



N47906

ACCOUNT NO. : 072100000032

REFERENCE : 114085 84107A

AUTHORIZATION : -

COST LIMIT : \$ PPD

EFFECTIVE DATE  
2/1/99

ORDER DATE : January 27, 1999

ORDER TIME : 11:12 AM

ORDER NO. : 114085-005

CUSTOMER NO: 84107A

CUSTOMER: Cheryl R. Kraus, Esq  
Kraus & Wyne, P.a.

1072 Goodlette Road, North  
Naples, FL 34102

*Merge &  
Name Change*

400002756124--6  
-01/27/99--01035--018  
\*\*\*\*280.00 \*\*\*\*140.00

ARTICLES OF MERGER

WATERFORD I, INC.  
WATERFORD II, INC.  
WATERFORD III, INC.

INTO

WATERFORD AMBERLEY COURT  
CONDOMINIUM ASSOCIATION, INC.

FILED  
99 JAN 27 AM 8:35  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

PLEASE RETURN THE FOLLOWING AS PROOF OF FILING:

       CERTIFIED COPY  
XX PLAIN STAMPED COPY

CONTACT PERSON: Christopher Smith

EXAMINER'S INITIALS:

99 JAN 27 AM 11:53

RECEIVED

*OK*  
*1/28/99*

ARTICLES OF MERGER  
Merger Sheet

MERGING: -----

WATERFORD I, INC., a Florida corporation N41037

WATERFORD II, INC., a Florida corporation N45238

WATERFORD COMMONS ASSOCIATION I, INC. a Florida corporation N41038

,

INTO

WATERFORD III, INC. which changed its name to

**WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC.,** a  
Florida corporation, N47906.

File date: January 27, 1999 , effective February 1, 1999

Corporate Specialist: Annette Ramsey

EFFECTIVE DATE

2/1/99

ARTICLES OF MERGER

WATERFORD I, INC.  
WATERFORD II, INC.  
WATERFORD III, INC.  
WATERFORD COMMONS ASSOCIATION I, INC.

FILED  
99 JAN 27 AM 8:35  
SECRETARY OF STATE  
TALLAHASSEE, FLORIDA

Pursuant to §617.1105, Florida Statutes, the undersigned corporations affirm and adopt the following:

1. The Plan of Merger of WATERFORD I, INC., WATERFORD II, INC., WATERFORD III, INC. and WATERFORD COMMONS ASSOCIATION I, INC. all Florida corporations not-for-profit, has been duly approved, as follows:
  - (a) By the Board of Directors of WATERFORD I, INC., at a meeting held December 15, 1998, and by the membership of that Association at a membership meeting held January 19, 1999.
  - (b) By the Board of Directors of WATERFORD II, INC., at a meeting held December 15, 1998, and by the membership of that Association at a membership meeting held January 19, 1999.
  - (c) By the Board of Directors of WATERFORD III, INC. at a meeting held December 23, 1998, and by the membership of that Association at a membership meeting held January 19, 1999.
  - (c) By the Board of Directors of WATERFORD COMMONS ASSOCIATION I, INC. on behalf of the Board and the membership at a meeting held January 19, 1999.
2. The surviving corporation shall be the corporation formerly known as WATERFORD III, INC. the name of which is now changed to WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC.
3. The Plan of Merger was adopted by at least two-thirds of the votes of which members present at such meeting or represented by proxy were entitled to cast at the membership meeting of the surviving corporations the dates referenced above.
4. The Plan of Merger is attached herewith to these Articles of Merger as Exhibit "1."
5. The Articles of Incorporation of the surviving corporation, are and shall be the Articles of Incorporation of the surviving corporation, except to the extent amended in the Plan Merger.
6. The effective date of the merger shall be February 1, 1999.

Dated this 19th day of January, 1999.

By the Board of Directors of WATERFORD I, INC.

By:

Mervin Dunham  
Mervin Dunham

President

Attest:

George H. Paul  
George H. Paul

Secretary

E. M. Andrews

By the Board of Directors of WATERFORD II, INC.

By: John J. Basile Sr.  
JOHN J. BASILE SR. President

Attest: James J. Makoschew  
JAMES J. MAKOSCHEW, Secretary

By the Board of Directors of WATERFORD III, INC.

By: Daniel White  
DANIEL WHITE, President

Attest: Virginia Bratby  
DANIEL WHITE  
VIRGINIA BRATBY, Secretary

By the Board of Directors of WATERFORD COMMONS  
ASSOCIATION I, INC.

By: John J. Basile Sr.  
JOHN J. BASILE SR. President

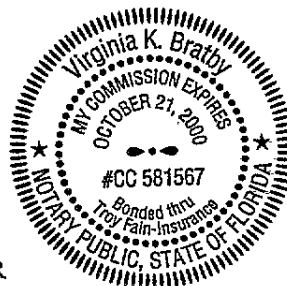
Attest: George H. Paul  
GEORGE H. PAUL, Secretary

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me 19th day of January, 1999, by MENEVE  
DUNHAM, President and E. M. ANDREWS, Secretary, of WATERFORD I, INC., a  
Florida corporation not for profit, on behalf of the Association. They (choose one) (☒) are  
personally known to me or (☐) have provided

\_\_\_\_\_ for identification and did not take an oath.

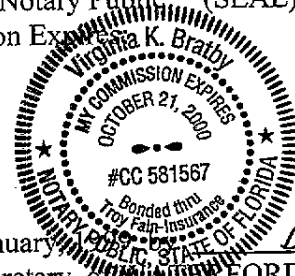
Virginia K. Bratby  
Signature of Notary Public  
VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)  
My Commission Expires:



STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me 19th day of January, 1999, by JOHN T. BASILE, JR., President and JAMES J. MCKEEHAN, Secretary, of WATERFORD II, INC., a Florida corporation not for profit, on behalf of the Association. They (choose one) (☒) are personally known to me or (☐) have provided \_\_\_\_\_ for identification and did not take an oath.

Virginia K. Bratby  
Signature of Notary Public  
VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)  
My Commission Expires \_\_\_\_\_



STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me 19th day of January, 1999, by DANIEL WHITE, President and VIRGINIA K. BRATBY, Secretary, of WATERFORD III, INC., a Florida corporation not for profit, on behalf of the Association. They (choose one) (☒) are personally known to me or (☐) have provided \_\_\_\_\_ for identification and did not take an oath.

