lease, no lease shall be for a period of less than four (4) months without the express written consent of the Association and in no event greater than one (1) year. In the event that ownership of a Townhome is conveyed subject to a lease previously approved by the Association, that lease may continue for the remainder of the existing term. Thereafter, the Townhome may not be rented for a three (3) year period. A copy of the lease on each Townhome shall be delivered to the Association at or before the time the tenant takes possession of the Townhome. For any Townhome which is leased, the lease shall include, and if not expressly stated therein be deemed to include the requirement that all tenants are bound by the provisions of this Declaration and shall comply with the restrictions contained herein at all times. In the event that a tenant fails to comply with the restrictions of this Declaration, the Board may undertake eviction proceedings as agent for the Owner. All costs, including attorney's fees, incurred in evicting a non-compliant tenant shall be charged to the Townhome as a special assessment, collectible in the same fashion as elsewhere provided herein.

ARTICLE X
GENERAL PROVISIONS

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Section 10.6. Enforcement Expenses. Notwithstanding anything to the contrary contained herein, in the event that the Association is required to engage the services of an attorney to seek enforcement of the provisions of this Declaration, the Articles of Incorporation, the By-Laws or the Rules and Regulations of the Association, and the owner or resident of the Lot complies with the requirements subsequent to attorney involvement, the Association shall be entitled to reimbursement of its costs and attorneys' fees so incurred from the owner of the Lot, regardless of whether litigation is necessary for the enforcement. All costs and attorneys' fees incurred pursuant to this Section shall be deemed to be a special assessment against the Lot and Owner and shall be collectible in the same fashion as any other assessment as provided in this Declaration.

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