

*J&R*  
This instrument prepared by:  
Dobson & Brown, P.A.  
Ronald W. Brown, Esquire  
66 Cuna Street, Suite A  
St. Augustine, Florida 32084

Space reserved for Clerk pursuant to Sec. 695.26, F.S., and/or Rule 2.055(c),  
Florida Rules of Judicial Administration

#8193

Certificate of Amendment  
First Amendment to  
Declaration of Condominium for  
Harbour Island Executive Center, a Condominium

Public Records of  
St. Johns County, FL  
Clerk# 02-004731  
O.R. 1708 PG 559  
04:32PM 01/24/2002  
REC \$13.00 SUR \$2.00

COME NOW the undersigned President and  
Secretary of Harbour Island Executive Center  
Condominium Association, Inc. and hereby certify the  
following:

1. That the attached writing is a true copy of  
the First Amendment to the Declaration of  
Condominium for Harbour Island Executive Center, a  
Condominium.
2. That the Amendment was approved in accordance with the requirements of the Declaration of  
Condominium for Harbour Island, the Articles of Incorporation and the By-laws of Harbour Island  
Executive Center, and the provisions of Chapter 718, Florida Statutes.
3. The adopted amendment appears in the minutes of the Association meeting, is attached hereto  
and is unrevoked.

EXECUTED this 24<sup>th</sup> day of JANUARY, 2002 at St. Augustine, St. Johns County,  
Florida.

HARBOUR ISLAND EXECUTIVE CENTER  
CONDOMINIUM ASSOCIATION, INC.

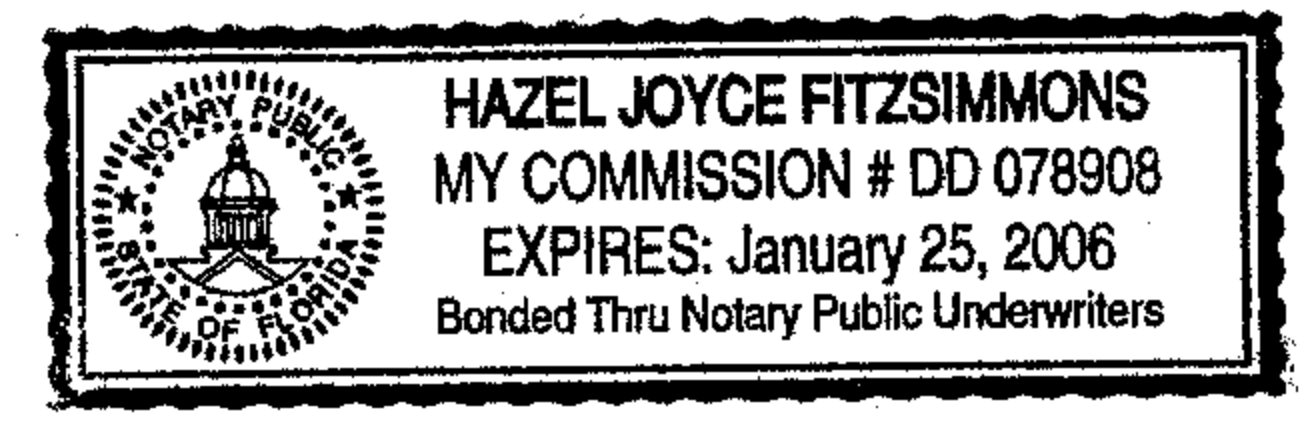
By: *Paul J. Thompson*  
Its President

Attest: *Paul J. Thompson*  
Secretary  
(Seal)

STATE OF FLORIDA  
COUNTY OF ST. JOHNS

The foregoing Certificate of Amendment was sworn to, subscribed and acknowledged before me  
this 24<sup>th</sup> day of JANUARY, 2002, by Paul J. Thompson, as President of Harbour  
Island Executive Center Condominium Association, Inc., on behalf of said corporation.  
Personally appeared produced a Florida Driver's license as identification and did take an oath.

*Hazel Joyce Fitzsimmons*  
Notary Public, State of Florida  
(Seal)



OR1708PG 560

First Amendment to  
The Declaration of Condominium for  
Harbour Island Executive Center, a Condominium

THIS FIRST AMENDMENT TO THE  
DECLARATION OF CONDOMINIUM FOR  
HARBOUR ISLAND EXECUTIVE CENTER, A  
CONDOMINIUM, is approved on the day and date  
shown below by at least Fifty (50%) percent plus  
one (1) of the ownership interests of the  
Harbour Island Executive Center, a Condominium  
and a majority of the Board of Directors of the  
Harbour Island Executive Center Condominium

Association, Inc. The Declaration of Condominium for Harbour Island is dated June 19, 2001 and  
is recorded at Official Records Book 1616, Page 626 of the Public Records of St. Johns County,  
Florida.

This First Amendment modifies Exhibit "B" to the Declaration of Condominium for Harbour  
Island by deleting the legal description of the Property in Exhibit "B" as found in the recorded  
Declaration and replacing that Exhibit with the legal description attached hereto and hereby made a  
part of the Declaration of Condominium for Harbour Island Executive Center, a Condominium.

WITNESS OUR HANDS AND SEALS on the dates shown below.

HARBOUR ISLAND EXECUTIVE CENTER  
CONDOMINIUM ASSOCIATION, INC.

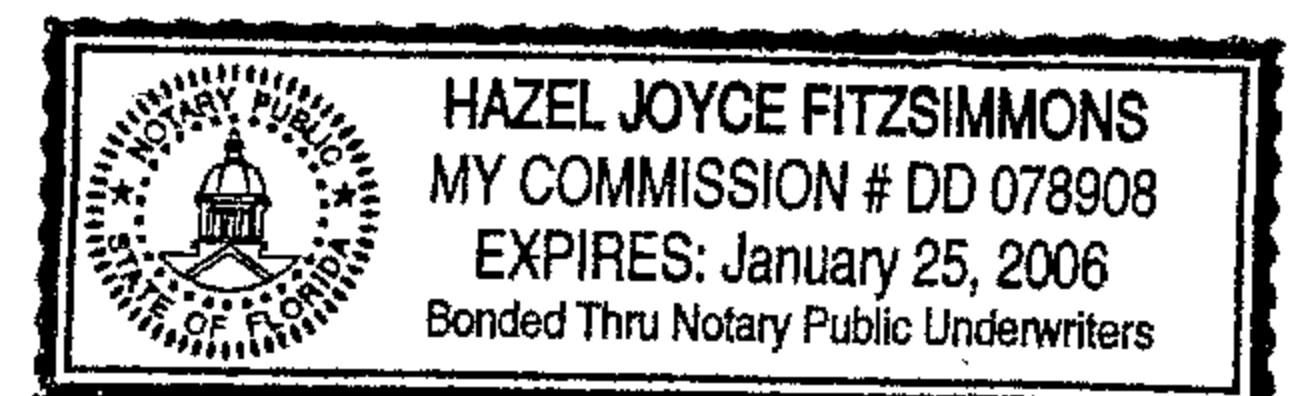
By: Paul J. Thompson  
Its President

Attest: Tim D. Thompson  
Secretary  
(Seal)

STATE OF FLORIDA  
COUNTY OF ST. JOHNS

The foregoing Amendment was sworn to, subscribed and acknowledged before me this  
24<sup>th</sup> day of JANUARY, 2002, by Paul J. Thompson, as President of  
Harbour Island Executive Center Condominium Association, Inc., on behalf of said corporation.  
Personally appeared produced a Florida Driver's license as identification and did take an oath.