Cheryl R. Kraus  
Signature of Notary Public  
CHERYL R KRAUS  
Print Name of Notary Public (SEAL)  
My Commission Expires: 5/22/99



CHERYL R KRAUS  
My Commission CC466045  
Expires May, 22, 1999  
Bonded by HAI  
800-422-1555

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me this 19th day of January, 1999, by JOHN T. BASILE, JR., President and GEORGE H. PAUL, Secretary, of WATERFORD COMMONS ASSOCIATION I, INC., a Florida corporation not for profit, on behalf of the Association. They (choose one) (☒) are personally known to me or (☐) have provided \_\_\_\_\_ for identification and did not take an oath.

Virginia K. Bratby  
Signature of Notary Public  
VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)  
My Commission Expires: \_\_\_\_\_



## **PLAN OF MERGER**

### **WATERFORD I, INC. WATERFORD II, INC. WATERFORD III, INC. WATERFORD COMMONS ASSOCIATION I, INC.**

WHEREAS, WATERFORD I, INC. is the corporate entity responsible for the operation and management of that certain condominium known as WATERFORD I, a Condominium, as more particularly described in the Declaration of Condominium therefor located in O.R. Book 2193, at Page 1463, of the Official Records of Lee County, Florida; and

WHEREAS, WATERFORD II, INC. is the corporate entity responsible for the operation and management of that certain condominium known as WATERFORD II, a Condominium, as more particularly described in the Declaration of Condominium therefor located in O.R. Book 2253, at Page 1786, of the Official Records of Lee County, Florida; and

WHEREAS, WATERFORD III, INC. is the corporate entity responsible for the operation and management of that certain condominium known as WATERFORD III, a Condominium, as more particularly described in the Declaration of Condominium therefor located in O.R. Book 2288, at Page 305, of the Official Records of Lee County, Florida; and

WHEREAS, WATERFORD COMMONS ASSOCIATION I, INC. is the corporate entity responsible for the operation and management of that certain property known as WATERFORD COMMONS as more particularly described in the Declaration of Covenants, Conditions and Restrictions therefor located in O.R. Book 2287, at Page 656, of the Official Records of Lee County, Florida; and

WHEREAS, the Boards of Directors of the various corporations have met and determined that there is no purpose served by the existence of four separate corporations and that simplicity of operation of the various condominiums and commonly utilized recreational and common facilities may be enhanced by the merger of the aforementioned corporations;

THEREFORE BE IT RESOLVED that pursuant to §617.1103, Florida Statutes, the following plan of merger is hereby adopted.

1. WATERFORD I, INC., WATERFORD II, INC., WATERFORD III, INC. and WATERFORD COMMONS ASSOCIATION I, INC. shall merge into WATERFORD III, INC., the name of which shall be changed to WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC. upon the effective date of the merger, which shall be the surviving corporation, without prejudice of the right of surviving corporation to later effect a change of corporate name in the manner provided by law.
2. Subsequent to the merger, WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC. f/k/a WATERFORD III, INC. shall continue to be subject to its Articles of Incorporation and By-Laws as they may be amended from time to time, and as they shall be amended as contemplated in this plan of merger.

3. WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC. f/k/a WATERFORD III, INC., shall upon the merger, assume all powers, rights, duties, assets, and liabilities of WATERFORD I, INC., WATERFORD II, INC., WATERFORD III, INC. and WATERFORD COMMONS ASSOCIATION I, INC.
4. This plan of merger shall require each merging corporation to adopt amendments to their Declaration of Condominium, and for the surviving corporation to adopt amendments to its Declaration of Condominium, Articles of Incorporation, and By-Laws, all of which are attached to this plan of merger as Exhibits "A", "B", "C", and "D."
5. Should any of the merging corporations fail to obtain the requisite approval of its Board of Directors and/or membership, then this Plan of Merger and the exhibits hereto shall be ineffective and the merger shall not proceed.
6. The adoption of this plan of merger shall not be construed as a consolidation of the various condominiums or properties operated by the merging corporations.
7. This plan of merger shall become effective on February 1, 1999 with the approval of the Board of Directors and membership of each merging corporation, pursuant to §617.1103, Florida Statutes, and filing of Articles of Merger with the Department of State pursuant to §617.1105, Florida Statutes.
8. Upon or prior to the effective date of the plan of merger, the Board of Directors of the surviving corporation shall consist of the Directors of Waterford Commons Association I, Inc, immediately prior to the merger plus two (2) other Directors chosen by a majority of those Directors and they shall serve terms set forth in the surviving corporation's By-Laws.

APPROVED:

By Order of the Board of Directors of WATERFORD I, INC.  
dated this 19th day of January, 1999

By: Meneve Dunham  
Meneve Dunham, President

Attest: [Signature]  
F. M. Andrews, Secretary

APPROVED:

By Order of the Board of Directors of WATERFORD II, INC.  
dated this 19th day of January, 1999

By: John J. Basile Sr  
JOHN J. BASILE SR, President

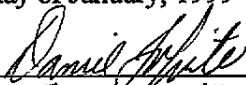
Attest: James J. McKeever  
James J. McKeever, Secretary

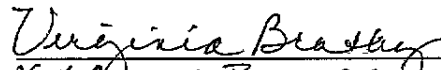
PLAN OF MERGER

PAGE 2 OF 4

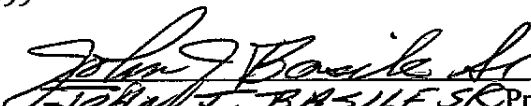
Exhibit "1"

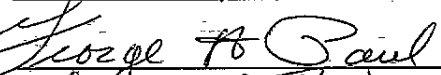
By Order of the Board of Directors of WATERFORD III, INC.  
dated this 19<sup>th</sup> day of January, 1999

By:   
DANIEL WHITE, President

Attest:   
VIRGINIA BRATBY, Secretary

By Order of the Board of Directors of WATERFORD  
COMMONS ASSOCIATION I, INC. dated this 19<sup>th</sup> day of  
January, 1999

By:   
JOHN J. BASILE SR., President

Attest:   
George H. Paul, Secretary

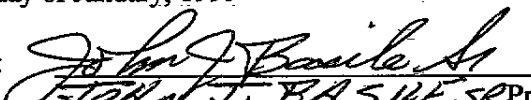
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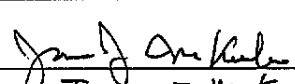
By Order of the Membership of WATERFORD I, INC. dated  
this 19<sup>th</sup> day of January, 1999

