AMENDMENT TO THE AMENDED AND RESTATED DECLARATION OF RESTRICTIONS OF PARKSIDE VILLAGE

The following is a proposed amendment to the Amended and Declaration of Restrictions of Parkside Village, recorded at Official Records Book 2748, Page 1135, in the Public Records of Cirtus County, Florida, and originally recorded at Official Records Book 624, Page 1799 Public Records of Citrus County, Florida, and as subsequently amended and restated from time to time.

New Wording Underlined; Deleted Wording ~~Stricken Through~~ (Except when proposed amendment involves substantial rewording):

Paragraph 1 is amended as follows:

1. RESIDENTIAL USE AND AGE RESTRICTION.

The land shall be used for residential purposes only. Except as herein otherwise specifically provided, no structure of any kind shall be erected or permitted to remain on any part of the land other than dwellings constructed by the Association as part of the approved Parkside Village Site Plan (Exhibit B) and related community or common area facilities. No building at any time situated on any part of the land shall be used for any commercial, hospital, sanitarium, school, religious, charitable, philanthropic, or manufacturing purpose, or as a professional office, or for any business purpose whatsoever, and no collection boxes, billboards or advertising signs of any kind shall be erected or displayed thereon except such signs as are permitted elsewhere in these restrictions. Units will be occupied and used by their respective owners only as private dwellings for the owner, his or her family, tenants and social guests and not for other purposes whatsoever and no portion of any unit other than the entire unit may be rented and no unit may be rented or utilized for hotel or transient purposes.

~~No building plot or residence thereon may be offered for sale, lease, or rental, nor sold, leased or rented to purchasers, lessees, or renters unless at least one of the purchasers, lessees, or renters is age fifty five (55) or older. In order to be approved for residency, buyers, renters and lessees, shall provide written proof of age to the Board of Directors by means of a driver's license, passport, birth certificate, or a sworn affidavit.~~

Subject to all local ordinances, as they may be amended from time to time, at least eighty percent (80%) of the occupied Lots must be occupied by at least one (1) person fifty-five (55) years of age or older. It shall be the responsibility of the Board of Directors to determine whether eighty percent (80%) of the occupied Lots are occupied by at least one person who is fifty-five (55) years of age or older. No person under the age of eighteen (18) may be a permanent occupant of any Lot, except that persons under the age of eighteen (18) may be permitted to visit and temporarily reside for periods not to exceed thirty (30) days in total in any calendar year. Such temporary residency shall be governed by Rules and Regulations adopted by the Board.

The provisions of this Section are intended specifically to be consistent with, and are set forth in order to comply with the provisions of the Federal Fair Housing Act (the "Act"), and exceptions therefrom provided by 42 U.S.C., Section 3607, regarding discrimination based on familial status, and may be amended at any time by a majority of the Board of Directors (without the joinder or vote of Owners) to reduce the fifty-five (55) years of age restriction if so permitted by the Act. Up to twenty percent (20%) of the occupied Lots may be occupied by persons who are under the age of fifty-five (55) so long as such persons are eighteen (18) years of age or older except that persons under the age of eighteen (18) may he permitted to visit and temporarily reside for periods not to exceed thirty (30) days in total in any calendar year. However, the Association is not required to provide that 20% of the Lots be occupied by individuals who are not fifty-five years or older.

SALE OR LEASE.

Owners shall be responsible for including the statement that the Lots in the Association are intended for occupancy by persons fifty-five (55) years of age or older, as set forth above, in conspicuous type in any lease, purchase, and sale agreement, transfer documents or other occupancy agreement relating to such Owner's Lot, which agreements or contracts shall be in writing and signed by the tenant or purchaser. No Owner may transfer any interest in a Lot without the approval of Association as provided in Association's Rules and Regulations.

[END OF AMENDMENTS]