

This document prepared by
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CERTIFICATE OF AMENDMENT TO
DECLARATION OF CONDOMINIUM
OF
VILLA RIO CONDOMINIUM APARTMENTS, INC.

The undersigned officers of Villa Rio Condominium Apartments, Inc., the corporation in charge of the operation and control of Villa Rio, A Condominium, according to the Declaration of Condominium thereof as recorded in Official Records Book 5254, Page 867 et seq., of the Public Records of Broward County, Florida, hereby certify that the following amendments to the Declaration of Condominium were ~~proposed~~ and approved by majority vote of the Board of Directors at a board meeting held on the 12 of FEB., 2008 and approved by vote of not less than two thirds of the unit owners at a membership meeting held on the 12 of FEB., 2008. The undersigned further certify that the amendments were proposed and approved in accordance with the condominium documentation and applicable law.

(Additions indicated by underlining; deletions by ---)

DECLARATION OF CONDOMINIUM

III. MAINTENANCE AND REPAIR OF APARTMENTS

1. The Association, at its expense, shall be responsible for the installation, maintenance, repair and replacement of
:
...

(e) Installation of hurricane impact glass windows conforming with the Pompano Beach Building Code specifications for hurricane impact glass windows for windows which are part of the common elements or property. The expense of installation, replacement, operation, repair, and maintenance of hurricane impact glass windows by the board shall constitute a common expense as defined by Fla. Stat. § 718.115 and shall be collected as provided in that section.

2. The responsibility of the Apartment Owner shall be as follows:
...

(f) Installation of hurricane impact glass windows conforming with the Pompano Beach Building Code specifications for hurricane impact glass windows. The expense of installation, replacement, operation, repair, and maintenance of hurricane impact glass windows by the Association shall constitute a common expense as defined by Fla. Stat. § 718.115 and shall be collected as provided in that section. This provision notwithstanding, a unit owner who has previously installed hurricane impact glass windows or laminated glass architecturally designed to function as hurricane protection which complies with the Pompano Beach Building Code shall receive a credit equal to the pro rata portion of the assessed installation cost assigned to each unit. However, such unit owner shall remain responsible for a pro rata share of the expense of the replacement, operation, repair, and maintenance of such windows. Windows as the term is used in this section does not include sliding glass doors.

(g) Installation of hurricane shutters for all sliding glass doors conforming with the Pompano Beach Building Code specifications. The expense of installation, replacement, operation, repair, and maintenance of hurricane shutters for all sliding glass doors by the board shall constitute a common expense as defined by Fla. Stat. § 718.115 and shall be collected as provided in that section. This provision notwithstanding, a unit owner who has previously installed hurricane shutters for sliding glass doors, or sliding glass doors with hurricane impact glass or laminated glass architecturally designed to

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function as hurricane protection which complies with the Pompano Beach Building Code shall receive a credit equal to the pro rata portion of the assessed installation cost assigned to each unit. However, such unit owner shall remain responsible for a pro rata share of the expense for the replacement, operation, repair, and maintenance of such hurricane shutter for sliding glass doors, or sliding glass doors with hurricane impact glass, or laminated glass architecturally designed to function as hurricane protection whichever is installed.

IN WITNESS WHEREOF, Villa Rio Condominium Association, Inc. has caused this Certificate to be executed in its name on the 8 day of MAY ~~2007~~ 2008

VILLA RIO CONDOMINIUM
APARTMENTS, INC.

Witnesses:

[Signature]
Paul A. Burk

By:

[Signature]
President

Attest:

[Signature]
Secretary

STATE OF FLORIDA
COUNTY OF BROWARD

Sworn to or affirmed and signed before me on the 8 day of May, 2008 by Brad Smith,
President of VILLA RIO CONDOMINIUM APARTMENTS, INC., a Florida corporation, on behalf of the corporation;
he is personally known to me or has produced _____ as identification.

NOTARY PUBLIC - STATE OF FLORIDA
 **Joann R. Horan**
Commission #DD633758
Expires: MAR. 13, 2011
BONDED THRU ATLANTIC BONDING CO., INC.

[Signature]
Notary Public, State of Florida
My commission expires:
Commission number: