

**Prepared by and Return to:
Eric N. Appleton, Esq.
Appleton Reiss, PLLC
215 N. Howard Ave., Suite 200
Tampa, FL 33606**

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**CERTIFICATE OF AMENDMENT TO THE DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS OF CHEVAL POLO & GOLF CLUB**

WHEREAS, the Declaration of Covenants, Conditions, and Restrictions of Cheval Polo & Golf Club, originally recorded at Official Records Book 4450, Page 1793, was recorded in Officials Record Book 4450, Page 1793 of the Public Records of Hillsborough County, Florida (hereinafter "Declaration"); and

WHEREAS, the First Supplement to the Declaration was recorded at Official Records Book 5401, Page 1840 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the First Amendment to the Declaration was recorded at Official Records Book 5453, Page 1508 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Second Supplement to the Declaration was recorded at Official Records Book 5634, Page 1151 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Second Amendment to the Declaration was recorded at Official Records Book 6014, Page 1260 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Third Supplement to the Declaration was recorded at Official Records Book 6892, Page 859 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Fourth Supplement to the Declaration was recorded at Official Records Book 6892, Page 863 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Third Amendment to the Declaration was recorded at Official Records Book 6894, Page 029 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Fourth Amendment to the Declaration was recorded at Official Records Book 7048, Page 0862 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Fifth Supplement to the Declaration was recorded at Official Records Book 7464, Page 966 of the Public Records of Hillsborough County, Florida; and

*Certificate of Amendment to the Declaration
of Covenants, Conditions, and Restrictions of Cheval Polo & Golf Club*

WHEREAS, the Sixth Supplement to the Declaration was recorded at Official Records Book 8051, Page 1773 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Fifth Amendment to the Declaration was recorded at Official Records Book 8593, Page 1646 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Sixth Amendment to the Declaration was recorded at Official Records Book 9085, Page 1450 of the Public Records of Hillsborough County, Florida; and

WHEREAS, Rules and Regulations of Cheval Property Owners' Association, Inc. were recorded at Official Records Book 11029, Page 882 of the Public Records of Hillsborough County, Florida; and

WHEREAS, Rules and Regulations of Cheval Property Owners' Association, Inc. were recorded at Official Records Book 11858, Page 1797 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the First Amendment to the Articles of Incorporation of Cheval Property Owners' Association, Inc. was recorded at Official Records Book 13694, Page 0850 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Second Amendment to the Articles of Incorporation of Cheval Property Owners' Association, Inc. was recorded at Official Records Book 15638, Page 0151 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Seventh Amendment to the Declaration was recorded at Official Records Book 20216, Page 1321 of the Public Records of Hillsborough County, Florida; and

WHEREAS, Rules and Regulations of Cheval Property Owners' Association, Inc. were recorded at Official Records Book 20379, Page 1006 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Eighth Amendment to the Declaration was recorded at Official Records Book 20827, Page 1747 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Notice of the Preservation of the Declaration pursuant to Chapter 712, Florida Statutes was recorded at Official Records Book 22451, Page 1713 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Ninth Amendment to the Declaration was recorded at Official Records Book 25370, Page 992 of the Public Records of Hillsborough County, Florida; and

WHEREAS, the Tenth Amendment to the Declaration was recorded at Official Records Book 26040, Page 1227 of the Public Records of Hillsborough County, Florida; and

*Certificate of Amendment to the Declaration
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WHEREAS, the Declaration may be amended upon the affirmative vote of seventy-five percent (75%) of the total votes cast by Owners who are present in person or by proxy at a duly noticed Membership meeting; and

NOW, THEREFORE, Greg Quintana, as President, and Mark Pope, as Secretary, of Cheval Property Owners' Association, Inc., do hereby certify that the following amendment to Article III, Section 10, which bans sexual predators and sexual offenders from residing in the community, has been duly approved at the membership meeting held on November 17, 2021, by an affirmative vote of not less than seventy-five percent (75%) of the total votes cast by Owners who are present in person or by proxy:

Article III, Section 10 of the Declaration is amended to state as follows:


Limitations on Occupancy. No Lot, Patio Home, Unit, or Parcel that is subject to this Declaration shall at any time, either temporarily or permanently, be occupied by a "sexual offender" or "sexual predator" as those terms are defined in Sections 775.21 and 943.0435, Florida Statutes, respectively, or as the same may be amended or renumbered by the State of Florida from time to time. Any sexual offender or sexual predator residing on property subject to this Declaration at the time of the adoption of the aforementioned amendment shall be allowed to continue in residence despite the foregoing limitation, provided the individual is registered with the Association's Board of Directors within ten (10) days following the adoption of this amendment to the Declaration. Any such occupant may retain his or her exempt status only for so long as they continuously reside on property subject to this Declaration, as amended, on a permanent basis.

Signed, sealed and delivered in the presence of:


Print name: Eric Appleton



Print name: Nick Peters

CHEVAL PROPERTY OWNERS' ASSOCIATION, INC.

By: 
Greg Quintana, President

Signed, sealed and delivered in the presence of:


Print name: Eric Appleton


Print name: Nick Peters

ATTEST:

By: 
Mark Pope, Secretary

*Certificate of Amendment to the Declaration
of Covenants, Conditions, and Restrictions of Cheval Polo & Golf Club*

COUNTY OF HILLSBOROUGH

The foregoing instrument was acknowledged before me this 17th day of November, 2021, by Greg Quintana, as President and Mark Pope as Secretary respectively, of Cheval Property Owners' Association, Inc. who are personally known to me or have produced _____ as identification, who did take an oath under the laws of the State of Florida, who executed the foregoing Amended and Restated Master Declaration of Covenants, Conditions and Restrictions of Cheval Polo & Golf Club, and severally acknowledge the execution thereof to be their free act and deed as such officers, for the uses and purposes therein mentioned, and that they have affixed thereto the seal of said corporation, and the said instrument is the act and deed of said corporation.

In Witness Whereof, I have hereunto set my hand and official seal this 17th day of November, 2021.

Dianne Kovach Skinner
NOTARY PUBLIC, State of Florida
My Commission Expires:
Dianne Kovach Skinner

