

THIS IS NOT A

THIS INSTRUMENT PREPARED BY AND RETURN TO:

✓ Preston O. Cockey, Jr., Esquire
Preston O. Cockey, Jr., P.A.
201 North Franklin Street, Suite 3410
Tampa, Florida 33602

CERTIFIED COPY

INSTR # 2006385645

O BK 16813 PG 0527

Pgs 0527 - 528: (2pgs)

RECORDED 08/09/2006 04:38:28 PM
PAT FRANK CLERK OF COURT
HILLSBOROUGH COUNTY
DEPUTY CLERK V Beery

**SECOND AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS AND EASEMENTS OF BELLA TERRAZA**

This Second Amendment to Declaration Of Covenants, Conditions, Restrictions And Easements is made effective as of the 9th day of August, 2006 by BELLA TERRAZA, LLC, a Florida limited liability company, (hereinafter "Developer").

1. Recitals. Developer heretofore recorded a Declaration of Covenants, Conditions, Restrictions and Easements at O.R. Book 16603, Page 1035 (the "Declaration") and a First Amendment recorded at O.R. Book 16776, Page 913, all of the Public Records of Hillsborough County, Florida (the "First Amendment"), encumbering the real property and improvements thereon. As used in this Second Amendment, capitalized terms shall have the meanings ascribed to them in the Declaration, unless otherwise specifically set forth herein. Developer has been notified by the City of Temple Terrace that all potable water service will be provided by a single master meter. Developer originally intended to sub-meter all Units in the Community. However, pursuant to regulatory requirements, individual water bills, itemized water bills or any other method of prorating the costs of the water, are not allowed without additional permitting. Therefore, Developer is recording this Second Amendment to comply with regulatory requirements.

2. Prior Amendments To Declaration. Paragraph 2. of the First Amendment and all provisions thereof are deleted in their entity. All amendments referenced therein to Sections 3.1, 3.8 and 7.1 are deleted and the original text as set forth in the Declaration is restored.

3. Amendment to Section 7.1.1 Section 7.1.1 of the Declaration is amended to add the following provision at the end of that Section:

7.1.1.1. Pursuant to agreement with the City of Temple Terrace (the "City"), water for the entire Community will be purchased from the City and the City will determine water usage for the entire Community by way of a master meter. The costs of water for the Community billed by the City shall be a common expense, included within the annual assessment referenced in Section 7.1.1, and payable as provided in Section 7.2. Unit Owners will not receive (i) an individual water bill, or (iii) an itemized bill covering all fees that breaks out the water usage as a separate item, nor will there be any other method for prorating the costs of the water to the Units. The above referenced assessment provision regarding water charges shall not be amended without first notifying the Hillsborough County Health Department.

BEST IMAGE(S)

This Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Bella Terraza is re-recorded to add the Notary's Seal on the second page of the Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Bella Terraza recorded at O.R. Book 16813, Pages 527 - 528.

INSTR # 2006420430

O BK 16892 PG 1469

Pgs 1469 - 1470: (2pgs)


RECORDED 08/30/2006 10:58:58 AM
PAT FRANK CLERK OF COURT
HILLSBOROUGH COUNTY
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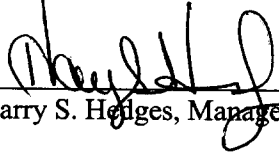
THIS IS NOT A

IN WITNESS WHEREOF, this Second Amendment to Declaration has been executed effective as of the date set forth above.


Print Name: Preston O. Cockey Jr.

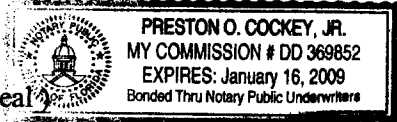
BELLA TERRAZA, LLC, a Florida limited liability company


Print Name: GINA R. WILDE

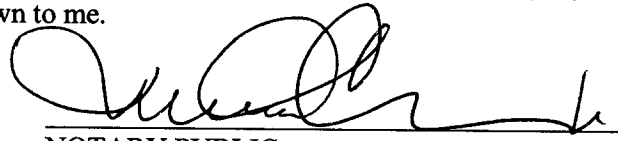
By: 
Harry S. Hedges, Manager

STATE OF FLORIDA
COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 9th day of August, 2006, by Harry S. Hedges as Manager of BELLA TERRAZA, LLC, a Florida limited liability company on behalf of the company. He is personally known to me.



(Affix Seal)


NOTARY PUBLIC
Print Name: Preston O. Cockey Jr.

348061-5 Second Amendment to Declaration (water service) 8-9-06.doc