

Prepared by and return to
Melissa S. Turra, Esq.
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

Book 10382 Page 1668

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JIM FULLER
CLERK CIRCUIT COURT
DUVAL COUNTY
TRUST FUND \$ 7.50
COPY FEE \$ 14.00
RECORDING \$ 57.00

**TENTH AMENDMENT TO THE
DECLARATION OF CONDOMINIUM
FOR
VISTAS AT STONEBRIDGE VILLAGE I,
A CONDOMINIUM

(Phase III)
(Building 2100)**

THIS AMENDMENT is made this 4th day of March, 2002, by **PULTE HOME CORPORATION**, a Michigan corporation ("Developer").

RECITALS:

A. Developer has subjected certain property to the condominium form of ownership as more fully described in the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10116, page 1611 of the public records of Duval County, Florida, as amended by that certain First Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10144, page 2380, and further amended by that certain Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10150, page 40, and further amended by First Amendment to Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10207, page 1164, and further amended by that certain Third Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10188, page 1683 (Building 1300), and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1400) recorded in Official Records Book 10215, page 47, and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) as amended by

Amended Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) recorded in Official Records Book 10238, page 1491 (revised to be identified as Fifth Amendment), and further amended by Sixth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1700) recorded in Official Records Book 10257, page 1634 - 1646, and re-recorded in Official Records Book 10286, pages 913 - 925, and further amended by Seventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1600) recorded in Official Records Book 10260, page 786 - 799, and further amended by Eighth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1800) recorded in Official Records Book 10315, page 976, and further amended by that certain Ninth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1900) recorded in Official Records Book 10354, page 91, all of the public records of Duval County, Florida (referred to herein collectively as the "Declaration").

B. Vistas at Stonebridge Village I, A Condominium ("Condominium") is a phased condominium created pursuant to Section 718.403, Florida Statutes.

C. Pursuant to the rights and obligations set forth in Section 718.403, Florida Statutes and the rules and regulations issued in connection therewith and the provisions of Article I of the Declaration, the Developer desires to amend the Declaration to submit a portion of the land contained within Phase III to the Declaration.

NOW, THEREFORE, in consideration of the premises, the Developer hereby amends the Declaration as follows:

1. Exhibit "A" referred to in Article I of the Declaration is amended to add a portion of the land contained within Phase III as more particularly described in the Addendum to Exhibit "A" attached hereto and made a part hereof ("Phase III Land (Building 2100)"). All references to Exhibit "A" herein and in the Declaration shall mean and refer to the Exhibit "A" contained within the Declaration, as amended, together with the Addendum to Exhibit "A" attached hereto and made a part hereof.

The Developer hereby submits the land described as the Phase III Land (Building 2100), to the Condominium form of ownership and use. All references to the Land or Condominium Property herein or in the Declaration shall mean and refer to the land contained in Phase I, Phase II and Phase III (Building 2100).

2. Exhibit "A" of the Declaration is hereby further amended to add an as-built survey and surveyor's certificate for Building 2100 of the Phase III Land (Building 2100) to the Declaration. Accordingly, the Declaration is hereby

amended to show a an as-built survey for Building 2100 of Phase III as set forth in Addendum to Exhibit "A" attached hereto.

3. Article 1.5 (a) is hereby amended to add the following:

(a) Phase III, when completed, will consist of five (5) buildings consisting of forty (40) Units, each building contains the following Units and Unit types:

<u>Model Name</u>	<u>Square Footage of Heated and Air Conditioned Space</u>	<u>Number of Bedrooms</u>	<u>Number of Bathrooms</u>	<u>Number of Units in Building</u>
Sicily	1659	3	2 ½	2
Sardinia	1670	3	2 ½	4
Corsica	1538	2	2 ½	2

The identification, location, dimensions and a graphic depiction of each Unit and the Common Elements of Phase I appear in Exhibit "A" of the Declaration. The identification, location, dimension and graphic depiction of each Unit and the Common Elements of Phase II appear in the Addendum to Exhibit "A" of the First Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (Phase II) (Buildings 1500, 1600, 1700, 1800 and 1900). The Declaration, as amended, together with this Amendment and the Addendum to Exhibit "A", includes sufficient detail to identify the Common Elements in each Unit on the Condominium Property subject to the Declaration and provides accurate representation of their locations and dimensions.

4. The fractional share of Common Elements, Common Expenses and Common Surplus for the Units is hereby amended and Exhibit "B" of the Declaration, as referenced in Article 1.1 and Article 1.6 of the Declaration, is hereby amended as set forth in Addendum to Exhibit "B" attached hereto and made a part hereof.

5. Each Unit Owner in the Phase I, Phase II and Phase III Land is entitled to one vote in Association matters for each Unit owned by such Owner and is entitled to one vote in Stonebridge Village Master Association, Inc. matters for each Unit owned by such Owner.

6. Article I of the Declaration described the Subsequent Phases of the Condominium. By this Amendment, the Developer hereby subjects Building 2100 of the Phase III Land to the Declaration, accordingly, all references to Building 2100 of the Phase III Land as a Subsequent Phase in Article I are hereby deleted.

7. Except as herein amended, the terms and conditions of the Declaration remain in full force and effect. All references to Exhibits "A" or "B" in the Declaration or this Amendment shall mean and refer to the Exhibits "A" or "B" of the Declaration and the Addenda attached hereto as Addendum to Exhibits "A" and "B".

IN WITNESS WHEREOF, this Amendment to the Declaration of Condominium has been duly executed on this 4th day of March, 2002.

Witnesses:

[Signature]
Print Name: Guy W. CREVERING

[Signature]
Print Name: V.F. HOEY

PULTE HOME CORPORATION,
a Michigan corporation

By: [Signature]
Name: John D. Molyneaux
Its Employee/ Attorney-in-Fact

[Corporate Seal]

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 4th day of March, 2002, by John D. Molyneaux, the Attorney in Fact of PULTE HOME CORPORATION, a Michigan corporation, on behalf of the corporation, who is personally known to me or who produced _____ as identification.

[Signature]
Print Name: LINDA A. SCHAEDEL
Commission number: DD-036580
My commission expires: JUNE 25, 2005

(SEAL)



ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

(A Portion of Phase III)
(Building 2100)

The legal description for Building 2100 of Phase III of Vistas at Stonebridge Village I, A Condominium is as follows:

A PORTION OF SECTION 20, TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWESTERLY CORNER OF SAID SECTION 20 AND RUN NORTH 88° 14' 54" EAST, ALONG THE NORTHERLY LINE OF SAID SECTION 20, A DISTANCE OF 2,925.11 FEET TO A POINT IN THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A (PARCEL 103.1-R, A VARIABLE WIDTH LIMITED ACCESS RIGHT OF WAY AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8206, PAGE 961, OF THE PUBLIC RECORDS OF SAID COUNTY); RUN THENCE THE FOLLOWING SIX (6) COURSES AND DISTANCES ALONG SAID EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A: 1ST COURSE, SOUTH 01° 45' 06" EAST, 100.00 FEET; 2ND COURSE, SOUTH 88° 14' 54" WEST, 301.81 FEET; 3RD COURSE, SOUTH 09° 03' 21" WEST, 95.00 FEET; 4TH COURSE, SOUTH 06° 50' 01" WEST, 1,237.77 FEET; 5TH COURSE, SOUTH 03° 59' 49" WEST, 935.73 FEET; 6TH COURSE, SOUTH 00° 18' 22" EAST, 1,256.71 FEET; THENCE NORTH 88° 48' 51" EAST, ALONG THE NORTHERLY LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 5698, PAGE 1776 OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, A DISTANCE OF 1,820.25 FEET; THENCE NORTH 01° 11' 09" WEST, A DISTANCE OF 10.38 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED RUN NORTH 57° 33' 12" WEST, 160.00 FEET; THENCE NORTH 32° 26' 48" EAST, 87.50 FEET; THENCE SOUTH 57° 33' 12" EAST, 140.27 FEET TO A POINT OF CURVATURE; RUN THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 28.50 FEET, AN ARC DISTANCE OF 21.79 FEET TO A POINT, SAID ARC SUBTENDED BY A CHORD OF SOUTH 35° 38' 46" EAST, 21.27 FEET; THENCE SOUTH 32° 26' 48" WEST, 79.57 FEET TO THE POINT OF BEGINNING.

ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

(A Portion of Phase III)
(Building 2100)

The foregoing described property is subject to the following:

1. Wetlands regulated by the St. Johns River Water Management District.
2. Easement to the Jacksonville Electric Authority recorded in Official Records Volume 4118, page 1196 of the public records of Duval County, Florida.
3. Development Agreement with the City of Jacksonville dated April 8, 1999 recorded in Official Records Volume 9262, page 1342 of the public records of Duval County, Florida.

Attached hereto is the site plan for Building 2100 of Phase III of the Condominium Property.

The areas shown on Sheet 4 of the site plan within the dark lines constitute the Units and the Limited Common Elements are delineated with "////" markings. The areas shown as dotted shaded areas on the cover sheet and sheets 1 through 3 of the site plan constitute the Common Property of the Master Association. All other property is Common Elements of the Association or Common Property of the Master Association.

The attached site plans and floor plans depict the improvements to be constructed in Phase III of the Condominium.

CLARSON AND ASSOCIATES INC.

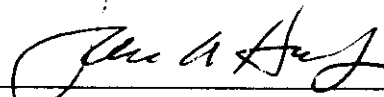
PROFESSIONAL SURVEYORS & MAPPERS

1643 NALDO AVENUE

JACKSONVILLE, FLORIDA 32207

SURVEYOR'S CERTIFICATE

I, Jose A. Hill, Jr., a land surveyor authorized to practice in the State of Florida, hereby certify with respect to Units 2101, 2102, 2103, 2104, 2105, 2106, 2107 and 2108, The Vistas at Stonebridge Village, a Condominium, according to the Declaration of Condominium thereof recorded in the Public Records of Duval County, Florida. I hereby certify that the construction of all improvements, including landscaping, utility services and access to units, and common element facilities servicing such buildings are substantially complete, so that the material contained in the survey and graphic description of the improvements, together with the provisions of said Declaration of Condominium describing the condominium property, are an accurate representation of the location and dimensions of the improvements and that the identification, location and dimensions of the common elements, limited common elements, and of each unit can be determined from these materials.

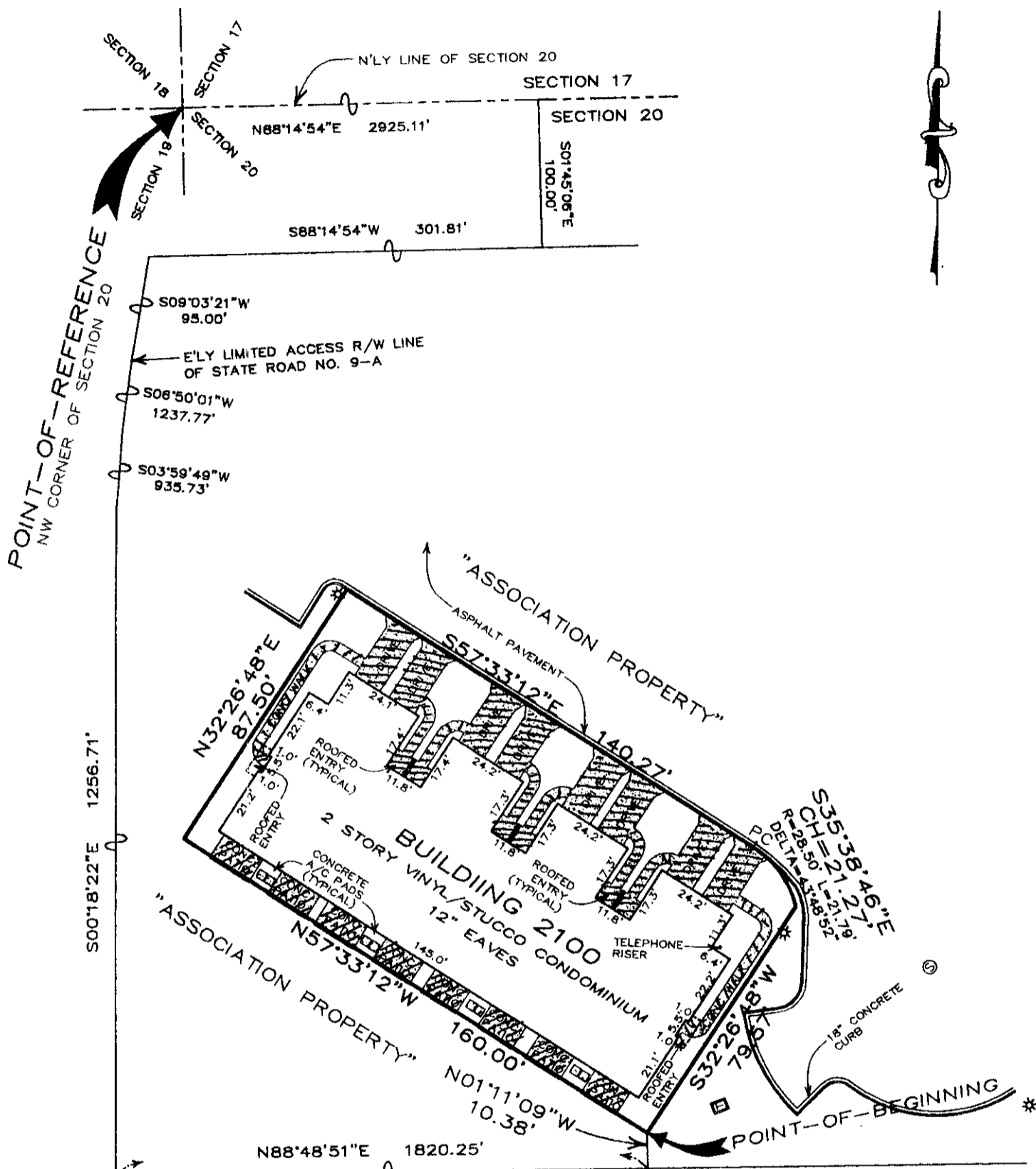


Jose A. Hill, Jr.
Florida Registered Surveyor No. 4487

Date: February 11, 2002

PHASING PLAN THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA
BUILDING 2100



LEGEND

	TRANSFORMER
	CONC. A/C PAD
	CATCH BASIN
	WATER VALVE
	HANDICAP PARKING
	LIGHT POLE
	FIRE HYDRANT
	SANITARY SEWER MANHOLE

- NOTES:**
- SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
 - REVISED AND UPDATED JANUARY 30, 2002.
 - SEE SHEET _____ OF _____ FOR MODEL ELEVATION PLANS.
 - SEE SHEET _____ OF _____ FOR MODEL FLOOR PLANS.