By:   
Meneve Dunham, President

Attest:   
F. W. Andrews, Secretary

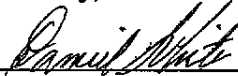
By Order of the Membership of WATERFORD II, INC. dated  
this 19<sup>th</sup> day of January, 1999

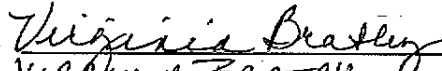
By:   
JOHN J. BASILE SR., President

Attest:   
James J. McKeel, Secretary

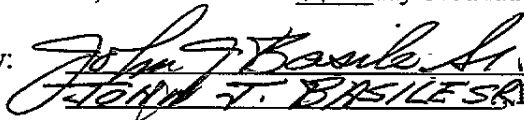


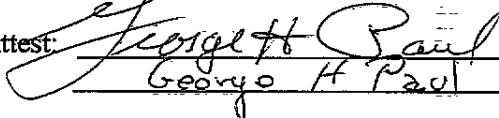
By Order of the Membership of WATERFORD III, INC. dated  
this 19<sup>th</sup> day of January, 1999

By:   
DANIEL WHITE, President

Attest:   
VIRGINIA BRATBY, Secretary

By Order of the Membership of WATERFORD COMMONS  
ASSOCIATION I, INC. dated this 19<sup>th</sup> day of January, 1999

By:   
JOHN T. BASILE SR., President

Attest:   
George H. Paul, Secretary

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(The space above this line is reserved for recording information.)

**CERTIFICATE OF AMENDMENT**

**DECLARATION OF CONDOMINIUM  
WATERFORD I, A CONDOMINIUM**

WE HEREBY CERTIFY that the following amendments to the Declaration of Condominium of Waterford I, a Condominium, which Declaration is recorded at O.R. Book 2193, Page 1463, of the Public Records of Lee County, Florida, were duly proposed by the Board of Directors and adopted by the Association membership at the duly noticed special member's meeting of the Association on the 19<sup>th</sup> day of January, 1999. Said amendments were passed by the concurrence of at least two-thirds (2/3) of the unit owners present in person or by proxy.

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

4. DEFINITIONS: The terms used in this Declaration and its exhibits shall have the meanings stated below and in Chapter 718, Florida Statutes, unless the context otherwise requires.

\* \* \*

4.5 "Association" means WATERFORD I, INC., a Florida corporation not for profit, the entity responsible for the operation of this Condominium. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, Association means the surviving corporation.

\* \* \*

4.9 "Commons Association" means WATERFORD COMMONS ASSOCIATION I, INC., a Florida Corporation not for profit responsible for the ownership, maintenance and operation of certain property, parking areas and recreation facilities within the Waterford Complex. The Association shall be a member of the Commons Association. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

4.10 "Commons Documents" means the Articles of Incorporation, By-Laws and Rules and Regulations of the Commons Association attached hereto as Exhibits "E" through "E-3". In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

\* \* \*

9. ASSOCIATION: The operation of the Condominium is by Waterford I, Inc., a Florida corporation not for profit, or in the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex then by the surviving corporation, which shall perform its function pursuant to the following:

\* \* \*

9.12 Membership in Commons Association. The Association shall be a member of Waterford Commons Association I, Inc., and cannot withdraw its membership in the Commons Association unless one hundred percent (100%) consent is received from the other member associations. The unit owners in this condominium shall have a non-exclusive right to use the common area and the facilities located on the common areas owned by the Commons Association; all use rights on property owned by the Commons Association are subject to its rules and regulations. The share of the expenses of the Commons Association for which this Association is liable shall be a fraction of the whole, numerator of which is thirty-two (32) and the denominator of which is the total number of dwelling units located in the Waterford Complex. ~~Proviso: until the Developer has turned over control of the Commons Association to the members as provided for in the By-laws of the Commons Association, the denominator shall be the number "120."~~ The Commons Association shall be responsible for the maintenance and repair of Commons Association property. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties and liabilities of the Commons Association shall be vested in the surviving corporation. In the event a merger of all condominium associations within the Waterford Complex and the Commons Association, each unit owner shall be liable for a pro-rata 1/120 share of the expenses of operating the "commons" property, which shall be deemed a common expense hereunder.

\* \* \*

11. MAINTENANCE; LIMITATION UPON ALTERATION AND IMPROVEMENT: Responsibility for the maintenance, repair and replacement of the condominium property and restrictions on its alteration and improvements shall be as follows:

\* \* \*

11.5 Alterations and Additions to Common Elements By Association. The protection, maintenance, repair, and replacement of the common elements is the responsibility of the Association and the cost is a common expense. Beyond this function, the Association shall make no alteration of, or substantial additions to, the common elements which result in a material expense or material change in the common elements without the prior approval of at least a majority of the voting interests. However, if work reasonably necessary to protect, insure, maintain, repair or replace the common elements also constitutes a material alteration or substantial addition to the common elements, no prior unit owner approval is required. In the event of a merger, no material alteration or substantial addition to the common elements or Association property shall occur unless such material alteration or substantial addition has been approved by a majority of the voting interests of each condominium operated by the surviving corporation.

\*\*\*

15. INSURANCE. In order to adequately protect the Association, the Association property and the condominium property required to be insured by the Association, insurance shall be carried and kept in force at all times in accordance with the following provisions:

\*\*\*

15.2 Required Coverage. The Association shall maintain adequate insurance covering all of the buildings and the common elements as well as all Association property, in an amount determined annually by the Board of Directors, such insurance to afford at least the following protection: In the event of a merger, to the extent permitted by law, the Association may obtain a single policy for all condominiums operated by the surviving corporation.

\*\*\*

22. AMENDMENT OF DECLARATION. Except as otherwise provided above as to amendments made by the Developer, amendments to this Declaration shall be proposed and adopted in the following manner:


\*\*\*


22.10 Corporate Merger. Notwithstanding Section 22.9 above regarding a property merger or any contrary interpretation, a corporate merger may be accomplished in the manner provided by law.

22.11 Condominium Voting. All amendments to this Declaration of Condominium which require approval of unit owners shall only require approval from the requisite level of unit owners in this condominium, rather than the Association as a whole.

