

This instrument prepared by and)
should be returned to:)
Elizabeth A. Lanham-Patrie, Esq.)
Becker & Poliakoff, P.A.)
111 N. Orange Ave., Suite 1400)
Orlando, FL 32801)
(407) 875-0955)
_____)

CERTIFICATE OF AMENDMENT TO
BYLAWS OF
PARK AT WOLF BRANCH OAKS
HOMEOWNERS' ASSOCIATION, INC.

WHEREAS, the Bylaws of Park at Wolf Branch Oaks Homeowners' Association, Inc., was originally recorded as Exhibit "C" to the Declaration of Easements, Covenants, Conditions and Restrictions of Park at Wolf Branch Oaks (the "Declaration") in Official Records Book 1683, Page 1619 of the Public Records of Lake County, Florida; and

WHEREAS, the Declaration was recorded in Official Records Book 1683, Page 1595 of the Public Records of Lake County, Florida; and

WHEREAS, the Declaration has been previously amended by the Amendments recorded at: Official Records Book 2123, Page 956; Official Records Book 2140, Page 1184; Official Records Book 2187, Page 819; and Official Records Book 2417, Page 191 all of the Public Records of Lake County, Florida; and

WHEREAS, pursuant to Article XII of the Articles of Incorporation and Article 12 of the Bylaws, the Board of Directors may adopt amendments to the Bylaws without a vote of the Members.

NOW THEREFORE, at a duly noticed meeting held on August 25, 2023, the Board of Directors unanimously approved an Amendment to Article 5 of the Bylaws by adding Section 9 as set forth below.

Article 5
EXECUTIVE AND OTHER COMMITTEES

Section 9. Fining and Suspension of Use Rights and Establishing a Violations Committee. The Association shall have the right to fine and suspend use rights as provided in Section 720.305(2), Florida Statutes, as amended from time to time, which procedure includes establishing a violations committee. A fine of \$1,000.00 or more shall be considered an assessment under Article IV of the Declaration and shall specifically be considered an "Individual Assessment", which can be levied by the Board at a Board

Meeting. The Association must give the Owner, who is being individually assessed, fourteen (14) days written notice of the Board Meeting where the Individual Assessment will be levied. The Association can pursue all collection rights provided within the Declaration to collect this Individual Assessment, including those provided in Article IV, Section 7 of the Declaration. The Association shall also have the right to suspend use rights as provided in Section 720.305(3), Florida Statutes, as amended from time to time.

Executed at Sorrento (city), Lake County, Florida, on this the 5th day of September, 2023.

Signed and deliver
in the presence of:

**Park at Wolf Branch Oaks Homeowner's
Association, Inc.**

Katey Monkman
Printed Name: Katey Monkman

By: Joseph Routt
Printed Name: Joseph Routt
Title: President

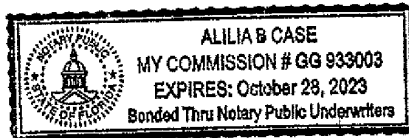
Derek Borchert
Printed Name: Derek Borchert

ATTEST:
By: Perry Pierce
Printed Name: Perry Pierce
Title: Secretary

Katey Monkman
Printed Name: Katey Monkman

Derek Borchert
Printed Name: Derek Borchert

STATE OF FLORIDA
COUNTY OF LAKE



(CORPORATE SEAL)

THE FOREGOING INSTRUMENT was acknowledged before me by means of [] physical presence or [] online notarization this 5th day of September, 2023, by **Joseph Routt, as President, and Perry Pierce, as Secretary, respectively of Park at Wolf Branch Oaks Homeowners' Association, Inc.,** of who [] are personally known to me or [] who have produced Drivers License (type of identification) as identification. They acknowledge executing this document in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation.

WITNESS my hand and official Seal in the State and County aforesaid, this 5th day of September, 2023.

Alilia B Case
Notary Public, State of Florida
Printed Name: Alilia B Case
My commission expires: 10/29/23