SIGNED: 2-27-2002
SCALE: 1" = 40'
FIELD BOOK 678; PAGES 24, 27, 52, 53

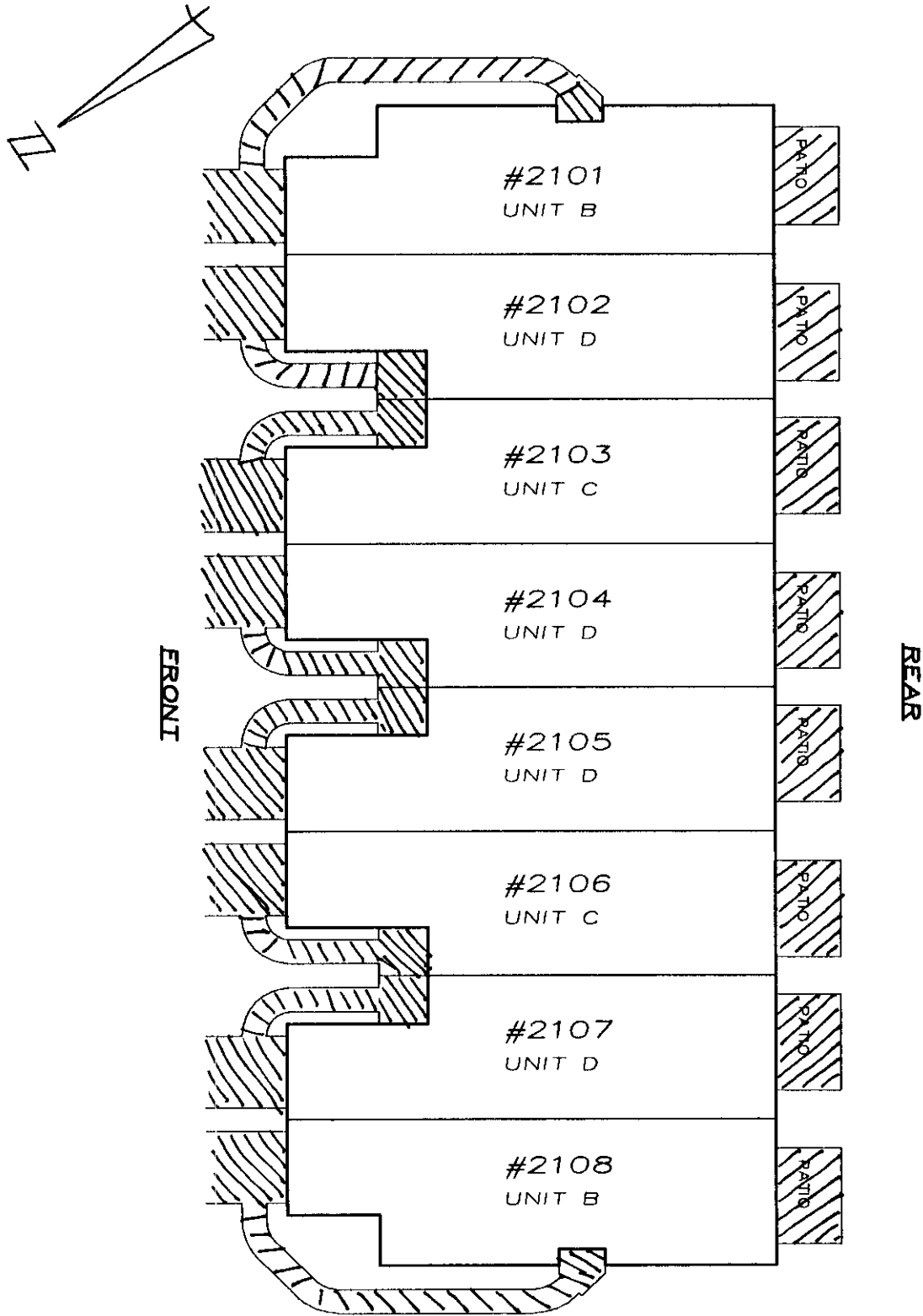
Jose A. Hill, Jr.
JOSE A. HILL, JR.
REGISTERED FLORIDA SURVEYOR AND MAPPER NO. 4487
SURVEY NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

SHEET _____ OF _____ SHEETS

PREPARED BY:
CLARSON AND ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS
1643 NALDO AVENUE
JACKSONVILLE, FLORIDA, 32207
PHONE: (904)-396-2623
FAX: (904)-396-2633

PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE.
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA
UNIT NUMBERING & MODEL NUMBERING DETAIL



NOTE:

SEE DRAWING NO. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.

DATE: FEBRUARY 5, 2002

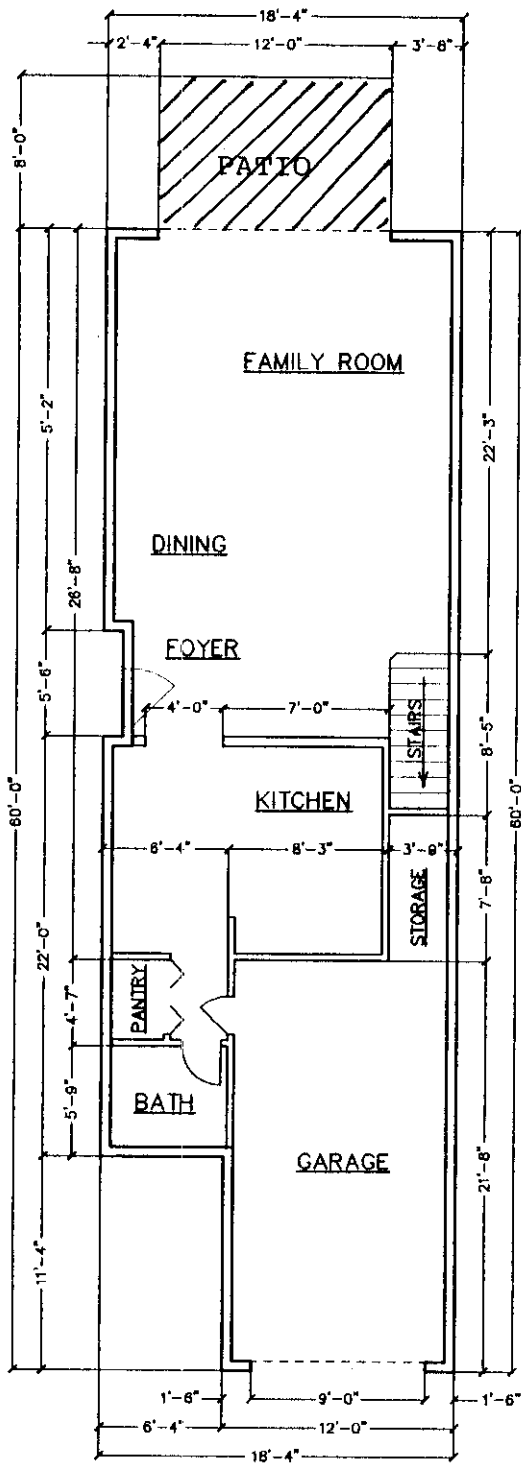
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS
1643 NALDO AVENUE
JACKSONVILLE, FLORIDA, 32207
PHONE: (904)-396-2623
FAX: (904)-396-2633

PHASING PLAN

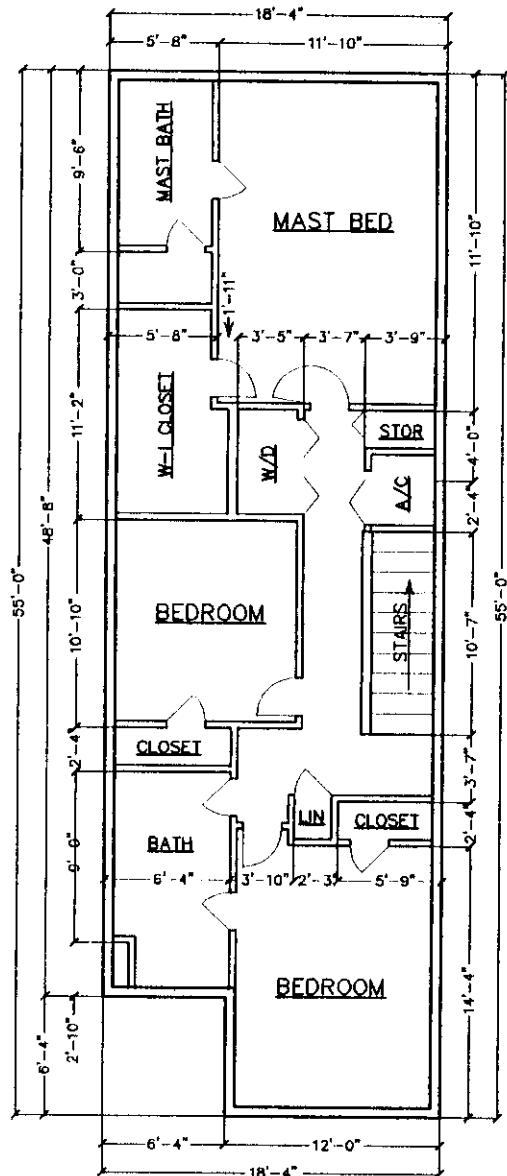
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "B" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

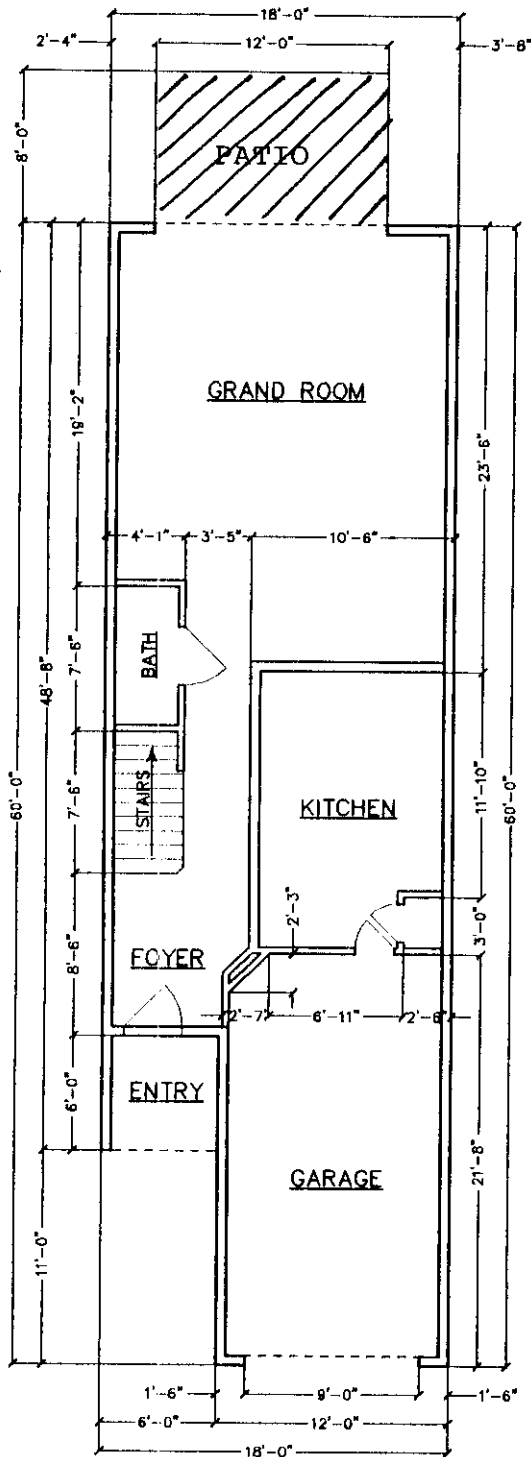
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2633

PHASING PLAN

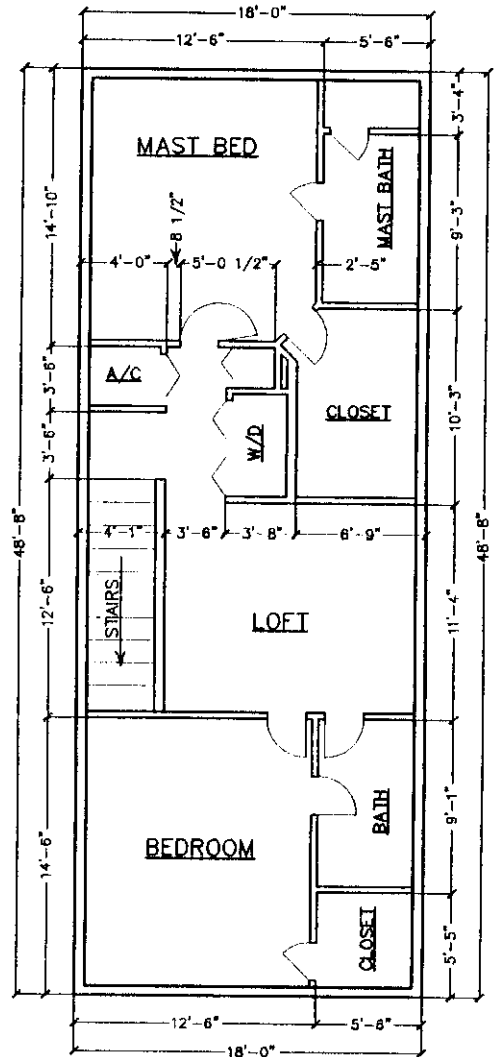
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "C" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