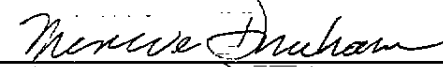
IN WITNESS WHEREOF, we have affixed our hands this 19<sup>th</sup> day of January, 1999, at Lee County, Florida.

Witnesses:

  
Signature of Witness  
VIRGINIA BRATBY  
Print name of Witness

  
Signature of Witness  
CHERYL R. KRAUS  
Print name of Witness

WATERFORD I, INC.

By:   
Meneve Dunham President

13500 Worthington Way  
Bonita Springs, FL 34135

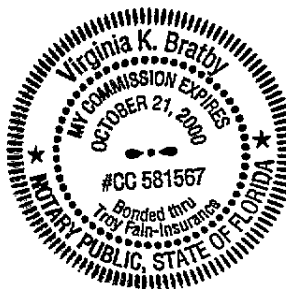
STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me this 19th day of January, 1999, by MENEVE DUNHAM as President, of WATERFORD I, INC., a Florida corporation not for profit, on behalf of the Association. She/He (choose one) (☒) is personally known to me or (☐) has provided \_\_\_\_\_ for identification and did not take an oath.

Virginia K. Bratby  
Signature of Notary Public

VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)

My Commission Expires:



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(The space above this line is reserved for recording information.)

**CERTIFICATE OF AMENDMENT**

**DECLARATION OF CONDOMINIUM  
WATERFORD II, A CONDOMINIUM**

WE HEREBY CERTIFY that the following amendments to the Declaration of Condominium of Waterford II, a Condominium, which Declaration is recorded at O.R. Book 2253, Page 1784, of the Public Records of Lee County, Florida, were duly proposed by the Board of Directors and adopted by the Association membership at the duly noticed special member's meeting of the Association on the 19<sup>th</sup> day of January, 1999. Said amendments were passed by the concurrence of at least fifty-one percent (51%) of the unit owners present in person or by proxy and voting at the meeting.

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

4. DEFINITIONS: The terms used in this Declaration and its exhibits shall have the meanings stated below and in Chapter 718, Florida Statutes, unless the context otherwise requires.

\* \* \*

4.5 "Association" means WATERFORD II, INC., a Florida corporation not for profit, the entity responsible for the operation of this Condominium. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, Association means the surviving corporation.

\* \* \*

4.9 "Commons Association" means WATERFORD COMMONS ASSOCIATION I, INC., a Florida Corporation not for profit responsible for the ownership, maintenance and operation of certain property, parking areas and recreation facilities within the Waterford Complex. The Association shall be a member of the Commons Association. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

4.10 "Commons Documents" means the Articles of Incorporation, By-Laws and Rules and Regulations of the Commons Association attached hereto as Exhibits "E" through "E-3". In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

\* \* \*

9. ASSOCIATION: The operation of the Condominium is by Waterford II, Inc., a Florida corporation not for profit, or in the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex then by the surviving corporation, which shall perform its function pursuant to the following:

\* \* \*

9.12 Membership in Commons Association. The Association shall be a member of Waterford Commons Association I, Inc., and cannot withdraw its membership in the Commons Association unless one hundred percent (100%) consent is received from the other member associations. The unit owners in this condominium shall have a non-exclusive right to use the common area and the facilities located on the common areas owned by the Commons Association; all use rights on property owned by the Commons Association are subject to its rules and regulations. The share of the expenses of the Commons Association for which this Association is liable shall be a fraction of the whole, numerator of which is forty-eight (48) and the denominator of which is the total number of dwelling units located in the Waterford Complex. ~~Proviso: until the Developer has turned over control of the Commons Association to the members as provided for in the By-laws of the Commons Association, the denominator shall be the number "120."~~ The Commons Association shall be responsible for the maintenance and repair of Commons Association property. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties and liabilities of the Commons Association shall be vested in the surviving corporation. In the event a merger of all condominium associations within the Waterford Complex and the Commons Association, each unit owner shall be liable for a pro-rata 1/120 share of the expenses of operating the "commons" property, which shall be deemed a common expense hereunder.

\* \* \*

11. MAINTENANCE; LIMITATION UPON ALTERATION AND IMPROVEMENT: Responsibility for the maintenance, repair and replacement of the condominium property and restrictions on its alteration and improvements shall be as follows:

\* \* \*

11.5 Alterations and Additions to Common Elements By Association. The protection, maintenance, repair, and replacement of the common elements is the responsibility of the Association and the cost is a common expense. Beyond this function, the Association shall make no alteration of, or substantial additions to, the common elements which result in a material expense or material change in the common elements without the prior approval of at least a majority of the voting interests. However, if work reasonably necessary to protect, insure, maintain, repair or replace the common elements also constitutes a material alteration or substantial addition to the common elements, no prior unit owner approval is required. In the event of a merger, no material alteration or substantial addition to the common elements or Association property shall occur unless such material alteration or substantial addition has been approved by a majority of the voting interests of each condominium operated by the surviving corporation.

\* \* \*

15. **INSURANCE.** In order to adequately protect the Association, the Association property and the condominium property required to be insured by the Association, insurance shall be carried and kept in force at all times in accordance with the following provisions:

\* \* \*

15.2 **Required Coverage.** The Association shall maintain adequate insurance covering all of the buildings and the common elements as well as all Association property, in an amount determined annually by the Board of Directors, such insurance to afford at least the following protection: In the event of a merger, to the extent permitted by law, the Association may obtain a single policy for all condominiums operated by the surviving corporation.

\* \* \*

22. **AMENDMENT OF DECLARATION.** Except as otherwise provided above as to amendments made by the Developer, amendments to this Declaration shall be proposed and adopted in the following manner:

\* \* \*

22.10 Corporate Merger. Notwithstanding Section 22.9 above regarding a property merger or any contrary interpretation, a corporate merger may be accomplished in the manner provided by law.

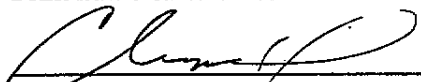
22.11 Condominium Voting. All amendments to this Declaration of Condominium which require approval of unit owners shall only require approval from the requisite level of unit owners in this condominium, rather than the Association as a whole.

IN WITNESS WHEREOF, we have affixed our hands this 19<sup>th</sup> day of January, 1999, at Lee County, Florida.