Hazel Joyce Fitzsimmons  
Notary Public, State of Florida  
(Seal)



C

## DESCRIPTION BUILDING 1 PARCEL

THAT PART OF GOVERNMENT LOTS 3 AND 4, SECTION 29, TOWNSHIP 7 SOUTH, RANGE 30 EAST, ST. JOHNS COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF SAID SECTION 29; THENCE NORTH 01 DEGREES 22 MINUTES 52 SECONDS WEST, ALONG THE EAST LINE OF SAID SECTION 29, A DISTANCE OF 1250.12 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF PLANTATION ISLAND DRIVE SOUTH (A 60 FOOT WIDE RIGHT OF WAY); THENCE NORTH 61 DEGREES 27 MINUTES 20 SECONDS WEST, ALONG SAID RIGHT OF WAY, 75.81 FEET TO A POINT OF CURVATURE OF A TANGENTIAL CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 350.00 FEET; THENCE NORTHWESTERLY 170.57 FEET, ALONG SAID CURVE AND RIGHT OF WAY, THROUGH A CENTRAL ANGLE OF 27 DEGREES 55 MINUTES 20 SECONDS TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY 249.48 FEET, ALONG SAID RIGHT OF WAY, ALONG A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 290.00 FEET, THROUGH A CENTRAL ANGLE OF 49 DEGREES 17 MINUTES 28 SECONDS TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY 139.27 FEET, ALONG SAID RIGHT OF WAY, ALONG A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 350.00 FEET, THROUGH A CENTRAL ANGLE OF 22 DEGREES 47 MINUTES 54 SECONDS; THENCE NORTH 60 DEGREES 01 MINUTES 34 SECONDS WEST, ALONG SAID RIGHT OF WAY AND TANGENT TO THE LAST DESCRIBED CURVE, 568.21 FEET TO A POINT OF CURVATURE OF A TANGENTIAL CURVE CONCAVE TO THE SOUTH WITH A RADIUS OF 770.00 FEET; THENCE WESTERLY 61.90 FEET, ALONG SAID CURVE AND RIGHT OF WAY, THROUGH A CENTRAL ANGLE OF 04 DEGREES 36 MINUTES 23 SECONDS; THENCE SOUTH 29 DEGREES 58 MINUTES 26 SECONDS WEST 40.91 FEET; THENCE SOUTH 75 DEGREES 52 MINUTES 34 SECONDS WEST 44.56 FEET; THENCE SOUTH 29 DEGREES 58 MINUTES 26 SECONDS WEST 267.50 TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 29 DEGREES 58 MINUTES 26 SECONDS WEST 10.00 FEET; THENCE SOUTH 76 DEGREES 02 MINUTES 18 SECONDS WEST 47.56 FEET; THENCE SOUTH 29 DEGREES 58 MINUTES 26 SECONDS WEST 24.00 FEET; THENCE NORTH 60 DEGREES 01 MINUTES 34 SECONDS WEST 39.25 FEET; THENCE SOUTH 29 DEGREES 58 MINUTES 26 SECONDS WEST 84.75 FEET; THENCE SOUTH 60 DEGREES 01 MINUTES 34 SECONDS EAST 336.75 FEET; THENCE NORTH 29 DEGREES 58 MINUTES 26 SECONDS EAST 84.75 FEET; THENCE SOUTH 60 DEGREES 01 MINUTES 34 SECONDS EAST 115.20 FEET TO THE WEST LINE OF A 60 FOOT WIDE SERVICE ROAD EASEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 1339, PAGES 222 THROUGH 244, OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE NORTH 29 DEGREES 58 MINUTES 26 SECONDS EAST, ALONG SAID WEST LINE OF EASEMENT, 67.00 FEET; THENCE NORTH 60 DEGREES 01 MINUTES 34 SECONDS WEST 373.45 TO THE POINT OF BEGINNING.

CONTAINING 1.27 ACRES MORE OR LESS.

**EXHIBIT B**  
(FIRST AMENDMENT)