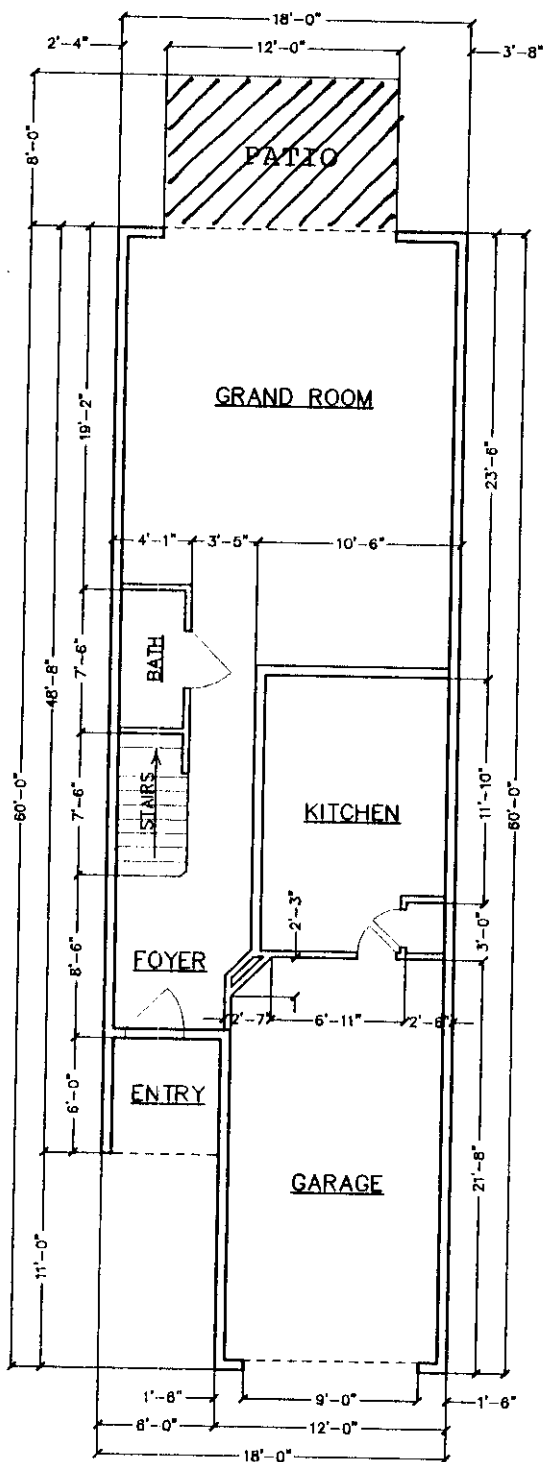
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2633

PHASING PLAN

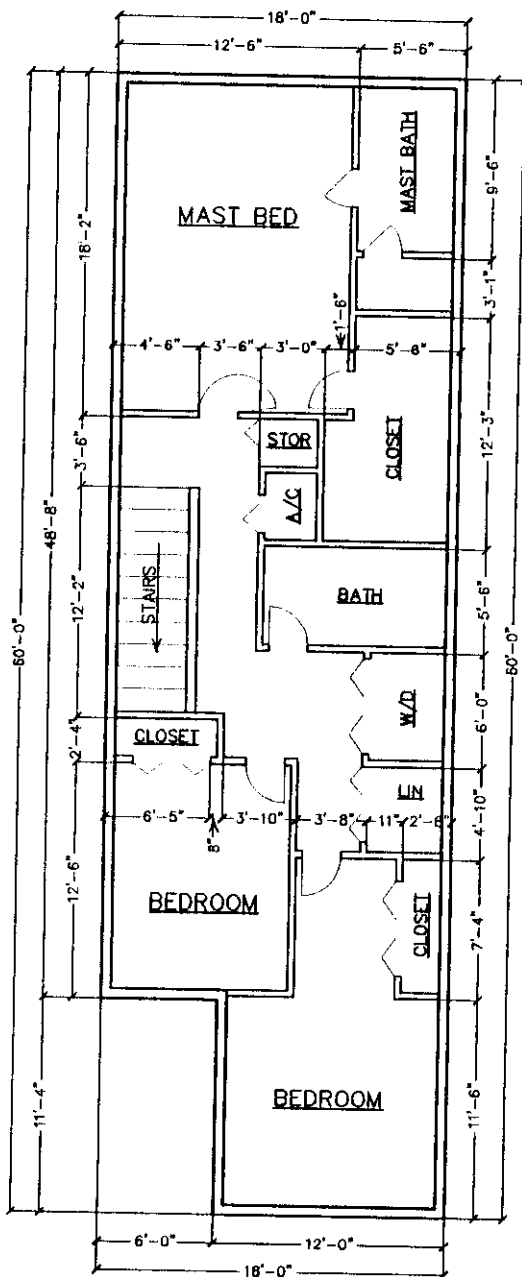
THE VISTAS AT STONEBRIDGE VILLAGE. A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "D" FIRST & SECOND FLOOR PLAN

NOTES:

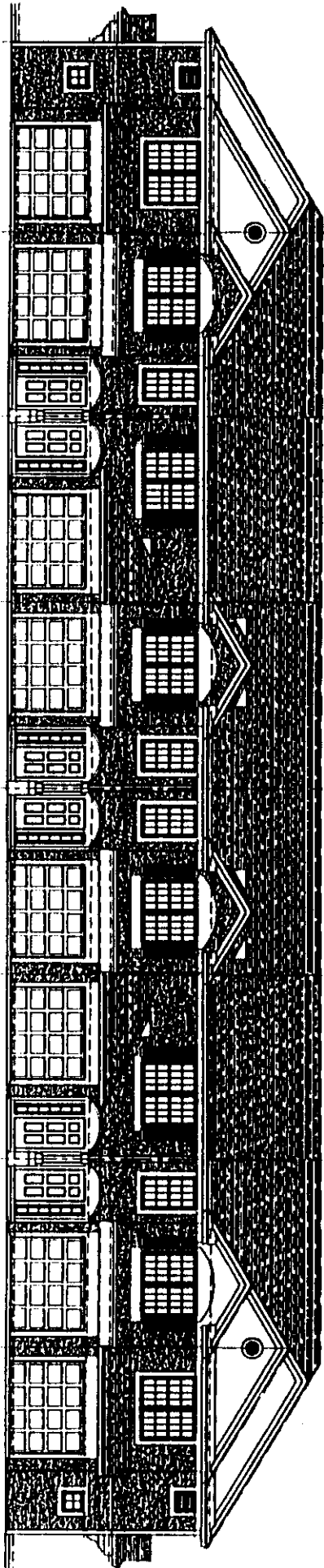
1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

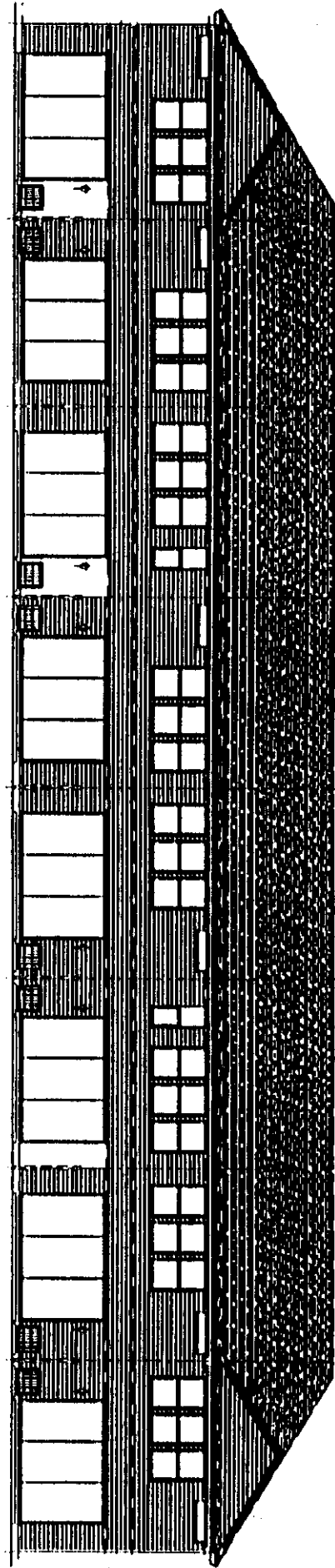
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2633

PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE,
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA.



FRONT ELEVATION



REAR ELEVATION

ADDENDUM TO
EXHIBIT B
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

FRACTIONAL SHARE OF COMMON ELEMENTS, COMMON EXPENSES
AND COMMON SURPLUS

(Phases I, II and III)

The Common Elements, Common Expenses and Common Surplus are owned in equal undivided shares by the Owners based upon fractional shares, the numerator of which is "1" and the denominator of which is the total number of Units which have been subjected to the Declaration.

The Fractional Shares of Common Elements, Common Expenses and Common Surplus for Units 1201 – 1208, 1301 – 1308, 1401 – 1408, 1501-1508, 1601-1608, 1701-1708, 1801-1809, 1901-1908 and 2101-2108 is $1/72^{\text{nd}}$.

In the event that the Developer determines, in its sole discretion, to create any of the Subsequent Phases of the Condominium, then at such time as they are created, the fractional shares of ownership of the Common Elements, Common Expenses and Common Surplus will be recalculated, using the same formula as set forth above.

Prepared by and return to
Melissa S. Turra, Esq.
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

Book 10417 Page 2201

Doc# 2002087218
Book: 10417
Pages: 2201 - 2215
Filed & Recorded
03/28/2002 02:36:30 PM
JIM FULLER
CLERK CIRCUIT COURT
DUVAL COUNTY
TRUST FUND \$ 8.00
COPY FEE \$ 15.00
RECORDING \$ 61.00

**ELEVENTH AMENDMENT TO THE
DECLARATION OF CONDOMINIUM
FOR
VISTAS AT STONEBRIDGE VILLAGE I,
A CONDOMINIUM**

**(Phase III)
(Building 2200)**

THIS AMENDMENT is made this 28th day of March, 2002, by **PULTE HOME CORPORATION**, a Michigan corporation ("Developer").

RECITALS:

A. Developer has subjected certain property to the condominium form of ownership as more fully described in the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10116, page 1611 of the public records of Duval County, Florida, as amended by that certain First Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10144, page 2380, and further amended by that certain Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10150, page 40, and further amended by First Amendment to Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10207, page 1164, and further amended by that certain Third Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10188, page 1683 (Building 1300), and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1400) recorded in Official Records Book 10215, page 47, and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) as amended by

5

Amended Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) recorded in Official Records Book 10238, page 1491 (revised to be identified as Fifth Amendment), and further amended by Sixth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1700) recorded in Official Records Book 10257, page 1634 - 1646, and re-recorded in Official Records Book 10286, pages 913 - 925, and further amended by Seventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1600) recorded in Official Records Book 10260, page 786 - 799, and further amended by Eighth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1800) recorded in Official Records Book 10315, page 976, and further amended by that certain Ninth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1900) recorded in Official Records Book 10354, page 91, and further amended by that certain Tenth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (Phase III) (Building 2100) recorded in Official Records Book 10382, page 1668, all of the public records of Duval County, Florida (referred to herein collectively as the "Declaration").

B. Vistas at Stonebridge Village I, A Condominium ("Condominium") is a phased condominium created pursuant to Section 718.403, Florida Statutes.

C. Pursuant to the rights and obligations set forth in Section 718.403, Florida Statutes and the rules and regulations issued in connection therewith and the provisions of Article I of the Declaration, the Developer desires to amend the Declaration to submit a portion of the land contained within Phase III to the Declaration.

NOW, THEREFORE, in consideration of the premises, the Developer hereby amends the Declaration as follows:

1. Exhibit "A" referred to in Article I of the Declaration is amended to add a portion of the land contained within Phase III as more particularly described in the Addendum to Exhibit "A" attached hereto and made a part hereof ("Phase III Land (Building 2200)"). All references to Exhibit "A" herein and in the Declaration shall mean and refer to the Exhibit "A" contained within the Declaration, as amended, together with the Addendum to Exhibit "A" attached hereto and made a part hereof.

The Developer hereby submits the land described as the Phase III Land (Building 2200), to the Condominium form of ownership and use. All references to the Land or Condominium Property herein or in the Declaration shall mean and refer to the land contained in Phase I, Phase II and Phase III (Buildings 2100 and 2200).

2. Exhibit "A" of the Declaration is hereby further amended to add an as-built survey and surveyor's certificate for Building 2200 of the Phase III Land (Building 2200) to the Declaration. Accordingly, the Declaration is hereby amended to show a an as-built survey for Building 2200 of Phase III as set forth in Addendum to Exhibit "A" attached hereto.

3. Article 1.5 (a) is hereby amended to add the following:

The identification, location, dimensions and a graphic depiction of each Unit and the Common Elements of Phases I and II and Buildings 2100 and 2200 of Phase III appear in Exhibit "A" of the Declaration, as amended from time to time. The Declaration, as amended, together with this Amendment and the Addendum to Exhibit "A", includes sufficient detail to identify the Common Elements in each Unit on the Condominium Property subject to the Declaration and provides accurate representation of their locations and dimensions.

4. The fractional share of Common Elements, Common Expenses and Common Surplus for the Units is hereby amended and Exhibit "B" of the Declaration, as referenced in Article 1.1 and Article 1.6 of the Declaration, is hereby amended as set forth in Addendum to Exhibit "B" attached hereto and made a part hereof.

5. Each Unit Owner in the Phase I, Phase II and Phase III Land is entitled to one vote in Association matters for each Unit owned by such Owner and is entitled to one vote in Stonebridge Village Master Association, Inc. matters for each Unit owned by such Owner.

6. Article I of the Declaration described the Subsequent Phases of the Condominium. By this Amendment, the Developer hereby subjects Building 2200 of the Phase III Land to the Declaration, accordingly, all references to Building 2200 of the Phase III Land as a Subsequent Phase in Article I are hereby deleted.

7. Except as herein amended, the terms and conditions of the Declaration remain in full force and effect. All references to Exhibits "A" or "B" in the Declaration or this Amendment shall mean and refer to the Exhibits "A" or "B" of the Declaration and the Addenda attached hereto as Addendum to Exhibits "A" and "B".

IN WITNESS WHEREOF, this Amendment to the Declaration of Condominium has been duly executed on this 28th day of March, 2002.

Witnesses:

Cheri Ritter
Print Name: Cheri Ritter
Connie Gordon
Print Name: Connie Gordon

PULTE HOME CORPORATION,
a Michigan corporation

By: Chris Butler
Name: Chris Butler
Its Employee/Attorney in fact

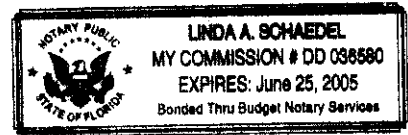
[Corporate Seal]

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 28th day of March, 2002, by Chris Butler, the Attorney in fact of PULTE HOME CORPORATION, a Michigan corporation, on behalf of the corporation, who is personally known to me or who produced _____ as identification.

Linda A. Schaedel
Print Name: LINDA A. SCHAEDEL
Commission number: DD-036580
My commission expires: JUNE 25, 2005

(SEAL)



**ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM**

(A Portion of Phase III)
(Building 2200)

The foregoing described property is subject to the following:

1. Wetlands regulated by the St. Johns River Water Management District.
2. Easement to the Jacksonville Electric Authority recorded in Official Records Volume 4118, page 1196 of the public records of Duval County, Florida.
3. Development Agreement with the City of Jacksonville dated April 8, 1999 recorded in Official Records Volume 9262, page 1342 of the public records of Duval County, Florida.