Witnesses:

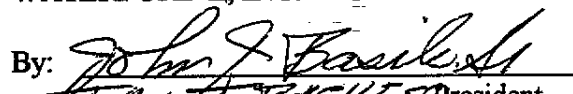
  
Signature of Witness

VIRGINIA BRATLEY  
Print name of Witness

  
Signature of Witness

CHERYL R. KRAUS  
Print name of Witness

WATERFORD II, INC.

By:   
JOHN D. BASILE SR President

13500 Worthington Way  
Bonita Springs, FL 34135



STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me this 19th day of January, 1999, by JOHN J. BASILE, SR. as President, of WATERFORD II, INC., a Florida corporation not for profit, on behalf of the Association. She/He (choose one) (☒) is personally known to me or (☐) has provided \_\_\_\_\_ for identification and did not take an oath.

Virginia K. Bratby  
Signature of Notary Public

VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)

My Commission Expires:



---

(The space above this line is reserved for recording information.)

**CERTIFICATE OF AMENDMENT**

**DECLARATION OF CONDOMINIUM  
WATERFORD III, A CONDOMINIUM**

WE HEREBY CERTIFY that the following amendments to the Declaration of Condominium of Waterford III, a Condominium, which Declaration is recorded at O.R. Book 2288, Page 305, of the Public Records of Lee County, Florida, were duly proposed by the Board of Directors and adopted by the Association membership at the duly noticed special member's meeting of the Association on the 19<sup>th</sup> day of January, 1999. Said amendments were passed by the concurrence of at least two-thirds (2/3) of the unit owners present in person or by proxy and voting at the meeting and by at least a majority of all of the voting interests.

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

4. DEFINITIONS: The terms used in this Declaration and its exhibits shall have the meanings stated below and in Chapter 718, Florida Statutes, unless the context otherwise requires.

\* \* \*

4.5 "Association" means WATERFORD III, INC., a Florida corporation not for profit, the entity responsible for the operation of this Condominium. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, Association means the surviving corporation.

\* \* \*

4.9 "Commons Association" means WATERFORD COMMONS ASSOCIATION, INC., a Florida Corporation not for profit responsible for the ownership, maintenance and operation of certain property, parking areas and recreation facilities within the Waterford Complex. The Association shall be a member of the Commons Association. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

4.10 "Commons Documents" means the Articles of Incorporation, By-Laws and Rules and Regulations of the Commons Association attached hereto as Exhibits "E" through "E-3". In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

\* \* \*

9. ASSOCIATION: The operation of the Condominium is by Waterford III, Inc., a Florida corporation not for profit, or in the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex then by the surviving corporation, which shall perform its function pursuant to the following:

\* \* \*

9.12 Membership in Commons Association. The Association shall be a member of Waterford Commons Association I, Inc., and cannot withdraw its membership in the Commons Association unless one hundred percent (100%) consent is received from the other member associations. The unit owners in this condominium shall have a non-exclusive right to use the common area and the facilities located on the common areas owned by the Commons Association; all use rights on property owned by the Commons Association are subject to its rules and regulations. The share of the expenses of the Commons Association for which this Association is liable shall be a fraction of the whole, numerator of which is forty (40) and the denominator of which is the total number of dwelling units located in the Waterford Complex. ~~Proviso: until the Developer has turned over control of the Commons Association to the members as provided for in the By-laws of the Commons Association, the denominator shall be the number "120."~~ The Commons Association shall be responsible for the maintenance and repair of Commons Association property. In the event of a corporate merger between the Commons Association and any of the condominium associations within the Waterford Complex, all rights, duties and liabilities of the Commons Association shall be vested in the surviving corporation. In the event a merger of all condominium associations within the Waterford Complex and the Commons Association, each unit owner shall be liable for a pro-rata 1/120 share of the expenses of operating the "commons" property, which shall be deemed a common expense hereunder.

\* \* \*

11. MAINTENANCE; LIMITATION UPON ALTERATION AND IMPROVEMENT: Responsibility for the maintenance, repair and replacement of the condominium property and restrictions on its alteration and improvements shall be as follows:

\* \* \*

11.5 Alterations and Additions to Common Elements By Association. The protection, maintenance, repair, and replacement of the common elements is the responsibility of the Association and the cost is a common expense. Beyond this function, the Association shall make no alteration of, or substantial additions to, the common elements which result in a material expense or material change in the common elements without the prior approval of at least a majority of the voting interests. However, if work reasonably necessary to protect, insure, maintain, repair or replace the common elements also constitutes a material alteration or substantial addition to the common elements, no prior unit owner approval is required. In the event of a merger, no material alteration or substantial addition to the common elements or Association property shall occur unless such material alteration or substantial addition has been approved by a majority of the voting interests of each condominium operated by the surviving corporation.

\* \* \*

15. **INSURANCE.** In order to adequately protect the Association, the Association property and the condominium property required to be insured by the Association, insurance shall be carried and kept in force at all times in accordance with the following provisions:

\* \* \*

15.2 **Required Coverage.** The Association shall maintain adequate insurance covering all of the buildings and the common elements as well as all Association property, in an amount determined annually by the Board of Directors, such insurance to afford at least the following protection: In the event of a merger, to the extent permitted by law, the Association may obtain a single policy for all condominiums operated by the surviving corporation.

\* \* \*

22. **AMENDMENT OF DECLARATION.** Except as otherwise provided above as to amendments made by the Developer, amendments to this Declaration shall be proposed and adopted in the following manner:

\* \* \*

22.10 Corporate Merger. Notwithstanding Section 22.9 above regarding a property merger or any contrary interpretation, a corporate merger may be accomplished in the manner provided by law.

22.11 Condominium Voting. All amendments to this Declaration of Condominium which require approval of unit owners shall only require approval from the requisite level of unit owners in this condominium, rather than the Association as a whole.

### **AMENDMENTS TO BY-LAWS OF WATERFORD III, INC.**

**Note:** New language is underlined; language being deleted is shown in ~~struck-through~~ type.

1. **GENERAL.** These are the By-Laws of WATERFORD III, INC., hereinafter the "Association", a corporation not for profit organized under the laws of Florida for the purpose of operating a condominium pursuant to the Florida Condominium Act. However, in the event of a corporate merger, as of the effective date of the merger, the name of this corporation shall be changed to WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC.

