



Inst. # 2868631
Blk: 3198 Pg: 1177 Pages: 1 of 2
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Carolyn Timmann
Clerk of the Circuit Court & Comptroller
Martin County, FL
Rec Fees: \$18.50

**CERTIFICATE OF AMENDMENT TO
RESTATED DECLARATION OF COVENANTS
AND RESTRICTIONS FOR HERONWOOD TO CORRECT ERROR**

The 2018 Restated Declaration of Covenants and Restrictions for Heronwood was recorded in the public records of Martin County, Florida at Official Records Book 2998, Page 687. Section 8.1.37 of the 2018 Restated Declaration of Covenants and Restrictions erroneously included amended language that was not approved by the members. This Certificate of Amendment is filed to reflect the correct language for Section 8.1.37. The following is the true and correct Section 8.1.37 of the Restated Declaration of Covenants and Restrictions:

1. Section 8.1.37 reads as follows:

Parcels may be rented only in their entirety; no fraction or portion may be rented. There shall be no subleasing of Parcels or assignments of leases unless prior written approval is obtained from the Board of Directors. No transient tenants may be accommodated in a Parcel. All leases shall be in writing and shall be for an initial term of no less than three (3) months. No Parcel may be leased more than one (1) time in any calendar year, unless approved in writing by the Board of Directors. Notice of any lease, together with such additional information as may be required by the Board, shall be given to the Board by the Owner at least fourteen (14) days prior to the date of occupancy. The Owner must make available to the lessee copies of the Declaration, Bylaws and the Rules and Regulations of the Association and the Master Association. Additionally, the Board may require a prospective lessee to appear for a personal interview and sign a form stating he has read and will abide by the Declaration, Bylaws, and the Rules and Regulations of the Association and the Master Association. The Association shall issue a certificate of occupancy to the lessee, after compliance with this provision. The Association may collect a reasonable fee in connection with the review and processing of all leases. Any guest, invitee or other non-Owner, residing in a Dwelling in excess of sixty (60) consecutive days, shall be deemed to be a lessee and must comply with the provisions of this Section 8.1.37.

(The balance of Section 8.1 remains unchanged)

2. All provisions of the 2018 Restated Declaration of Covenants and Restrictions for Heronwood are herein confirmed and shall remain in full force and effect, except as specifically changed herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be signed in its name by its President and its Secretary this 29 day of January 2021.

WITNESSES AS TO PRESIDENT:

HERONWOOD HOMEOWNERS ASSOCIATION, INC.

Gail M. Mey
Printed Name GAIL M. MEY

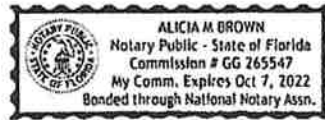
By: Laura Cardinale
Laura Cardinale
President

Lorraine S. Sinton
Printed Name Lorraine Sinton

STATE OF FLORIDA
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 29 day of January 2021, by Laura Cardinale, as President of Heronwood Homeowners Association, Inc. who is personally known to me, or who has produced identification [Type of Identification: _____].

Notarial Seal



Alicia M. Brown
Notary Public

WITNESSES AS TO SECRETARY:

HERONWOOD HOMEOWNERS ASSOCIATION, INC.

Gail M. Mey
Printed Name GAIL M. MEY
Lorraine Sinton
Printed Name Lorraine Sinton

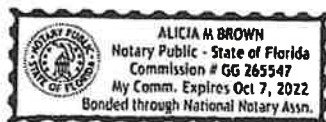
By: Beth Mistrarz
B Mistrarz
Secretary



STATE OF FLORIDA
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, by Beth Mistrarz, as Secretary of Heronwood Homeowners Association, Inc. who is personally known to me, or who has produced identification [Type of Identification: _____].

Notarial Seal



Alicia M. Brown
Notary Public