Attached hereto is the site plan for Building 2200 of Phase III of the Condominium Property.

The areas shown on Sheet 4 of the site plan within the dark lines constitute the Units and the Limited Common Elements are delineated with "///" markings. The areas shown as dotted shaded areas on the cover sheet and sheets 1 through 3 of the site plan constitute the Common Property of the Master Association. All other property is Common Elements of the Association or Common Property of the Master Association.

The attached site plans and floor plans depict the improvements to be constructed in Phase III of the Condominium.

**ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM**

(A Portion of Phase III)
(Building 2200)

The legal description for Building 2200 of Phase III of Vistas at Stonebridge Village I, A Condominium is as follows:

A PORTION OF SECTION 20, TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWESTERLY CORNER OF SAID SECTION 20 AND RUN NORTH 88° 14' 54" EAST, ALONG THE NORTHERLY LINE OF SAID SECTION 20, A DISTANCE OF 2,925.11 FEET TO A POINT IN THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A (PARCEL 103.1-R, A VARIABLE WIDTH LIMITED ACCESS RIGHT OF WAS AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8206, PAGE 961, OF THE PUBLIC RECORDS OF SAID COUNTY); RUN THENCE THE FOLLOWING SIX (6) COURSES AND DISTANCES ALONG SAID EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A: 1ST COURSE, SOUTH 01° 45' 06" EAST, 100.00 FEET; 2ND COURSE, SOUTH 88° 14' 54" WEST, 301.81 FEET; 3RD COURSE, SOUTH 09° 03' 21" WEST, 95.00 FEET; 4TH COURSE, SOUTH 06° 50' 01" WEST, 1,237.77 FEET; 5TH COURSE, SOUTH 03° 59' 49" WEST, 935.73 FEET; 6TH COURSE, SOUTH 00° 18' 22" EAST, 1,256.71 FEET; THENCE NORTH 88° 48' 51" EAST, ALONG THE NORTHERLY LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 5698, PAGE 1776 OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, A DISTANCE OF 1,539.96 FEET; THENCE NORTH 01° 11' 09" WEST, A DISTANCE OF 9.98 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED RUN NORTH 29° 11' 09" WEST, 77.75 FEET TO A POINT OF CURVATURE; RUN THENCE IN A NORTHERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE EASTERLY AND HAVING A RADIUS OF 3.50 FEET, AN ARC DISTANCE OF 5.50 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC SUBTENDE BY A CHORD OF NORTH 15° 48' 51" EAST, 4.95 FEET; THENCE NORTH 60° 48' 51" EAST, 74.71 FEET TO A POINT OF CURVATURE; RUN THENCE IN A NORTHEASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 225.50 FEET, AN ARC DISTANCE OF 79.55 FEET TO A POINT OF REVERSE CURVE, SAID ARC SUBTENDE BY A CHORD OF NORTH 50° 42' 30" EAST, 79.14 FEET; RUN THENCE IN AN EASTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE SOUTHERLY AND HAVING A RADIUS OF 3.50 FEET, AN ARC DISTANCE OF 4.27 FEET TO A POINT, SAID ARC SUBTENDE BY A CHORD OF NORTH 75° 32' 41" EAST, 4.01 FEET; THENCE SOUTH 29° 11' 09" EAST, 94.12 FEET; THENCE SOUTH 60° 48' 51" WEST, 160.00 FEET TO THE POINT OF BEGINNING.

**ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM**

(A Portion of Phase III)
(Building 2200)

The foregoing described property is subject to the following:

1. Wetlands regulated by the St. Johns River Water Management District.
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3. Development Agreement with the City of Jacksonville dated April 8, 1999 recorded in Official Records Volume 9262, page 1342 of the public records of Duval County, Florida.

Attached hereto is the site plan for Building 2200 of Phase III of the Condominium Property.

The areas shown on Sheet 4 of the site plan within the dark lines constitute the Units and the Limited Common Elements are delineated with "////" markings. The areas shown as dotted shaded areas on the cover sheet and sheets 1 through 3 of the site plan constitute the Common Property of the Master Association. All other property is Common Elements of the Association or Common Property of the Master Association.

The attached site plans and floor plans depict the improvements to be constructed in Phase III of the Condominium.

CLARSON AND ASSOCIATES INC.

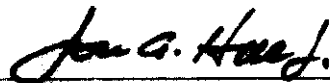
PROFESSIONAL SURVEYORS & MAPPERS

1643 NALDO AVENUE

JACKSONVILLE, FLORIDA 32207

SURVEYOR'S CERTIFICATE

I, Jose A. Hill, Jr., a land surveyor authorized to practice in the State of Florida, hereby certify with respect to Units 2201, 2202, 2203, 2204, 2205, 2206, 2207 and 2208, The Vistas at Stonebridge Village, a Condominium, according to the Declaration of Condominium thereof recorded in the Public Records of Duval County, Florida. I hereby certify that the construction of all improvements, including landscaping, utility services and access to units, and common element facilities servicing such buildings are substantially complete, so that the material contained in the survey and graphic description of the improvements, together with the provisions of said Declaration of Condominium describing the condominium property, are an accurate representation of the location and dimensions of the improvements and that the identification, location and dimensions of the common elements, limited common elements, and of each unit can be determined from these materials.



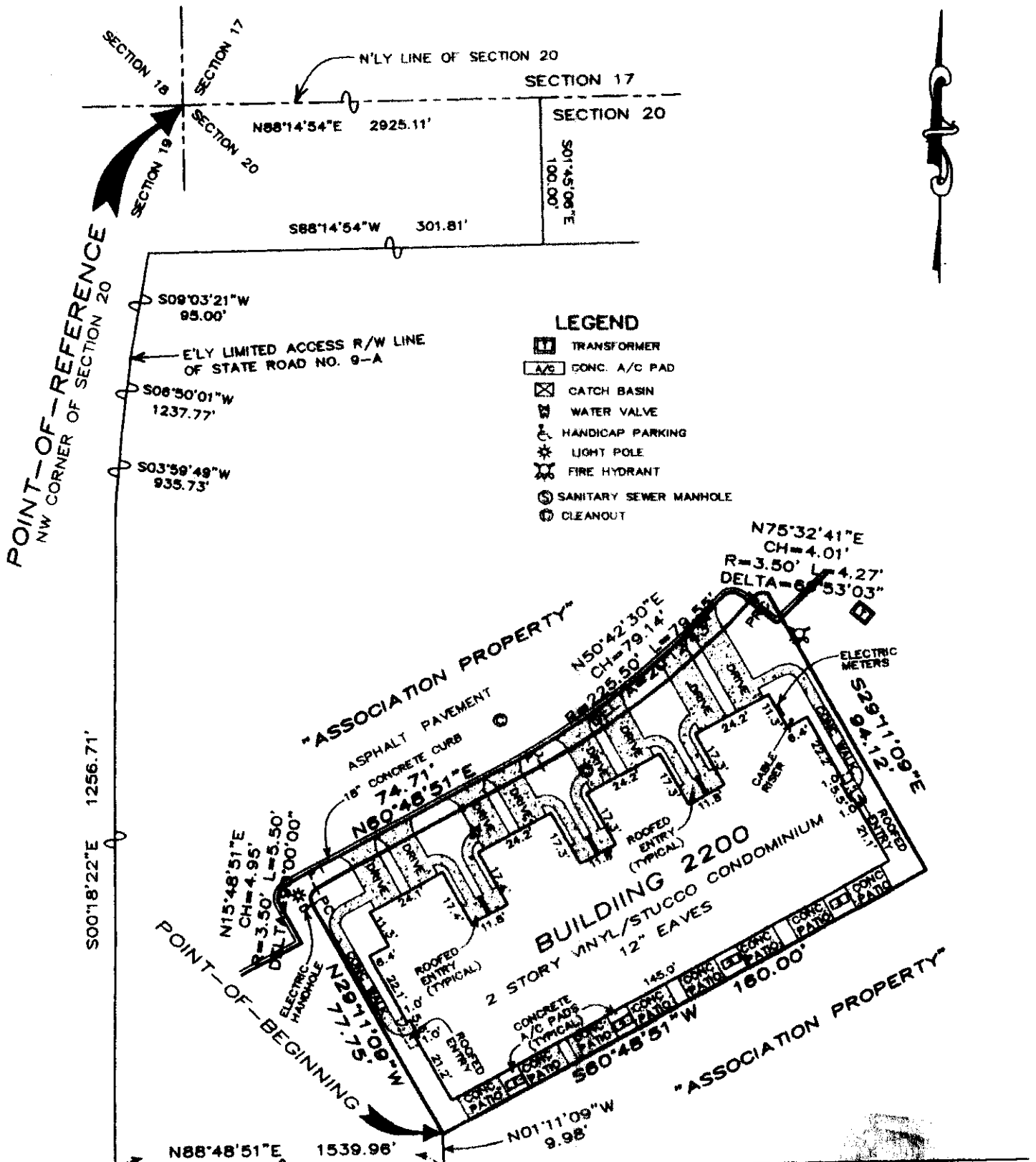
Jose A. Hill, Jr.
Florida Registered Surveyor No. 4487

Date: March 26, 2002

PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA
BUILDING 2200

Book 10417 Page 2209



LEGEND

	TRANSFORMER
	CONC. A/C PAD
	CATCH BASIN
	WATER VALVE
	HANDICAP PARKING
	LIGHT POLE
	FIRE HYDRANT
	SANITARY SEWER MANHOLE
	CLEANOUT

SIGNED: 3-26-2002
 SCALE: 1" = 40'
 FIELD BOOK 674; PAGES 34, 62, 93

Jose A. Hill, Jr.
 JOSE A. HILL, JR.
 REGISTERED FLORIDA SURVEYOR AND MAPPER NO. 4487
 SURVEY NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

SHEET _____ OF _____ SHEETS

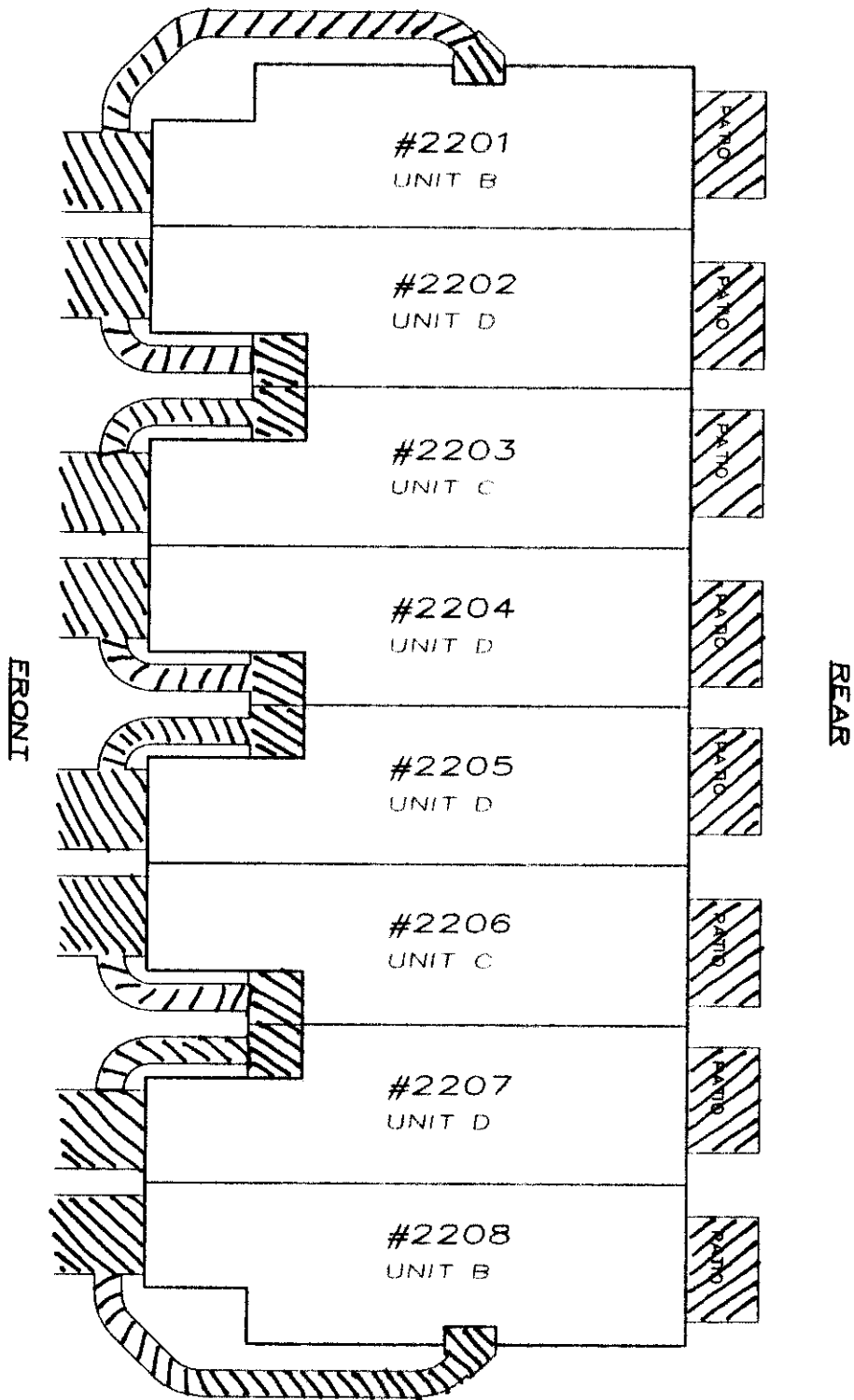
- NOTES:**
- SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
 - REVISED AND UPDATED MARCH 25, 2002.
 - SEE SHEET _____ OF _____ FOR MODEL ELEVATION PLANS.
 - SEE SHEET _____ OF _____ FOR MODEL FLOOR PLANS.

PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2833

THE VISTAS AT STONEBRIDGE VILLAGE.

A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA
UNIT NUMBERING & MODEL NUMBERING DETAIL



NOTE:

SEE DRAWING NO. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.