\* \* \*

2. **MEMBERS.**

2.1 **Qualifications.** The members of the Association shall be the owners of legal title to the units in the condominiums operated by this Association. The foregoing is not intended to include persons who hold their interest merely as security for the performance of an obligation. Membership shall become effective upon the occurrence of the last to occur of the following events.

\* \* \*

2.3 Approval or Disapproval of Matters. Whenever the decision of a unit owner is required upon any matter, whether or not the subject of an Association meeting, such decision shall be expressed by the same person who would cast the vote of such unit if in an Association meeting, unless the joinder of record owners is specifically required. The Board of Directors shall have the discretion to determine whether a particular matter requiring the consent of the unit owners only affects a particular condominium. In that case, only approval from the requisite number of unit owners in the affected condominium, rather than the Association as a whole, need be obtained.

\* \* \*

### 3. MEMBERS' MEETINGS.

3.1 Annual Meeting. The members shall meet at least once in each calendar year and such meeting shall be the annual meeting. The annual meeting shall be held in Lee County, Florida, each year during the month of January, February or March at a day, place and time designated by the Board of Directors, for the purpose of electing Directors and transacting any other business duly authorized to be transacted by the members.

\* \* \*

3.12 Voting at Meetings of Master Association and Waste Association; Voting Representative. In accordance with Section 3.6, of the By-Laws of the Master Association and Waste Association, an individual unit owner or a spouse of a unit owner elected at the Annual Meeting of the Members shall serve as the Association's Voting Representative to the Master Association and Waste Association. Notice of who will act in that capacity shall be made in writing to the Master Association and Waste Association. The Voting Representative shall attend all meetings of the members of the Master Association and Waste Association and shall cast, in a block, all votes of the members of this Association on any and all questions which may arise. The votes shall be cast in the manner directed by the Board of Directors, or absent such direction, in the manner determined by the Voting Representative. The Board of Directors shall have the discretion to determine whether a particular matter requiring the consent of the unit owners only affects a particular condominium. In that case, only approval from the requisite number of unit owners in the affected condominium, rather than the Association as a whole, need be obtained.

\* \* \*

4. BOARD OF DIRECTORS. The administration of the affairs of the Association shall be by a Board of Directors. All powers and duties granted to the Association by law, as modified and explained in the Declaration, Articles of Incorporation, and these By-Laws, shall be exercised by the Board, subject to approval or consent of the unit owners only when such is specifically required.

4.1 Number and Terms of Service. The number of Directors which shall initially constitute the whole Board of Directors shall be three (3). ~~In order to provide for a continuity of experience by establishing a system of staggered terms, at the first annual meeting at which the unit owners other than the Developer elect a majority of Directors, the number of Directors to be elected shall be three (3). The three (3) candidates receiving the highest number of votes shall be elected for two (2) year terms. The two (2) candidates receiving the next highest number of votes shall be elected for one (1) year terms. In the case of tie votes, the Directors elected shall decide among themselves who will serve the longer terms. Thereafter, a~~ All Directors shall be elected for two (2) year terms. In the event of a merger, the number of Directors which shall constitute the whole Board of Directors shall be five (5). The respective owners in each of the three (3) condominiums operated by the Association (i.e. Wedgewood IV, Wedgewood V,

and Wedgewood VI) shall each be entitled to elect one (1) Director to the Board. The owners in each condominium shall vote separately, by plurality vote, to select the representative on the Board from their condominium. The other two (2) Directors shall be elected at large by a plurality of the total votes cast in the election. Upon the effective date of the merger, the Board of Directors of the surviving corporation shall consist of the Directors of Waterford Commons Association I, Inc. immediately prior to the merger (who shall serve until the 2001 annual meeting) plus two (2) at large Directors who shall be appointed by a majority those sitting Directors (who shall serve until the 2000 annual meeting). In order to provide for a continuity of experience by establishing a system of staggered terms, in the 2000 annual election, the membership shall elect two (2) at large Directors whose term shall be two (2) years and in the 2001 annual election the owners of each condominium represented by the Association shall elect one (1) Director (i.e. three (3) Directors shall be elected) whose term shall be two (2) years. Thereafter, all Directors shall be elected for two (2) year terms. A Director will serve until his successor is duly elected unless he sooner resigns or is recalled as provided in 4.5 below. Directors shall be elected by the members at each Annual Meeting, or in the case of a vacancy, as provided in 4.4 below.

\* \* \*

4.3 Annual Elections. On the day of each annual election the members shall elect by written ballot as many Directors as there are regular terms of Directors expiring. Not less than sixty (60) days before the annual or other scheduled election, the Association shall mail or deliver, whether by separate Association mailing or included in another Association mailing or delivery including regularly published newsletters, to each unit owner entitled to vote, a first notice of the date of the election. Any unit owner or other eligible person desiring to be a candidate must give written notice to the association not less than forty (40) days prior to the annual election in order to qualify. If the number of candidates exceeds the number of Directors to be elected, ~~N~~ not less than fourteen (14) ~~thirty (30)~~ days before the election, the Association shall mail or deliver a second notice of election to all unit owners entitled to vote therein, together with a ballot which shall list all qualified candidates. Upon request of a candidate, the Association shall include an information sheet, no larger than 8-1/2 inches by 11 inches furnished by the candidate, to be included with the mailing of the ballot, with the costs of mailing and copying to be borne by the Association. Directors shall be elected by a plurality of the votes cast in the election provided that at least twenty percent (20%) of the eligible voters cast ballots. There shall be no quorum requirement or minimum number of votes necessary for election of Directors. Proxies may not be used in the election. In the event of a merger, the members from each condominium operated by the Association shall be entitled to elect at least one representative to the Board.

4.4 Vacancies on the Board. If the office of any Director becomes vacant for any reason, a successor or successors to fill the remaining unexpired term or terms shall be appointed or elected as follows:

- (A) If a vacancy is caused by the death, disqualification or resignation of a Director, a majority of the remaining Directors, though less than a quorum, shall appoint a successor, who shall hold office for the remaining unexpired term.
- (B) A vacancy occurring as a result of a recall in which less than a majority of the Directors are recalled and removed, the vacancy(ies) may be filled by the affirmative vote of the remaining Directors, even if the remaining Directors constitute less than a quorum. No recalled Director shall be appointed by the Board to fill a vacancy. Alternatively, the Board may, by affirmative vote of a majority of the remaining Directors, even if the remaining Directors constitute less than a quorum, call and conduct an election in the

manner prescribed by law to fill the vacancy(ies). Vacancies occurring as a result of a recall in which a majority or more of the Directors are recalled and removed, shall be filled by an election conducted at the special members' recall meeting in the manner prescribed by law.

