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Prepared by and returned to:

Becker
James Robert Caves, III, Esquire
12140 Carissa Commerce Court, Suite 200
Fort Myers, FL 33966

CERTIFICATE OF AMENDMENT

DECLARATION OF COVENANTS AND RESTRICTIONS FOR THE ENCLAVE AT BONITA BAY

I HEREBY CERTIFY that the following amendments to the Declaration of Covenants and Restrictions for The Enclave at Bonita Bay were duly adopted the Association membership at the duly noticed Special Members' Meeting of the Association on the 25th day of April 2018. Said amendments were approved by a proper percentage of voting interests of the Association. The Declaration of Covenants and Restrictions is recorded at O.R. Book 1872, Page 2628 *et seq.*, of the Public Records of Lee County, Florida. The property encompassed by the Declaration of Covenants and Restrictions is further described at Plat Book 38, Page 39 *et seq.* for Phase E-1 Bonita Bay, and Plat Book 41, Page 35 *et seq.* for Phase E-2 Bonita Bay, both of the Public Records of Lee County, Florida.

Additions indicated by underlining.
Deletions indicated by ~~striking through.~~

Amendment: Article XII, Section 1, Declaration of Covenants and Restrictions

Article XII
Residential Use

Section 1. Use. All units located within the property as described on attached Exhibit "A" shall be used, improved and devoted exclusively to residential use; provided, however, nothing shall be deemed to prevent the owner from leasing a unit to a single family for a minimum rental period of ~~ninety (90)~~ sixty (60) calendar days or two (2) calendar months and a maximum of (1) year. No unit may be leased more than two (2) times in any calendar year. Any owner wishing to

lease their unit shall provide the Association a copy of the lease, along with the names of the tenant(s) and all other occupants of the unit and a processing fee of $100.00 or up to the maximum allowed by law. ~~This period may be amended by two-thirds vote of the Board of Directors of the Association.~~ All leases shall be in writing and subject and subordinate to all the provisions of this Declaration and subject to all conditions of the Deed Restrictions covering this parcel recorded in O.R. Book 1823, Page 1816, as well as the Master Covenants for Bonita Bay recorded in O.R. Book 1778, Page 3516, all in Public Records of Lee County, Florida, as well as all Rules and Regulations adopted by the Association. Tenants are permitted to have pets. All dogs and cats must be on a leash when outside the unit.

Further, no owner nor anyone on their behalf, shall publish or cause to be published any advertisement, notice, solicitation or communication of any type in any form of media, including but not limited to television, radio, internet website, newspaper, magazine, or trade publication, that indicates or suggests that:

a. A unit may be leased for any period of less than sixty (60) days or two (2) calendar months;

b. A unit may be leased more than two (2) times in any calendar year;

c. Anything less than the entire unit may be leased;

d. Separate rooms within a unit may be leased separately; or

e. A unit may be leased on a time-share basis.

Publication of daily or weekly rates for rental of a unit shall constitute a violation of this Declaration unless accompanied by a specific disclaimer noting the above-stated leasing regulations.

(Remainder of Article XII Remains Unchanged)

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LAW OFFICES
BECKER
12140 CARISSA COMMERCE COURT • SUITE 200 • FORT MYERS, FL 33966
TELEPHONE (239) 433-7707

WITNESSES:
(TWO)

Signature
NANCY J. HAYDEN
Printed Name

Signature
Lindsey Byrnes
Printed Name

THE ENCLAVE HOMEOWNERS' ASSOCIATION, INC.

BY: _____
David Williams, President

Date: MAY 12 2018

(CORPORATE SEAL)

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

The foregoing instrument was acknowledged before me this 12th day of May 2018, by David Williams as President of The Enclave Homeowners' Association, Inc., a Florida Corporation, on behalf of the corporation. He is personally known to me or has produced (type of identification) Driver's License as identification.

Official Seal
Andy Ortiz
Notary Public State of Illinois
My Commission Expires 12/20/2020

Notary Public

Andy Ortiz
Printed Name

My commission expires: 12-20-20
ACTIVE: 10858874_1

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