DATE: MARCH 26, 2002

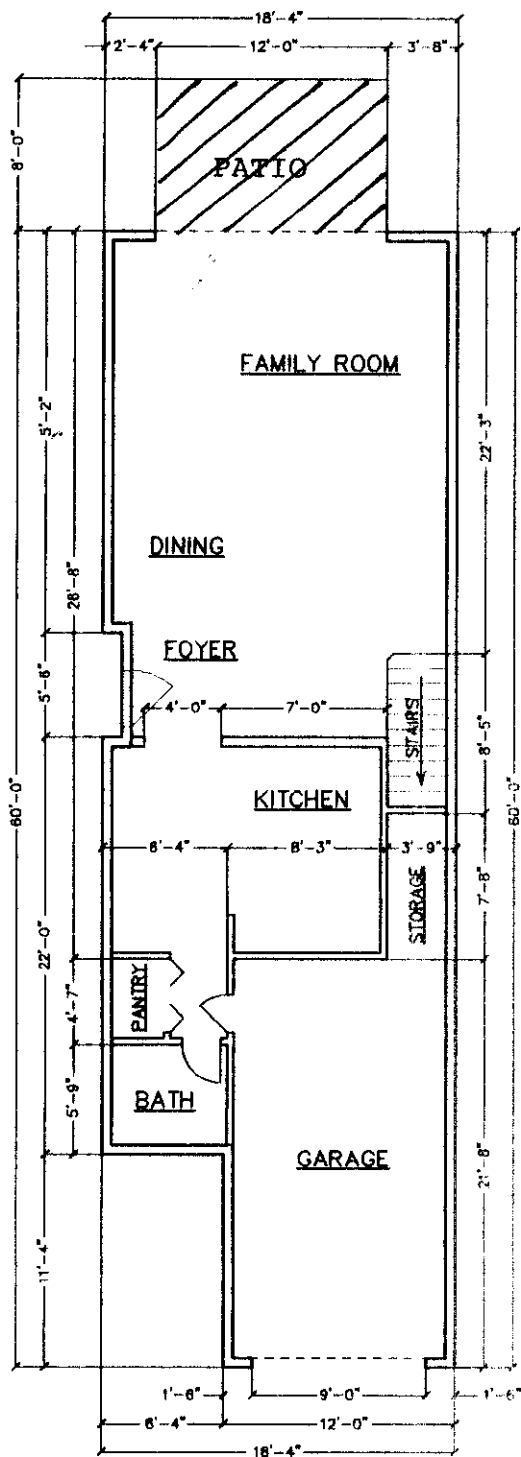
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
PROFESSIONAL LAND SURVEYORS
1643 WALDO AVENUE
JACKSONVILLE, FLORIDA, 32207
PHONE: (904)-396-2823
FAX: (904)-396-2833

PHASING PLAN

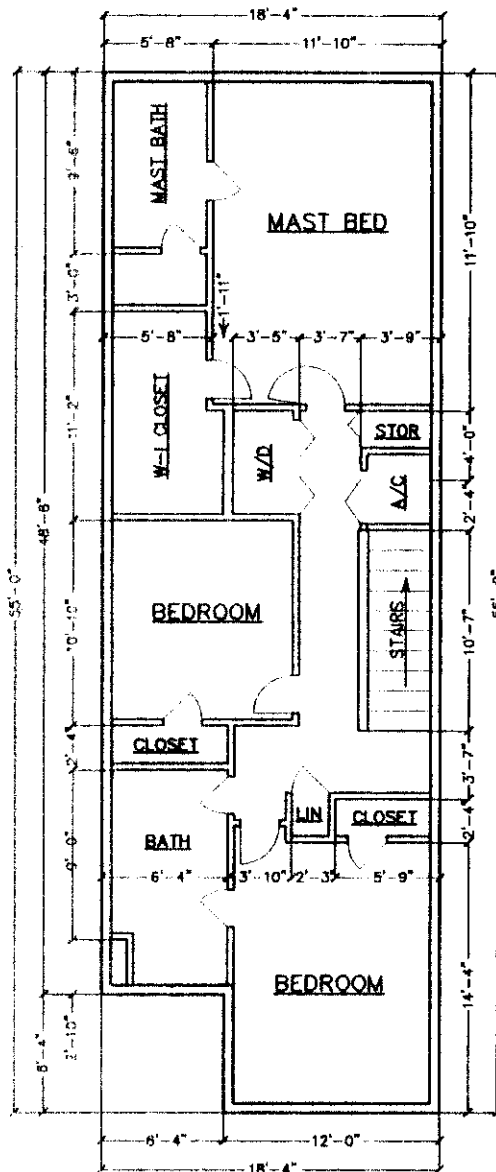
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "B" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

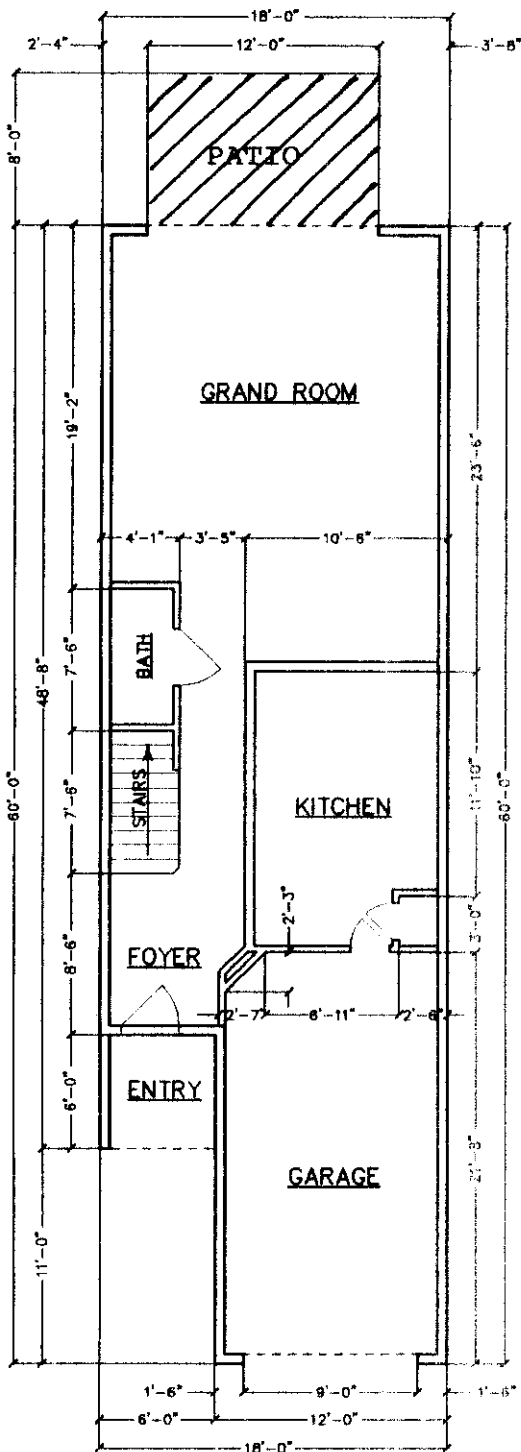
SHEET _____ OF _____ SHEETS

PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2633

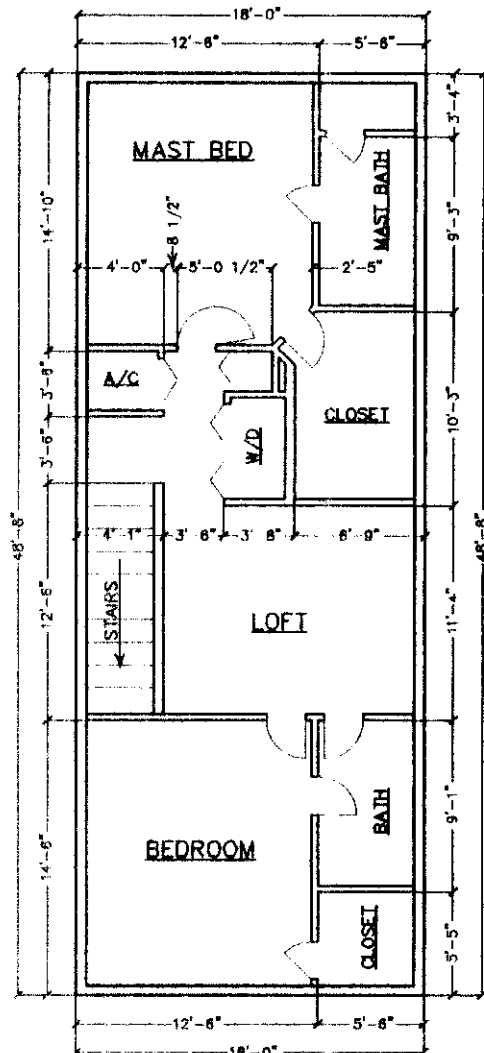
PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "C" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

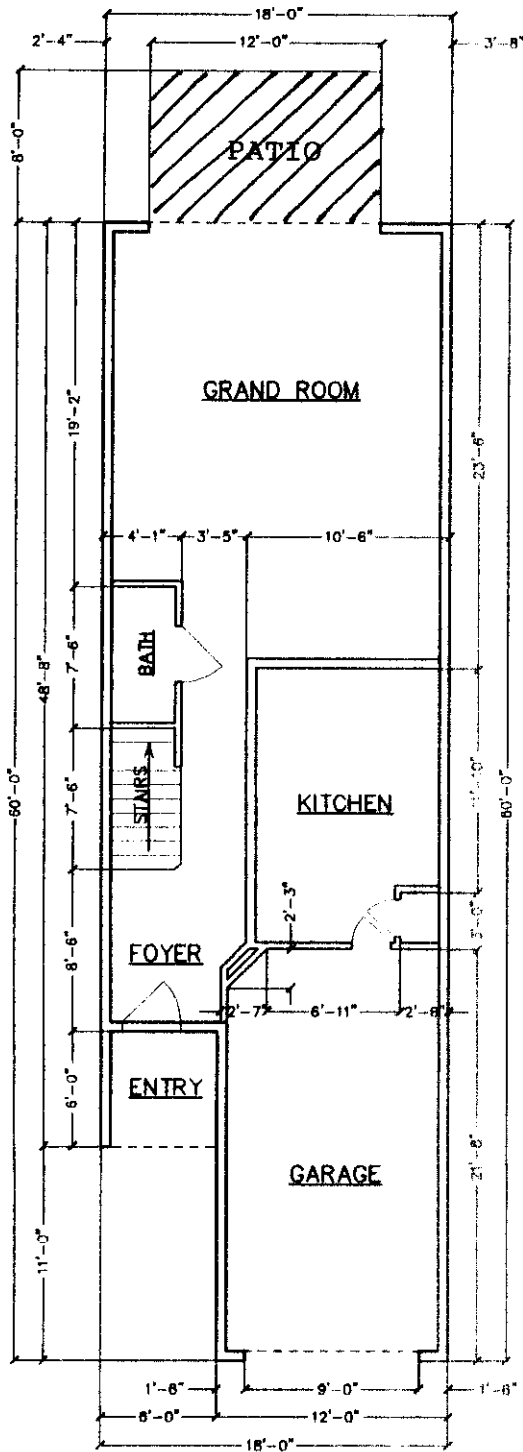
PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2823
 FAX: (904)-396-2633

PHASING PLAN

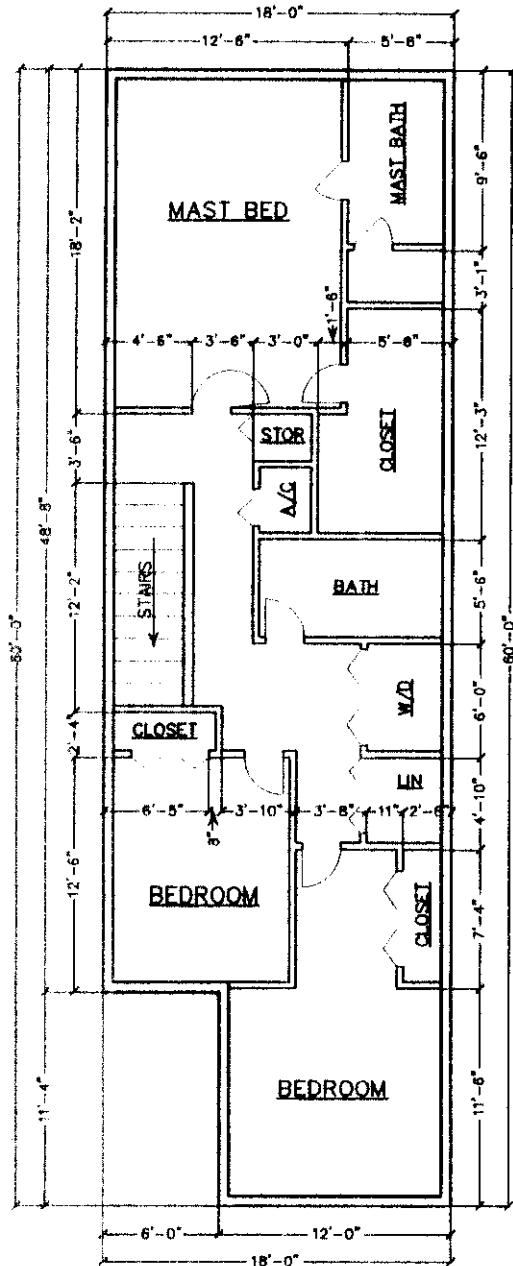
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "D" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

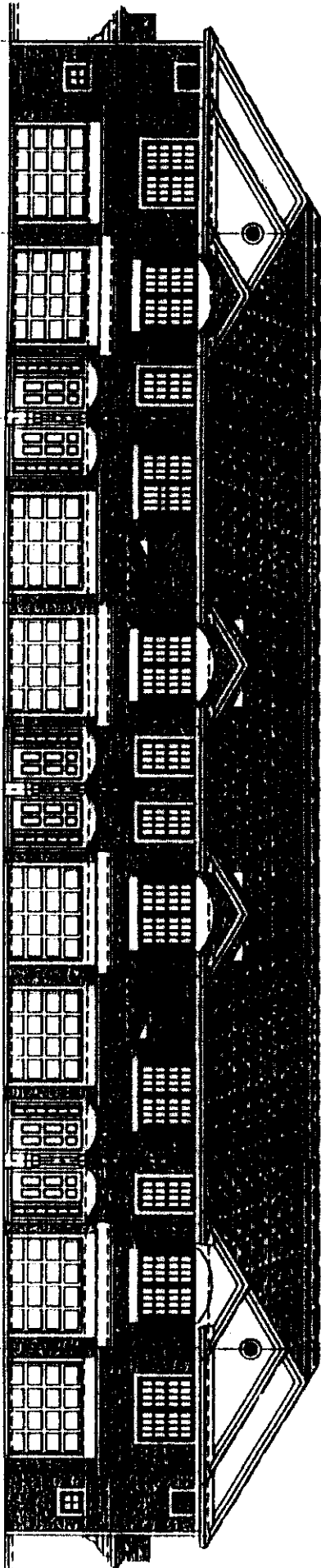
SHEET _____ OF _____ SHEETS

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 JACKSONVILLE, FLORIDA, 32207
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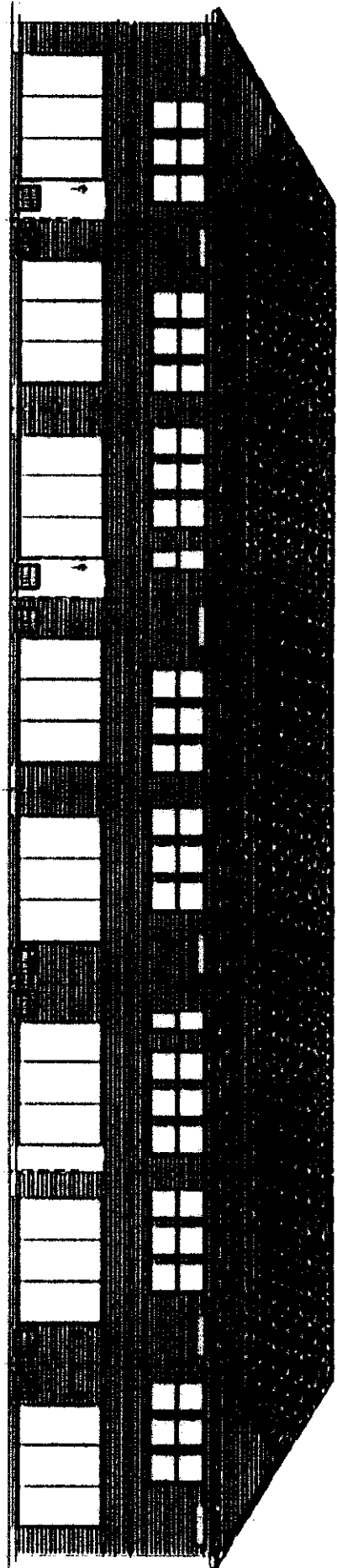
PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE,
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA.

