

RECORDED IN OFFICIAL RECORDS
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KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

Prepared By and Return to:
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CERTIFICATE OF AMENDMENT

DECLARATION OF CONDOMINIUM
CASA BLANCA, A CONDOMINIUM

We hereby certify that the Amendment to the Declaration of Condominium of CASA BLANCA, A CONDOMINIUM, at a meeting of CASA BLANCA CONDOMINIUM ASSOCIATION, INC., (herein the "Association") were duly adopted at the Annual Membership Meeting of the Association held on November 22, 2017, by the affirmative vote of the owners of not less than two-thirds (2/3) of the Association as required by Article 18 of the Declaration as to the Declaration amendments. The Association further certifies that the amendments were proposed and adopted as required by the governing documents and applicable law.

The original Declaration of Condominium CASA BLANCA, A CONDOMINIUM was recorded at Official Records Book 567, Page 92, et seq. of the Public Records of Sarasota County, Florida.

DATED this 22nd day of December, 2017.

Signed, sealed and delivered
In the presence of:

Sign [Signature]
Print Anthony DEcclesiis

Sign [Signature]
Print DAVID GARDNER LOWRY

CASA BLANCA CONDOMINIUM ASSOCIATION,
INC.

By [Signature]
Robert Antonelli, President

Sign _____

Attest: _____

Donna Piver, Secretary

Print _____

[Corporate Seal]

Sign _____

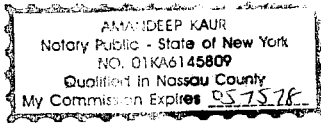
Print _____

STATE OF New York
COUNTY OF Nassau

The foregoing instrument was acknowledged before me this 22nd day of December, 2017, by Robert Antonelli, as President of CASA BLANCA CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, on behalf of the corporation. He is personally known to me or has produced NYS Driver's License as identification.

My commission expires:

05/15/2018



NOTARY PUBLIC

Sign [Signature]

Print Ananddeep Kaur
Notary Public

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of December, 2017, by Donna Piver as Secretary of Casa Blanca Condominium Association, Inc., a Florida not for profit corporation, on behalf of the corporation. She is personally known to me or has produced _____ as identification.

My commission expires:

NOTARY PUBLIC

Sign _____

Print _____

Notary Public

Sign [Signature]

Print Elba Torres

Sign [Signature]

Print EL PIVER

Sign [Signature]

Print Stawn Fredericks

Attest: [Signature]
Donna Piver, Secretary

[Corporate Seal]

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this 27th day of December, 2017, by Robert Antonelli, as President of CASA BLANCA CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, on behalf of the corporation. He is personally known to me or has produced _____ as identification.

My commission expires:

NOTARY PUBLIC

Sign _____

Print _____

State of Florida at Large (Seal)

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me this 27th day of December, 2017, by Donna Piver as Secretary of Casa Blanca Condominium Association, Inc., a Florida not for profit corporation, on behalf of the corporation. He/She is personally known to me or has produced FL DL as identification.

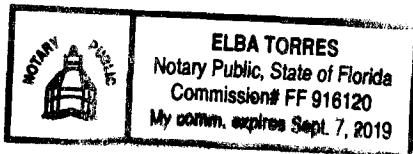
My commission expires: Sept 7th, 2019

NOTARY PUBLIC

Sign [Signature]

Print Elba Torres

State of Florida at Large (Seal)



PROPOSED AMENDMENTS

DECLARATION OF CONDOMINIUM OF CASA BLANCA, A CONDOMINIUM

[Additions are indicated by **bold** and underline; deletions by ~~strike-through~~]

16. LEASING. The lease of a Unit is defined as occupancy of the Unit by any person other than the Unit Owner, whether pursuant to verbal or written agreement, where said occupancy by the non-owner involves consideration (the payment of money, the exchange of goods or services, or any other exchange of value). The term "leasing" and "renting" shall be used interchangeably for the purpose of this Declaration of Condominium. The term "Tenant" and "Lessee" shall likewise be used interchangeably. All leases must be in writing. Should a Unit Owner wish to lease his Unit, he shall furnish the Association with a copy of the proposed lease and the name of the proposed Lessee, as well as all proposed Occupants. Any person occupying the Unit after initial approval shall be subject to a separate application and approval process. The Association shall have thirty (30) days from the receipt of notice and all required information within which to approve or disapprove of the proposed lease or proposed Lessees or Occupants. The Association shall give the Unit Owner written notice of its decision within said period. No individual rooms may be rented and no transient tenants may be accommodated. "Rent-sharing" and subleasing are prohibited. All leases shall be for a minimum period of one week, subject to the below exception. In situations where there is less than one week between existing lease periods (i.e. rental bookings), the minimum lease period may be reduced to between three (3) and six (6) days. For example, if a Unit is rented from the 1st day to the 10th day of a given month, and later rented again from the 15th to the 30th of this same month, a Unit Owner will be permitted to rent their Unit for three (3) to five (5) days between the 10th and the 15th of this month. Furthermore, if the Unit is rented from the 1st to the 10th of a given month, and later rented again from the 20th to the 30th of this same month, a Unit Owner will only be permitted to rent their Unit for a minimum of one week, as there would be more than one week available under this factual scenario. **Additionally, a Unit Owner will be permitted**

to lease their Unit for five (5) to six (6) days at any time, on a year around basis, if the Unit Owner has provided written authorization to the Association stating that the Unit Owner is authorizing five (5) to Six (6) day rental bookings for their Unit. Leases may be renewed, subject to Board approval. This section shall apply to all Unit Owners, regardless of when the Unit was purchased.