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FIRST
AMENDMENT
TO
DECLARATION OF CONDOMINIUM
OF
THE GARDENS I AT WATERSIDE VILLAGE

PURSUANT to Section 718.403, Florida Statutes, and the provisions of the Declaration of Condominium of The Gardens I at Waterside Village as recorded in Official Records Book 2776, Page 1085, Public Records of Sarasota County, Florida, W.V. Development No. I, a Florida general partnership, hereby amends said Declaration of Condominium for the purpose of submitting Phase 2 to condominium ownership as a part of The Gardens I at Waterside Village, a Condominium. Phase 2 is more particularly described in the Condominium Plat of The Gardens I at Waterside Village attached as Exhibit "A" to said Declaration of Condominium and recorded in Condominium Book 30, Page 45, Public Records of Sarasota County, Florida. The condominium plat also contains an identification of each unit in Phase 2, a graphic description of the improvements in which such units are located and a plot plan thereof, a survey of Phase 2, and a certificate of surveyor in conformance with Section 718.104(4)(e), Florida Statutes. By this Amendment, the common elements of Phase 2 are merged with the common elements of the existing phase and hereby becomes part of one condominium known as The Gardens I at Waterside Village. Commencing with the recording of this Amendment in the Public Records, each condominium unit will have a 1/24th share in the common elements, common expenses, and common surplus of the condominium, so that each condominium unit will share equally with all other condominium units in The Gardens I at Waterside Village. Developer further amends said survey and plot plan in accordance with the Certificate of Surveyor attached hereto and by this reference made a part hereof.

IN WITNESS WHEREOF, Developer has caused this Amendment to be executed in its name this 27th day of February, 1996.

Witnesses:

W.V. DEVELOPMENT NO. I,
a Florida general partnership
By: SEL W.V. Development No. 1, Inc.
as General Partner

William M. Seider
Signature of Witness

William M. Seider
Print Name of Witness

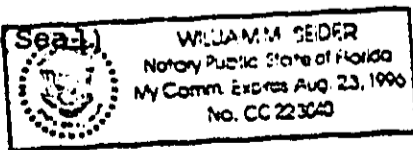
By: Stephen E. Lattmann
Stephen E. Lattmann
As its President

Tracy L. Sax
Signature of Witness

TRACY L. SAX
Print Name of Witness

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this 27th day of February 1996, by STEPHEN E. LATTMANN, as President of SEL W.V. DEVELOPMENT NO. 1, INC., a Florida corporation and a general partner of W.V. DEVELOPMENT NO. I, Florida general partnership, on behalf of the corporation and the partnership. The above-named person is personally known to me.



William M. Seider
Notary Public
William M. Seider
Print or type name of Notary Public

I am a Notary Public of the State of Florida and my commission expires on _____.

Prepared by and return to: ✓
William M. Seider, Esquire
Williams, Parker, Harrison, Dietz & Getzen
200 South Orange Avenue
Sarasota, Florida 34236

CERTIFICATE OF SURVEYOR

I, the undersigned Registered Land Surveyor, hereby certify that,

1. This certificate is made with respect to Phase 2, Building 2, and all units contained therein, GARDENS I AT WATERSIDE VILLAGE, A CONDOMINIUM shown on the condominium plat recorded in Condominium Book 30, Page 45, Public Records of Sarasota County, Florida, as amended.

2. The construction of the improvements in which said units are located is substantially complete.

3. The plat, together with the provisions of the Declaration describing the condominium property, is an accurate representation of the location and dimensions of said unit(s).

4. The identification, location and dimensions of the common elements and of each such unit can be determined from the plat, as amended, and the provisions of said Declaration.

5. All planned improvements, including, but not limited to, landscaping, utility services and access to said units, and common element facilities serving the building(s) in which said units are located have been substantially completed.

STRAYER SURVEYING & MAPPING, INC
Licensed Surveyor Business No. 5639



CHARLES E. LESLIE
Fla Surveyor's Cert. No. 2910

Date: 2/21/1996

RECORDED IN OFFICIAL RECORDS
96 FEB 28 PM 4:08
SARASOTA COUNTY, FL