FRONT ELEVATION



REAR ELEVATION



**ADDENDUM TO
EXHIBIT B
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM
FRACTIONAL SHARE OF COMMON ELEMENTS, COMMON EXPENSES
AND COMMON SURPLUS
(Phases I, II and III)**

The Common Elements, Common Expenses and Common Surplus are owned in equal undivided shares by the Owners based upon fractional shares, the numerator of which is "1" and the denominator of which is the total number of Units which have been subjected to the Declaration.

The Fractional Shares of Common Elements, Common Expenses and Common Surplus for Units 1201 – 1208, 1301 – 1308, 1401 – 1408, 1501-1508, 1601-1608, 1701-1708, 1801-1809, 1901-1908, 2101-2108 and 2201-2208 is 1/80th.

In the event that the Developer determines, in its sole discretion, to create any of the Subsequent Phases of the Condominium, then at such time as they are created, the fractional shares of ownership of the Common Elements, Common Expenses and Common Surplus will be recalculated, using the same formula as set forth above.

Prepared by and return to
Linda Connor Kane, Esq.
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

Book 10449 Page 705

Doc# 2002108979
Book: 10449
Pages: 705 - 718
Filed & Recorded
04/18/2002 02:35:11 PM
JIM FULLER
CLERK CIRCUIT COURT
DUVAL COUNTY
TRUST FUND \$ 7.50
RECORDING \$ 57.00
COPY FEE \$ 14.00

**TWELFTH AMENDMENT TO THE
DECLARATION OF CONDOMINIUM
FOR
VISTAS AT STONEBRIDGE VILLAGE I,
A CONDOMINIUM**

**(Phase III)
(Building 2300)**

THIS AMENDMENT is made this 18th day of April, 2002, by **PULTE HOME CORPORATION**, a Michigan corporation ("Developer").

RECITALS:

A. Developer has subjected certain property to the condominium form of ownership as more fully described in the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10116, page 1611 of the public records of Duval County, Florida, as amended by that certain First Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10144, page 2380, and further amended by that certain Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10150, page 40, and further amended by First Amendment to Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10207, page 1164, and further amended by that certain Third Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10188, page 1683 (Building 1300), and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1400) recorded in Official Records Book 10215, page 47, and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) as amended by

Amended Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) recorded in Official Records Book 10238, page 1491 (revised to be identified as Fifth Amendment), and further amended by Sixth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1700) recorded in Official Records Book 10257, page 1634 - 1646, and re-recorded in Official Records Book 10286, pages 913 - 925, and further amended by Seventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1600) recorded in Official Records Book 10260, page 786 - 799, and further amended by Eighth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1800) recorded in Official Records Book 10315, page 976, and further amended by that certain Ninth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1900) recorded in Official Records Book 10354, page 91, and further amended by that certain Tenth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (Phase III) (Building 2100) recorded in Official Records Book 10382, page 1668, as further amended by Eleventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I (Phase III) (Building 2200) recorded in Official Records Book 10417, page 2201, all of the public records of Duval County, Florida (referred to herein collectively as the "Declaration").

B. Vistas at Stonebridge Village I, A Condominium ("Condominium") is a phased condominium created pursuant to Section 718.403, Florida Statutes.

C. Pursuant to the rights and obligations set forth in Section 718.403, Florida Statutes and the rules and regulations issued in connection therewith and the provisions of Article I of the Declaration, the Developer desires to amend the Declaration to submit a portion of the land contained within Phase III to the Declaration.

NOW, THEREFORE, in consideration of the premises, the Developer hereby amends the Declaration as follows:

1. Exhibit "A" referred to in Article I of the Declaration is amended to add a portion of the land contained within Phase III as more particularly described in the Addendum to Exhibit "A" attached hereto and made a part hereof ("Phase III Land (Building 2300)"). All references to Exhibit "A" herein and in the Declaration shall mean and refer to the Exhibit "A" contained within the Declaration, as amended, together with the Addendum to Exhibit "A" attached hereto and made a part hereof.

The Developer hereby submits the land described as the Phase III Land (Building 2300), to the Condominium form of ownership and use. All references to the Land or Condominium Property herein or in the Declaration shall mean and

refer to the land contained in Phase I, Phase II and that portion of Phase III on which Buildings 2100, 2200 and 2300 are constructed.

2. Exhibit "A" of the Declaration is hereby further amended to add an as-built survey and surveyor's certificate for Building 2300 of the Phase III Land (Building 2300) to the Declaration. Accordingly, the Declaration is hereby amended to show an as-built survey for Building 2300 of Phase III as set forth in Addendum to Exhibit "A" attached hereto.

3. Article 1.5 (a) is hereby amended to add the following:

The identification, location, dimensions and a graphic depiction of each Unit and the Common Elements of Phases I and II and Buildings 2100, 2200 and 2300 of Phase III appear in Exhibit "A" of the Declaration, as amended from time to time. The Declaration, as amended, together with this Amendment and the Addendum to Exhibit "A", includes sufficient detail to identify the Common Elements in each Unit on the Condominium Property subject to the Declaration and provides accurate representation of their locations and dimensions.

4. The fractional share of Common Elements, Common Expenses and Common Surplus for the Units is hereby amended and Exhibit "B" of the Declaration, as referenced in Article 1.1 and Article 1.6 of the Declaration, is hereby amended as set forth in Addendum to Exhibit "B" attached hereto and made a part hereof.

5. Each Unit Owner in the Phase I, Phase II and Phase III Land is entitled to one vote in Association matters for each Unit owned by such Owner and is entitled to one vote in Stonebridge Village Master Association, Inc. matters for each Unit owned by such Owner.

6. Article I of the Declaration described the Subsequent Phases of the Condominium. By this Amendment, the Developer hereby subjects Building 2300 of the Phase III Land to the Declaration, accordingly, all references to Building 2300 of the Phase III Land as a Subsequent Phase in Article I are hereby deleted.

7. Except as herein amended, the terms and conditions of the Declaration remain in full force and effect. All references to Exhibits "A" or "B" in the Declaration or this Amendment shall mean and refer to the Exhibits "A" or "B" of the Declaration and the Addenda attached hereto as Addendum to Exhibits "A" and "B".

IN WITNESS WHEREOF, this Amendment to the Declaration of Condominium has been duly executed on this 18th day of April, 2002.

Witnesses:

PULTE HOME CORPORATION,
a Michigan corporation

Dagmar Hofmann
Print Name: Dagmar Hofmann

By: David L. Smith
Name: David L. Smith
Its Attorney in Fact

Greg Ray
Print Name: Greg Ray

[Corporate Seal]

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 18th day of April, 2002, by DAVIDA SMITH, the Attorney in Fact of PULTE HOME CORPORATION, a Michigan corporation, on behalf of the corporation, who is personally known to me or who produced _____ as identification.

Linda A. Schaedel
(Signature of Notary Public)

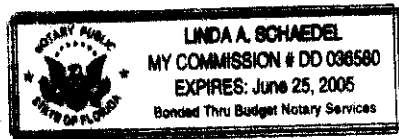
LINDA A. SCHAEDEL
(Print Name of Notary Public)

NOTARY PUBLIC, State of Florida

Commission number: DD - 036580

My commission expires: June 25, 2005

(SEAL)



ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

(A Portion of Phase III)
(Building 2300)

The legal description for Building 2300 of Phase III of Vistas at Stonebridge Village I, A Condominium is as follows:

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FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWESTERLY CORNER OF SAID SECTION 20 AND RUN NORTH 88° 14' 54" EAST, ALONG THE NORTHERLY LINE OF SAID SECTION 20, A DISTANCE OF 2,925.11 FEET TO A POINT IN THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A (PARCEL 103.1-R, A VARIABLE WIDTH LIMITED ACCESS RIGHT OF WAS AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8206, PAGE 961, OF THE PUBLIC RECORDS OF SAID COUNTY); RUN THENCE THE FOLLOWING SIX (6) COURSES AND DISTANCES ALONG SAID EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A: 1ST COURSE, SOUTH 01° 45' 06" EAST, 100.00 FEET; 2ND COURSE, SOUTH 88° 14' 54" WEST, 301.81 FEET; 3RD COURSE, SOUTH 09° 03' 21" WEST, 95.00 FEET; 4TH COURSE, SOUTH 06° 50' 01" WEST, 1,237.77 FEET; 5TH COURSE, SOUTH 03° 59' 49" WEST, 935.73 FEET; 6TH COURSE, SOUTH 00° 18' 22" EAST, 1,256.71 FEET; THENCE NORTH 88° 48' 51" EAST, ALONG THE NORTHERLY LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 5698, PAGE 1776 OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, A DISTANCE OF 1,373.19 FEET; THENCE NORTH 01° 11' 09" WEST, A DISTANCE OF 47.33 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED RUN NORTH 29° 11' 09" WEST, 84.48 FEET; THENCE NORTH 60° 48' 51" EAST, 160.00 FEET; THENCE SOUTH 29° 11' 09" EAST, 87.50 FEET; THENCE SOUTH 60° 48' 51" WEST, 135.80 FEET TO A POINT OF CURVATURE; RUN THENCE IN A WESTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE NORTHERLY AND HAVING A RADIUS OF 98.50 FEET, AN ARC DISTANCE OF 24.45 FEET TO THE POINT OF BEGINNING, SAID ARC SUBTENDED BY A CHORD OF SOUTH 67° 55' 31" WEST, 24.39 FEET.

ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

(A Portion of Phase III)
(Building 2300)

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The attached site plans and floor plans depict the improvements to be constructed in Phase III of the Condominium.

CLARSON AND ASSOCIATES INC.

PROFESSIONAL SURVEYORS & MAPPERS

1643 NALDO AVENUE

JACKSONVILLE, FLORIDA 32207

SURVEYOR'S CERTIFICATE

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Jose A. Hill, Jr.
Florida Registered Surveyor No. 4487

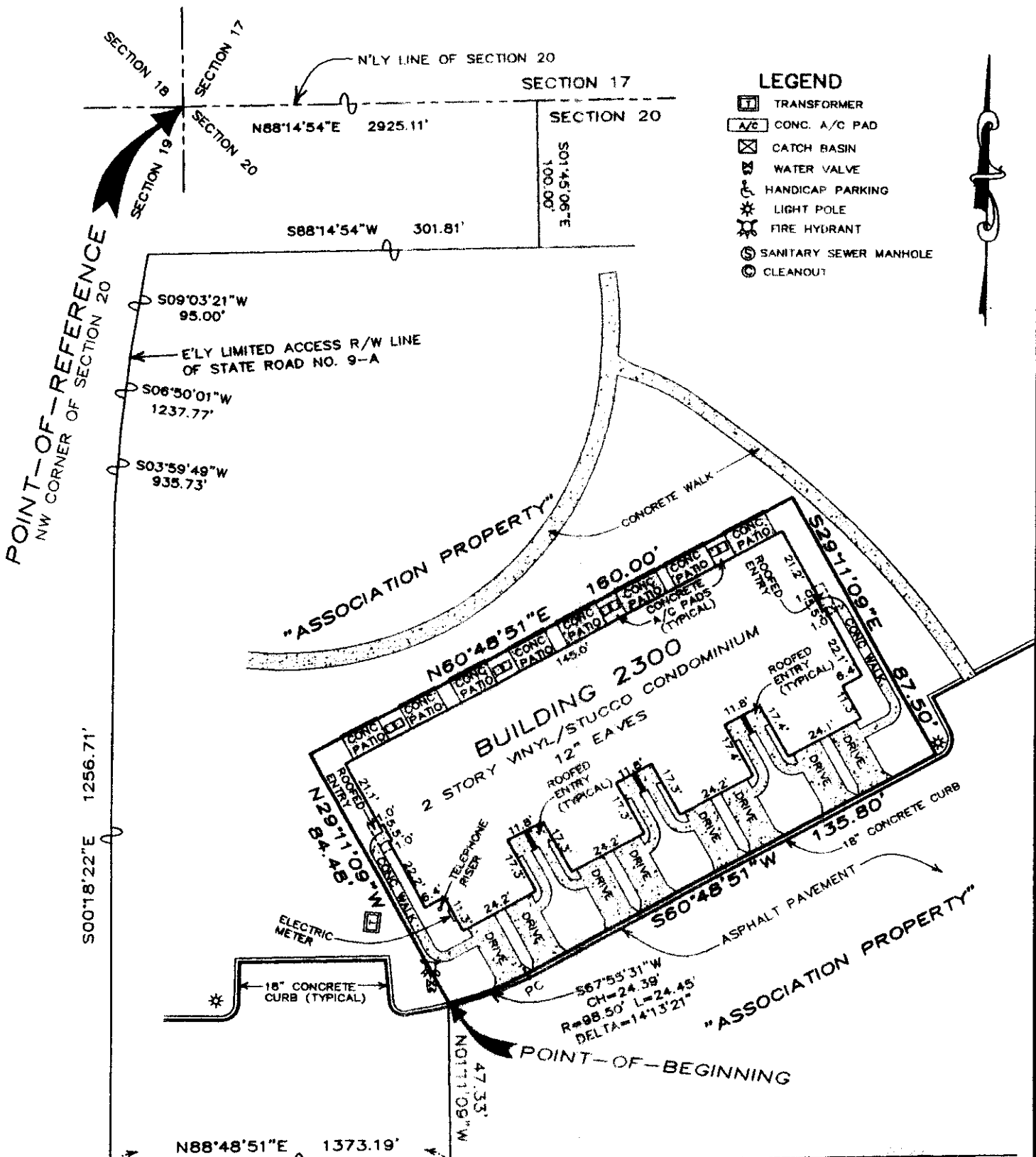
Date: April 16, 2002



PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE,
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 8 SOUTH, RANGE 26 EAST, DUVAL COUNTY, FLORIDA
BUILDING 2300

