

STATEMENT OF MARKETABLE TITLE ACTION

CHEROKEE TRAILS PHASE II HOMEOWNERS ASSOCIATION, INC. a corporation not for profit organized under the laws of the State of Florida, 81/2 RISING MOON TRAIL, Ormond Beach, Florida 32174, has taken action to ensure that the Cherokee Trails Subdivision Declaration of Covenants and Restrictions, recorded in Official Records Book 2043, Page 1790, as amended by Amendment recorded in Official Records Book 2192, Page 1213, and as amended by Amendment recorded in Official Records Book 2464, Page 1047, currently burdening the property of each and every member of such association, retains its status as the source of marketable title with regard to the transfer of a member's property within such subdivision. To this end, the association shall cause the notice required by Chapter 712, Florida Statutes to be recorded in the Public Records of Volusia County, Florida. Copies of this notice and the attachments are available through the association pursuant to the association's governing documents regarding Official Records of the association.

A. A full and complete description of all land affected by such notice, which description is herein below set forth in particular terms is provided for identification of each parcel subject to the Cherokee Trails Subdivision Declaration of Covenants and Restrictions:



B. A true copy of the Cherokee Trails Subdivision Declaration of Covenants and Restrictions subject of this Statement of Marketable Title Action, is attached hereto and incorporated herein by reference marked Exhibit A.

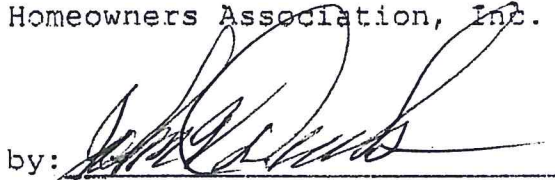
C. This Statement of Marketable Title Action is recorded after compliance with the requirements of Chapter 712 Florida Statutes and the required vote of a minimum of two-thirds (2/3) of the members of the Board of Directors of this incorporated homeowners association because all members of the Board of Directors voted in the affirmative concerning this matter. This meeting of the Board of Directors was conducted after notice, stating the meeting's time, place and containing the Statement of Marketable Title Action set forth above not less than seven (7) days prior to the meeting of the homeowners association at which the board of directors unanimously approved this statement.

Signed, Sealed and Delivered
in the Presence of:


Cherokee Trails Phase II
Homeowners Association, Inc.



Witness *Ken Nelson*

by: 

President



Witness
CARL HARRELL

State of Florida
County of Volusia

I hereby certify that on this date before me, an officer duly qualified to take acknowledgments, personally appeared the above named John V. Duck, President of the Cherokee Trail Phase II Homeowners Association, Inc., to me personally known to be the person described herein, who did take an oath, and who executed the foregoing Statement of Marketable Title Action and acknowledged before me the execution of same

WITNESS my hand and official seal in the County and State last aforesaid this 4th day November, 2008.

Mary Lou Olsson
NOTARY PUBLIC