- (C) In the event of a merger, if a vacancy on the Board had been filled by the representative of a certain condominium, then to the extent possible the vacancy shall be filled in accordance with this section by a representative from the condominium represented by the vacating Director.

4.5 Removal of Directors. Any or all Directors, ~~except those appointed by the Developer,~~ may be removed with or without cause by a majority vote of the entire membership, either by a written petition or at any meeting called for that purpose. If a meeting is held or a petition is filed for the removal of more than one Director, the question shall be determined separately as to each Director sought to be removed. If a special meeting is called by ten percent (10%) of the voting interests for the purpose of recall, the notice of the meeting must be accompanied by a dated copy of the signature list, stating the purpose of the signatures. The meeting must be held not less than fourteen (14) days nor more than sixty (60) days from the date that notice of the meeting is given. In the event of a merger, the vote for removal of a representative to the Board from a certain condominium shall be conducted only by the members of the condominium that the Director represents, as in the case of election.

\* \* \*

4.6 Organizational Meeting and Designation of Commons Association Director. The organizational meeting of a new Board of Directors shall be held within ten (10) days after the election of new Directors at such place and time as may be fixed by the Directors at the annual meeting at which they were elected. The Board of Directors shall designate in writing at their organizational meeting the individual or individuals as required by the Commons Association By-laws who shall serve as a director or directors of the WATERFORD COMMONS ASSOCIATION I, INC.; the individual or individuals so designated must be a unit owner or the spouse of a unit owner. In the event of a merger between the Commons Association and the other condominium associations within the Waterford Complex, no such designation shall be required.

\* \* \*

6. FISCAL MATTERS. The provisions for fiscal management of the Association set forth in the Declaration of Condominium shall be supplemented by the following provisions:

\* \* \*

6.2 Budget. The Board of Directors shall, at a meeting held prior to the close of each fiscal year in December of each year, adopt an annual budget for common expenses for the next fiscal year. A copy of the proposed budget and a notice stating the time, date and place of the meeting shall be mailed or delivered to ~~or served on~~ the owner of each unit not less than fourteen (14) days prior to that meeting. The proposed budget shall be detailed and shall show the amounts budgeted by accounts and expense classifications.

\* \* \*

6.3 Reserves for Capital Expenditures and Maintenance. In addition to annual operating expenses, the proposed budget must include reserve accounts for capital expenditures and deferred maintenance. These accounts shall include, but are not limited to, roof replacement, building painting, and pavement resurfacing. The amount to be reserved shall be computed by a formula based upon estimated life and replacement cost of each item. These reserves shall be funded unless the members subsequently determine by majority vote of those present in person or by proxy at a duly called meeting to fund no reserves or less than adequate reserves for a fiscal year. The vote to waive or reduce reserves, if any is taken, may be taken only after the proposed budget has been mailed to the unit owners as required in 6.2 above. In the event of a corporate merger, voting on the waiver of reserves will be conducted on a condominium by condominium basis. Reserves funded under this paragraph shall be used only for the purposes for which they were reserved, unless their use for other purposes is first approved by a majority of the voting interests present and voting at a members' meeting called for the purpose.

\* \* \*

6.12 Distribution of Assets Upon Merger. In the event of a corporate merger, all assets and liabilities shall be transferred into the name of the surviving corporation, except that reserves for capital expenditures and deferred maintenance shall continue to be maintained separately for each condominium as required by law. At such time the net value of the merged condominium corporations (excluding the Commons Association) shall be determined and an equitable adjustment shall be made to ensure that each merged condominium corporation makes an equal contribution per condominium unit to the surviving corporation. Accordingly, the surviving corporation shall transfer any excess net value of a merged condominium corporation's contribution into the separately held reserve account or accounts attributable to the condominium that the merged corporation operated prior to the merger. The Board shall have discretion to determine into which reserve account or accounts that the excess value will be transferred.

## AMENDMENTS TO ARTICLES OF INCORPORATION OF WATERFORD III, INC.

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

### ARTICLE I

NAME: The name of the corporation, herein called the "Association", is WATERFORD III, INC., except that in the event of a corporate merger, as of the effective date of the merger, the name of this corporation shall be changed to WATERFORD AMBERLEY COURT CONDOMINIUM ASSOCIATION, INC.

The principal mailing address of the corporation is 13550 Worthington Way, Bonita Springs, Florida 34135 ~~33923~~.

### ARTICLE II

PURPOSE AND POWERS: The purpose for which the Association is organized is to provide an entity pursuant to the Florida Condominium Act for the operation of Waterford III, a Condominium located in Lee County, Florida; and such other condominiums and other property as shall be subject to the jurisdiction of this corporation by virtue of a merger with any other Florida corporation not-for-profit.

*(Remainder of Article Unchanged)*



\*\*\*

### ARTICLE III

#### MEMBERSHIP:

- A. The members of the Association shall be all record owners of a fee simple interest in one or more units in the Condominium, or other condominiums operated by this Association, as further provided in the Bylaws; after termination of the Condominium the members shall consist of those who are members at the time of such termination.

IN WITNESS WHEREOF, we have affixed our hands this 19<sup>th</sup> day of January 1, 1999,  
at Lee County, Florida.

Witnesses:

[Signature]  
Signature of Witness  
CHERYL R. KRAVY  
Print name of Witness

[Signature]  
Signature of Witness  
VIRGINIA BRATBY  
Print name of Witness

WATERFORD III, INC.

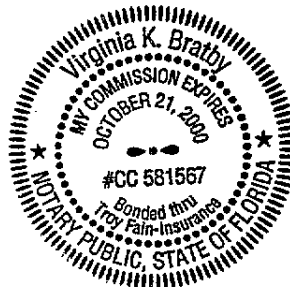
By: [Signature]  
DANIEL WHITE, President

13500 Worthington Way  
Bonita Springs, FL 34135

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me this 19<sup>th</sup> day of January, 1999, by DANIEL WHITE as President, of WATERFORD III, INC., a Florida corporation not for profit, on behalf of the Association. She/He (choose one) (☒) is personally known to me or (☐) has provided \_\_\_\_\_ for identification and did not take an oath.