Book 10449 Page 712



LEGEND

	TRANSFORMER
	CONC. A/C PAD
	CATCH BASIN
	WATER VALVE
	HANDICAP PARKING
	LIGHT POLE
	FIRE HYDRANT
	SANITARY SEWER MANHOLE
	CLEANOUT

SIGNED: 4-16-2002
 SCALE: 1" = 40'
 FIELD BOOK 678; PAGES 33, 70, 71

Jose A. Hill, Jr.
 JOSE A. HILL, JR.
 REGISTERED FLORIDA SURVEYOR AND MAPPER NO. 4487
 SURVEY NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

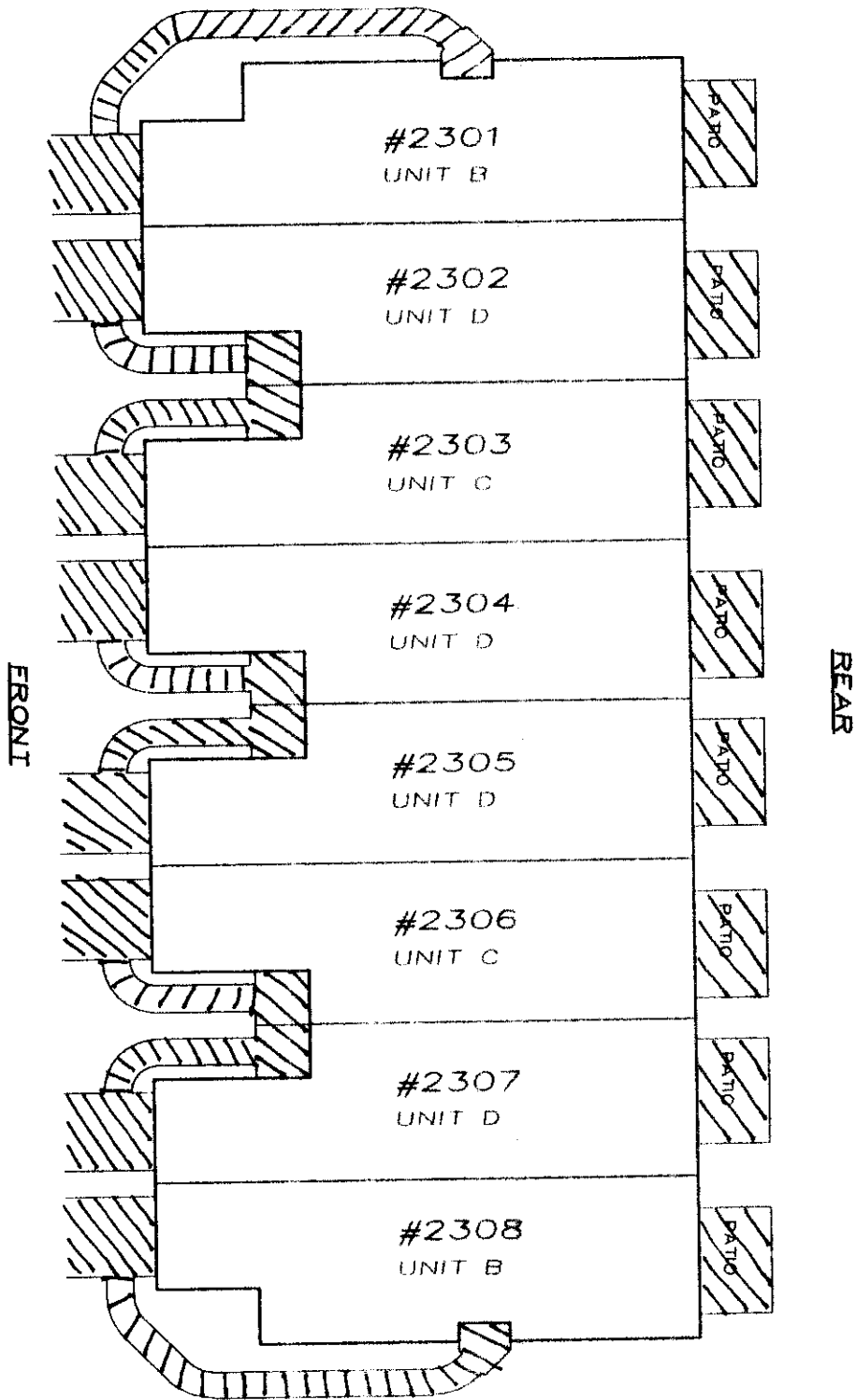
SHEET ____ OF ____ SHEETS

- NOTES:**
- SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
 - REVISED AND UPDATED APRIL 9, 2002.
 - SEE SHEET ____ OF ____ FOR MODEL ELEVATION PLANS.
 - SEE SHEET ____ OF ____ FOR MODEL FLOOR PLANS.

PREPARED BY:
CLARSON AND ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 1643 NALDO AVENUE
 JACKSONVILLE, FLORIDA, 32207
 PHONE: (904)-396-2623
 FAX: (904)-396-2633

PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE.
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA
UNIT NUMBERING & MODEL NUMBERING DETAIL



NOTE:

SEE DRAWING NO. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.

DATE: APRIL 16, 2002

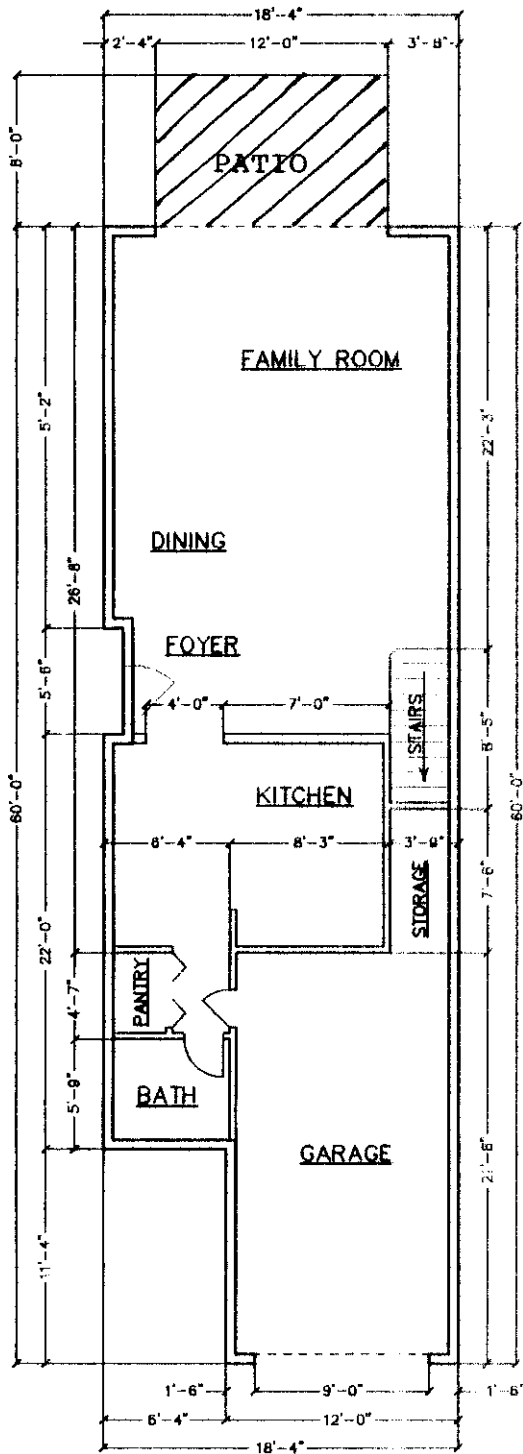
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PHASING PLAN

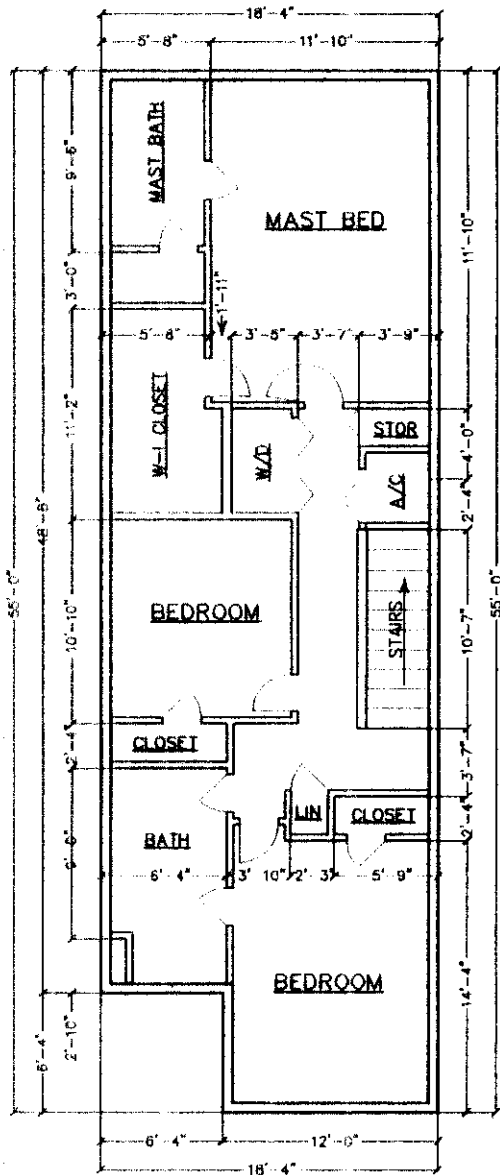
THE VISTAS AT STONEBRIDGE VILLAGE. A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "B" FIRST & SECOND FLOOR PLAN

NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

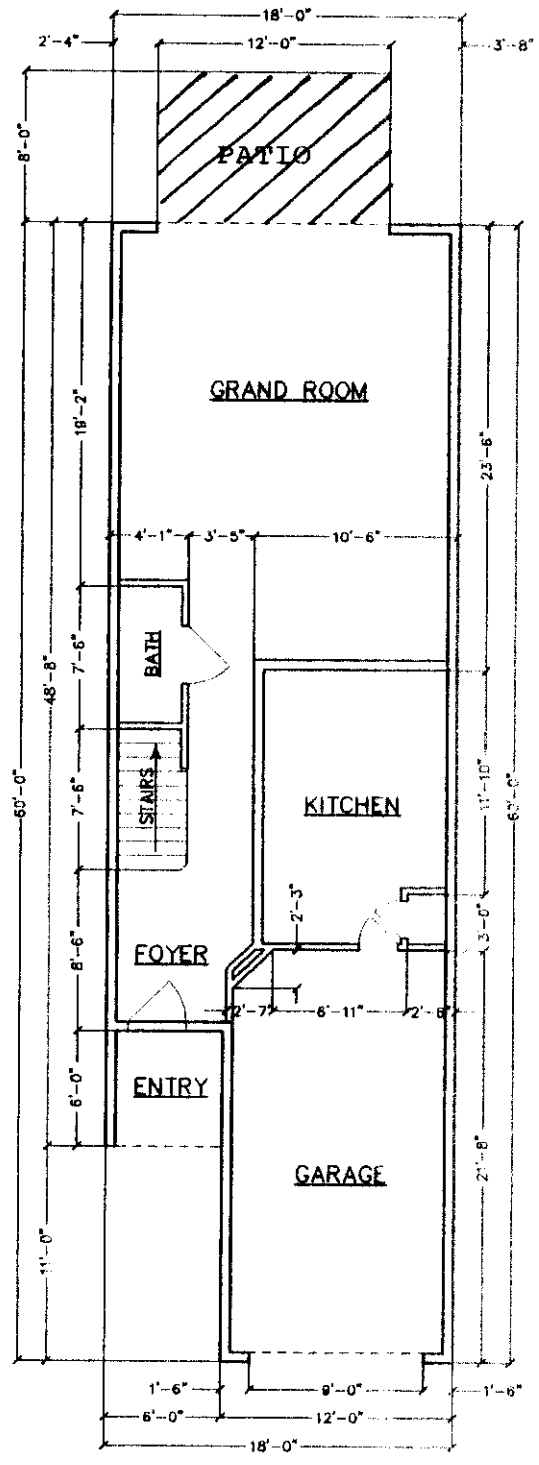
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PHASING PLAN

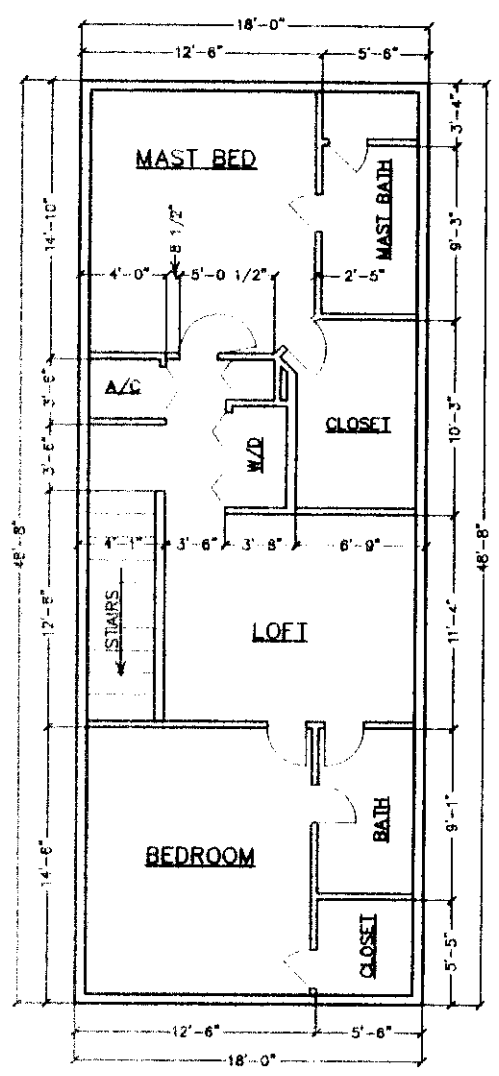
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "C" FIRST & SECOND FLOOR PLAN

NOTES:

- 1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
- 2. SEE SHEET _____ OF _____ FOR PHASING AS-BUILT.
- 3. DIMENSIONS ARE PER ARCHITECTURAL PLANS. ACTUAL UNIT DIMENSIONS MAY VARY.

