

15.1

AMENDMENT TO RESTRICTIONS RECORDED IN OFFICIAL RECORDS  
BOOK 730, PAGES 0388-0407, OF THE PUBLIC RECORDS OF  
CITRUS COUNTY, FLORIDA

WHEREAS, Citrus Hills Investment Properties, a Florida general partnership is the Developer of Clearview Estates subdivision, which properties are duly platted of record in Citrus County, Florida;

WHEREAS, Citrus Hills Investment Properties has previously caused to be recorded restrictions in the public records in Citrus County in OR Book 730, Pages 0388-0407, et al.; and

WHEREAS, Citrus Hills Investment Properties, the Declarant herein, desires to amend Article V, Section 7, relating to maintenance assessments in order to clarify any possible misunderstanding as to Declarant's priority over Association assessments and liens; and,

WHEREAS, Citrus Hills Investment Properties, the Declarant herein, does hold title to substantially more than ten percent (10%) of the lots as required by Section 5 of Article X, in the Declaration.

NOW THEREFORE, Citrus Hills Investment Properties, by and through its managing partners, Samuel A. Tamposi and Gerald Q. Nash, does hereby amend Section 7 of Article V to read as follows:

Section 7. Subordination of the Lien to Mortgages. The lien of the Assessment provided for in this Article V shall be subordinate to the lien of any institutional first mortgage recorded prior to the recordation of a claim of lien for unpaid assessments, and shall be subordinate to the Declarant's position as mortgagee by virtue of Declarant's land sales transactions by (a) agreement for deed, (b) mortgage deed, and (c) deed, note and mortgage. An institutional lender is defined as a State or Federal bank or savings and loan association, an insurance company, trust company, savings bank or credit union. A mortgagee in possession, a receiver, a purchaser at a foreclosure sale, or a mortgagee, including the Declarant (who is in a mortgagee position by virtue of its land sales transactions by (a) agreement for deed, (b) mortgage deed, and (c) deed, note and mortgage), that has acquired title by deed in lieu of foreclosure, cancellation or other termination of interest, and all persons claiming by through or under such purchaser or mortgagee shall hold title subject only to the liability and lien of any assessment becoming due after such foreclosure, conveyance in lieu of foreclosure, cancellation or other termination of interest. Any unpaid Assessment which cannot be collected as a lien against any Lot by reason of the provision of this Section 7, shall be deemed to be an assessment divided equally among payable by, and a lien against all Lots including the Lot as to which the foreclosure (or conveyance in lieu of foreclosure) took place.

VERIFIED BY:

D.C.

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FILED & RECORDED  
CITRUS COUNTY, FLORIDA  
ETTY STINFLER, CLERK

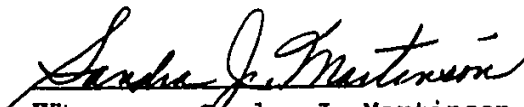
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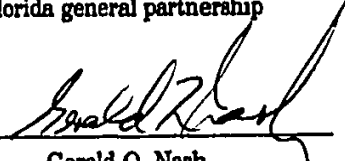
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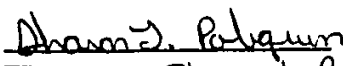
In all other respects the restrictions are confirmed by the Declarant, Citrus Hills.

IN WITNESS WHEREOF, Citrus Hills Investment Properties, a Florida general partnership,  
has hereunto said its hand this 25th day of May, 1993.

Citrus Hills Investment Properties,  
a Florida general partnership

  
Witness name: Sandra J. Martinson  
City, State: Nashua, NH

By:   
Gerald Q. Nash,  
Managing General Partner

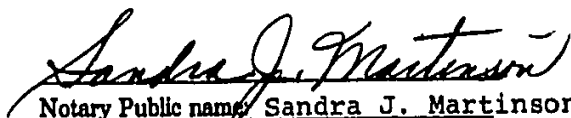
  
Witness name: Sharon L. Poliquin  
City, State: Nashua, NH

STATE OF New Hampshire  
COUNTY OF Hillsborough

Before me personally appeared Gerald Q. Nash, Managing General Partner, Citrus Hills Investment Properties, to me well known and known to me to be the person described in and who executed the foregoing instrument, and acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this 25th day of May, 1993.



  
Notary Public name: Sandra J. Martinson  
My commission expires: My Commission Expires July 26, 1994

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Kelly J. Cote  
Witness name: Kelly J. Cote  
City, State: Nashua, NH

[Signature]  
Witness name: Jeffrey C. Knight  
City, State: Nashua, NH

STATE OF New Hampshire  
COUNTY OF Hillsborough

By: [Signature]  
Samuel A. Tamposi  
Managing General Partner

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Before me personally appeared Samuel A. Tamposi, Managing General Partner, Citrus Hills Investment Properties, to me well known and known to me to be the person described in and who executed the foregoing instrument, and acknowledged to and before me that he executed said instrument for the purposes therein expressed.

WITNESS my hand and official seal, this 25 day of MAY, 1993

[Signature]  
Notary Public name: \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
KELLY J. COTE, Notary Public  
My Commission Expires March 11, 1997

This instrument prepared by: Eric D. Abel, 2450 N. Citrus Hills Blvd., Hernando, FL 34442