[Signature]  
Signature of Notary Public  
VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)  
My Commission Expires:



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(The space above this line is reserved for recording information.)

## **CERTIFICATE OF AMENDMENT**

### **DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WATERFORD COMMONS**

WE HEREBY CERTIFY that the following amendments to the Declaration of Covenants, conditions and Restrictions of Waterford Commons which Declaration is recorded at O.R. Book 2287, Page 4656, of the Public Records of Lee County, Florida, were duly proposed by the Board of Directors and adopted by the Association membership at the duly noticed special member's/Board meeting of the Association on the 19<sup>th</sup> day of January, 1999. Said amendments were passed by the concurrence of at least fifty-on percent (51%) of the unit owners present in person or by proxy and voting at the meeting.

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

1. DEFINITIONS: The following definitions shall apply to the terms used in this Declaration and its recorded exhibits, unless the context clearly requires another meaning.

\* \* \*

1.2 "Association" shall ~~initially mean and refer to Waterford I, Inc., and shall subsequently mean and refer to all Condominium Associations created within the WATERFORD COMPLEX.~~

\* \* \*

1.4 "Board" shall mean and refer to the Board of Directors of Waterford Commons Association I, Inc. In the event of a corporate merger between the Commons Association and any of the condominium associations within the WATERFORD COMPLEX, "Board" shall mean the Board of Directors of the surviving corporation.

\* \* \*

1.6 "Commons Association" shall mean and refer to the Waterford Commons Association I, INC., a Florida Corporation not for profit, which has its principal place of business in Lee County, Florida and its successors and assigns, whose Articles of Incorporation and By-Laws are attached hereto as Exhibit "B." In the event of a corporate merger between the Commons Association and any of the condominium associations within the WATERFORD COMPLEX, all rights, duties, assets and liabilities of the Commons Association shall be vested in the surviving corporation.

\* \* \*

## 5. ASSOCIATION.

### 5.1 Members.

- A. The members of this Corporation shall be all the Florida non-profit corporations ("Associations") which are actually created for the purpose of operating residential condominium developments located within the Waterford Complex. If any member Association is voluntarily dissolved (except incident to a merger with this corporation), that Association's right to membership shall be transferred to another corporation, or to a trustee, which shall have and exercise such Association's membership rights, obligations and privileges as long as this Corporation exists. In the event of a corporate merger between the Commons Association and any of the condominium associations within the WATERFORD COMPLEX, the members shall be the record owners of each condominium unit located within the WATERFORD COMPLEX.

\* \* \*

## 6. COMMON AREAS.

### 6.1 Members Rights and Easements.

- (A) Every member of the surviving Association in the event of a merger or every member of an Association which is a member of the Commons Association shall have a right and easement of enjoyment and use in and to the Common Areas. The right and easement shall be appurtenant to and shall pass with the title to every Unit, subject to any limitation set forth in this Declaration including:

\* \* \*

### 6.2 Delegation of Right.

- (A) A unit owner who is a member of the surviving Association in the event of a merger or every member of an Association which is a member of the Commons Association may temporarily delegate his right of use in and to the Common Areas to his non-resident guests (if the guests are accompanied by a member) or to tenants who reside in the Living Unit of the unit owner, but only to the extent and subject to conditions, limitations and restrictions as may be provided for in the By-Laws and the Commons Association's rules and regulations. A fee may be imposed for such a delegation, not necessarily limited to the cost of processing the

delegation. No more than four transfers to tenants may be made in any given year and no such transfer shall be made for a period of less than one month.

\* \* \*

8. ASSESSMENTS AND FEES.

8.1 Method of establishing Assessments. Before the first day of ~~December of~~ each fiscal year, the Board of Directors of the Commons Association shall consider and adopt an annual operating budget in amounts believed to be sufficient to enable the Corporation to perform its functions for the ensuing year.

*(Remainder of Section Unchanged)*

\* \* \*

11. INSURANCE: RECONSTRUCTION AFTER CASUALTY.

11.1 Required Coverage. The Commons Association shall obtain and maintain at all times the insurance policies listed below. The named insured on all insurance policies upon the Common Areas shall be the Commons Association individually and as the agent for each member and their respective unit owners, without naming them. In the event of a merger, to the extent permitted by law, the Association may obtain a single policy for all condominiums operated by the surviving corporation.

\* \* \*

13. DURATION OF COVENANTS; AMENDMENT.

\* \* \*

13.3 Amendments by Members. This Declaration may be amended at any time provided that fifty-one percent (51%) of the members of each of the respective member Associations, or in the event of a merger by fifty-one percent (51%) of the unit owners within each of the respective condominiums located in the WATERFORD COMPLEX, at a duly called and held meeting of the respective owners or member Associations vote in favor of the proposed amendment; provided however, that if the affirmative vote required, for approval of action under the specific provision to be amended, is a higher or lower percentage, then such higher or lower percentage shall be required to approve amendment of that provision. Notwithstanding the provisions of this Section 13 regarding amendments or any contrary interpretation, a corporate merger may be accomplished in the manner provided by law.

*(Remainder of Section Unchanged)*

IN WITNESS WHEREOF, we have affixed our hands this 19<sup>th</sup> day of January, 1999, at Lee County, Florida.

Witnesses:

[Signature]  
Signature of Witness  
CHERYL R KRAV

Print Name of Witness  
Virginia Bratby  
Signature of Witness  
VIRGINIA BRATBY  
Print Name of Witness

WATERFORD COMMONS ASSOCIATION I, INC.

By: [Signature]  
JOHN T. BASILE SR. President

13500 Worthington Way  
Bonita Springs, FL 34135

STATE OF FLORIDA  
COUNTY OF LEE

The foregoing instrument was executed before me this 19<sup>th</sup> day of January, 1999, by JOHN T. BASILE SR. as President, of WATERFORD COMMONS ASSOCIATION I, INC., a Florida corporation not for profit, on behalf of the Association. She/He (choose one) (✓) is personally known to me or ( ) has provided \_\_\_\_\_ for identification and did not take an oath.

[Signature]  
Signature of Notary Public  
VIRGINIA K. BRATBY  
Print Name of Notary Public (SEAL)  
My Commission Expires:

