

This instrument prepared by:
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CERTIFICATE OF AMENDMENT TO THE DECLARATION OF RESTRICTIONS FOR LAUREL WOODLANDS SUBDIVISION

WHEREAS, the Declaration of Restrictions for Laurel Woodlands (the "Declaration") was recorded in Official Records Book 1923, Pages 2475 et seq. of the Public Records of Sarasota County, Florida; and

WHEREAS, the owners, as members of the Laurel Woodlands Association of Homeowners, Inc. ("Association"), have found it necessary to amend the Declaration.

NOW THEREFORE, the members of the Association voted to amend the Declaration as set forth below:

(Words in ~~strike-through~~ type are deletions from existing text; underlined words are additions.)

Article I, Building Restrictions, was amended, adding Section 1.47, Rentals, as described below:

1.47. Rentals. No Owner shall lease or rent their Lot or Dwelling, whether oral or in writing, for a period of less than thirty (30) days. Every Owner shall provide the Association with notice of any intent to lease or rental of a Dwelling within fifteen (15) days prior to of any tenant's occupancy of a Dwelling (including any renewal terms). Said notice shall contain the following information: 1) name of all tenant(s); 2) commencement and end date of occupancy; 3) rental payment amounts; 4) address and telephone number of Owner for notices from the Association; and 5) acknowledgement from the tenant that they have read the rules of the Association and will comply with said rules. 6) A copy of the executed lease. Subleasing is prohibited. All rentals must be for residential single-family use only; commercial leasing is prohibited. No more than two (2) persons per bedroom shall be allowed to occupy a Dwelling, without the prior approval of the Association. Rentals shall be limited to twenty-five percent (25%) of the total Lots within the Association. The Board may create a waiting list or lottery system if more than twenty-five percent (25%) of Owners desire to rent their Dwellings at any one time. The Board may charge a reasonable application fee and promulgate application forms.