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PREPARED BY: FRANCIS M. POHLIG, ESQ. AUGUST & POHLIG, P.A. Suite 200 2199 Ponce de Leon Blvd. Coral Gables, FL 33134 Telephone: (305) 441-1176

2. Developer shall maintain the Property, buildings, structures, improvements and appurtenances in a safe, clean, neat, finished, painted and attractive condition at all times to the satisfaction of Declarant until it has conveyed title to a particular Lot to a single family residence to a third party, and thereafter such third party Owner shall be responsible for such maintenance. Failure by Developer or third party Owner to maintain as such maintenance, or to correct any deficiency within thirty (30) days after written request, shall be cause for Declarant to make such corrections or improvements as required by Declarant, shall be cause for Declarant to enter the Property or any Lot to make such corrections or improvements, and such entry shall not be deemed a trespass. Any costs incurred by Declarant shall be borne by the Developer or the Owner, as the case may be, and shall be due and payable within thirty (30) days after written request from Declarant for payment.

SECOND AMENDMENT TO DECLARATION OF RESTRICTIONS FOR BARRINGTON WOODS OF WELLINGTON - P.U.D.

THIS SECOND AMENDMENT is made and executed this 25th day of September, 1987, by COREPOINT CORP., a Florida corporation, hereinafter referred to as "Declarant".

WITNESSETH:

WHEREAS, Declarant executed that certain Declaration of Restrictions for Barrington Woods of Wellington - P.U.D., dated January 30, 1986, and caused the same to be recorded on February 5, 1986, in Official Records Book 4784, at Page 1906, of the Public Records of Palm Beach County, Florida (hereinafter referred to as the "Declaration"); and

WHEREAS, pursuant to Article XII, Section 1 of the Declaration, Declarant specifically reserved from each Lot shown on the Plat of Barrington Woods of Wellington - P.U.D., which was recorded in Plat Book 53, at Pages 50 and 51, of the Public Records of Palm Beach County, Florida, an easement in, on and over a strip of land six feet wide adjacent to and within all boundary lines of each such Lot for the purposes set forth in said Section 1 of Article XII, and pursuant to Section 2 of said Article XII prohibited any structure upon said easements; and

WHEREAS, some, but not all, of said easements are shown on the Subdivision Plat of Barrington Woods of Wellington - P.U.D.; and

WHEREAS, the Developer of said Subdivision has determined that certain of the easements so reserved lying between Lots are not necessary for the purposes intended, that no utilities exist or will be placed in certain of the easements so reserved, and for the betterment and beautification of said Subdivision it is desirable to encroach upon certain of the easements so reserved and to construct privacy walls within certain of said easements and to permit roof eaves to overhang certain of said easements; and

WHEREAS, pursuant to Section 1 of Article XIX of the Declaration, the Declaration may be amended by the Declarant alone, until ninety percent (90%) of the

total number of residential dwelling units permitted in said Subdivision have been constructed, certificates of occupancy issued by the County, and title conveyed to permanent Owners other than the Developer; and

WHEREAS, the Developer has represented that it has not conveyed ninety percent of the Lots to permanent Owners.

NOW, THEREFORE, Declarant hereby amends the Declaration as follows:

1. Article XII of the Declaration is amended to permit privacy walls to be built and roof eaves to overhang the following specific easements lying between the following Lots, to-wit:

- Between Lot 1 and 2; Between Lot 1 and 3; Between Lot 3 and 4; Between Lot 4 and 5; Between Lot 5 and 6; Between Lot 6 and 7; Between Lot 8 and 9; Between Lot 8 and 12; Between Lot 8 and 13; Between Lot 9 and 12; Between Lot 9 and 20; Between Lot 11 and 21; Between Lot 21 and 22; Between Lot 22 and 23; Between Lot 27 and 31; Between Lot 28 and 31; Between Lot 36 and 37; Between Lot 37 and 38; Between Lot 38 and 39; Between Lot 39 and 40; Between Lot 44 and Parcel A;

all as shown on the Plat of Barrington Woods of Wellington - P.U.D., according to the Plat thereof, recorded in Plat Book 53, at Pages 50 and 51 of the Public Records of Palm Beach County, Florida.

2. All terms used in this First Amendment which are defined in the Declaration shall have the same meaning herein as therein.

3. Except as expressly amended hereby, the Declaration and all terms and provisions thereof shall continue in full force and effect.

IN WITNESS WHEREOF, COREPOINT CORP. has caused this Second Amendment to be executed by its duly authorized officer signing below this ___ day of September, 1987.

SIGNED, SEALED AND DELIVERED IN THE PRESENCE OF:

Ken E. Snygg (Signature)

STATE OF FLORIDA COUNTY OF PALM BEACH

COREPOINT CORP. By: [Signature] Vice President (Corporate Seal)

The foregoing Second Amendment to Declaration of Restrictions for Barrington Woods of Wellington - P.U.D. was acknowledged before me this 25th day of September, 1987, by Ken E. Snygg, Vice President of COREPOINT CORP., a Florida corporation, on behalf of the corporation.

Notary Public, State of Florida

MY COMMISSION EXPIRES:

NOTARY PUBLIC STATE OF FLORIDA BY COMMISSION EXP. DEC. 31, 1988 WHERE THIS SERIAL NO. 100