SHEET _____ OF _____ SHEETS

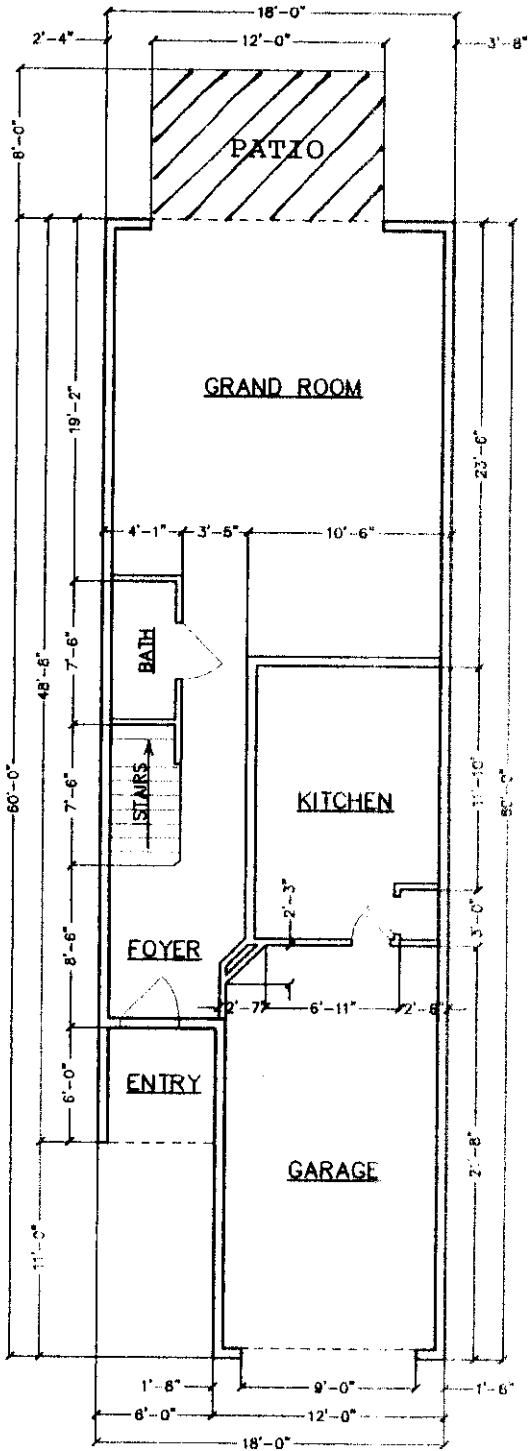
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PHASING PLAN

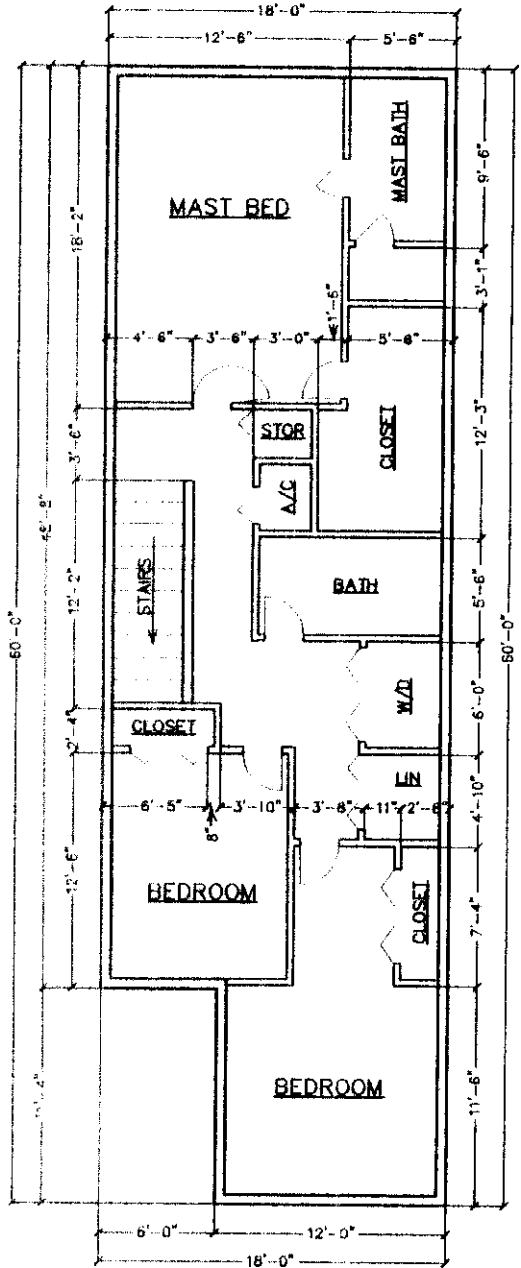
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "D" FIRST & SECOND FLOOR PLAN

NOTES:

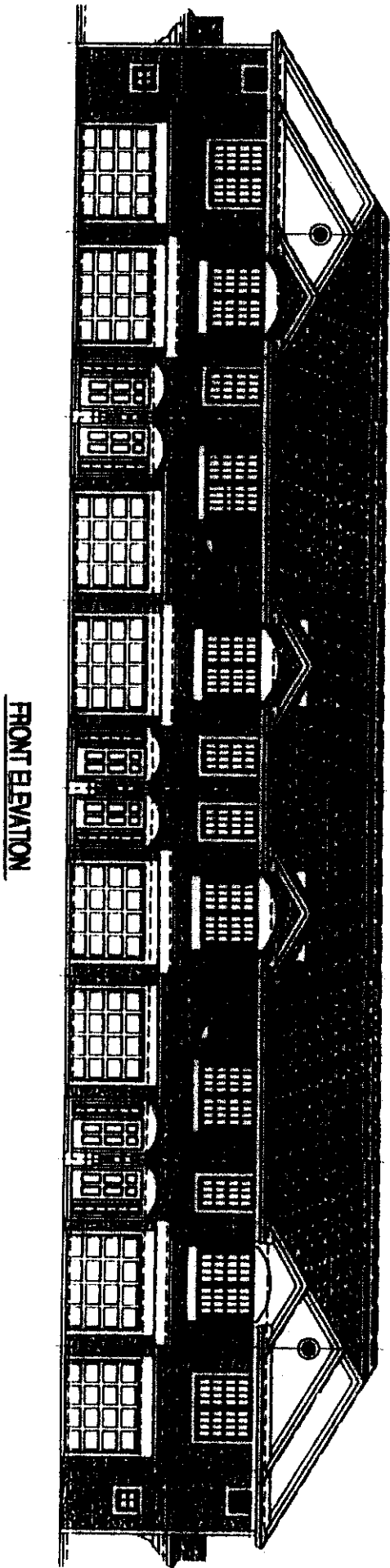
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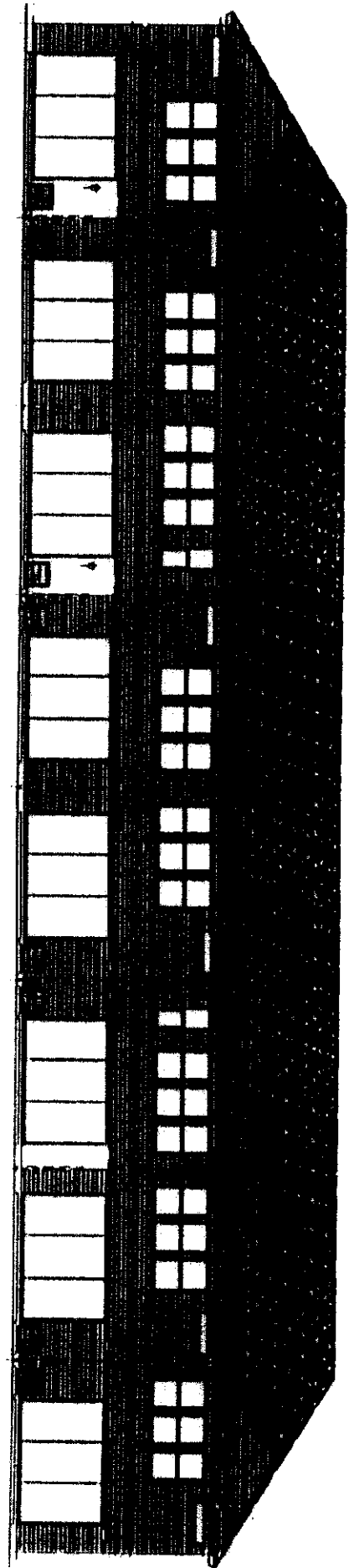
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PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE.
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA.



FRONT ELEVATION



REAR ELEVATION

**ADDENDUM TO
EXHIBIT B
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM
FRACTIONAL SHARE OF COMMON ELEMENTS, COMMON EXPENSES
AND COMMON SURPLUS
(Phases I, II and III)**

The Common Elements, Common Expenses and Common Surplus are owned in equal undivided shares by the Owners based upon fractional shares, the numerator of which is "1" and the denominator of which is the total number of Units which have been subjected to the Declaration.

The Fractional Shares of Common Elements, Common Expenses and Common Surplus for Units 1201 – 1208, 1301 – 1308, 1401 – 1408, 1501-1508, 1601-1608, 1701-1708, 1801-1809, 1901-1908, 2101-2108, 2201-2208 and 2301-2308 is 1/88th.

In the event that the Developer determines, in its sole discretion, to create any of the Subsequent Phases of the Condominium, then at such time as they are created, the fractional shares of ownership of the Common Elements, Common Expenses and Common Surplus will be recalculated, using the same formula as set forth above.

Prepared by and Return to
Melissa S. Turra, Esq.
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

Doc# 2002142844
Book: 10496
Pages: 588 - 599
Filed & Recorded
05/21/2002 03:58:50 PM
JIM FULLER
CLERK CIRCUIT COURT
DUVAL COUNTY
TRUST FUND \$ 6.50
RECORDING \$ 49.00
COPY FEE \$ 12.00

**FIRST AMENDMENT TO THE
THIRTEENTH AMENDMENT TO THE
DECLARATION OF CONDOMINIUM
FOR
VISTAS AT STONEBRIDGE VILLAGE I,
A CONDOMINIUM**

**(A Portion of Phase III)
(Building 2000)**

THIS AMENDMENT is made this 21st day of May, 2002, by **PULTE HOME CORPORATION**, a Michigan Corporation ("Developer").

RECITALS:

A. Developer has subjected certain property to the condominium form of ownership as more fully described in the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10116, page 1611 of the public records of Duval County, Florida, as amended by that certain First Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10144, page 2380, and further amended by that certain Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10150, page 40, and further amended by First Amendment to Second Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1200) recorded in Official Records Book 10207, page 1164, and further amended by that certain Third Amendment to Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium, recorded in Official Records Book 10188, page 1683 (Building 1300), and further amended by Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase I) (Building 1400) recorded in Official Records Book 10215, page 47, and further amended by Fourth Amendment to the

12

Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) as amended by Amended Fourth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1500) recorded in Official Records Book 10238, page 1491 (revised to be identified as Fifth Amendment), and further amended by Sixth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1700) recorded in Official Records Book 10257, pages 1634 - 1646, and re-recorded in Official Records Book 10286, pages 913 - 925, and further amended by Seventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1600) recorded in Official Records Book 10260, pages 786 - 799, and further amended by Eighth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1800) recorded in Official Records Book 10315, page 976, and further amended by that certain Ninth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (A Portion of Phase II) (Building 1900) recorded in Official Records Book 10354, page 91, and further amended by that certain Tenth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (Phase III) (Building 2100) recorded in Official Records Book 10382, page 1668, as further amended by Eleventh Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I (Phase III) (Building 2200) recorded in Official Records Book 10417, page 2201, as further amended by Twelfth Amendment to the Declaration of Condominium of Vistas at Stonebridge Village I, A Condominium (Phase III) (Building 2300) recorded in Official Records Book 10449, page 705, and further amended by Thirteenth Amendment to the Declaration of Condominium for Vistas at Stonebridge Village I, A Condominium (Phase III) (Building 2000 and Building 2400) recorded in Official Records Book 10472, page 902, all of the public records of Duval County, Florida (referred to herein collectively as the "Declaration").

B. Vistas at Stonebridge Village I, A Condominium ("Condominium") is a phased condominium created pursuant to Section 718.403, Florida Statutes.

C. Pursuant to the rights and obligations set forth in Section 718.403, Florida Statutes and the rules and regulations issued in connection therewith and the provisions of Article I of the Declaration, the Developer has submitted the land contained in Phase III to the Declaration.

NOW, THEREFORE, in consideration of the premises, the Developer hereby amends the Declaration as follows:

1. Exhibit "A" of the Declaration is hereby amended to add an as-built survey and surveyor's certificate for a portion of the Phase III Land on which Building 2000 is located to the Declaration, in place of the site plan for Building 2000 that is currently attached to the Declaration.

2. Except as herein amended, the terms and conditions of the Declaration remain in full force and effect. All references to Exhibit "A" in the Declaration or this Amendment shall mean and refer to Exhibit "A" of the Declaration.

IN WITNESS WHEREOF, this Amendment to the Declaration of Condominium has been duly executed on this 21st day of May, 2002.

Witnesses:

PULTE HOME CORPORATION,
a Michigan corporation

Meredith S. Meluch
Print Name: Meredith S. Meluch

By: Christine Braun
Name: Christine Braun
Its Attorney in fact / Employee

V.E. HUEW
Print Name: V.E. HUEW

[Corporate Seal]

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 21st day of May, 2002, by Christine Braun, the Attorney in fact of PULTE HOME CORPORATION, a Michigan corporation, on behalf of the corporation, who is personally known to me or who produced _____ as identification.

Linda A. Schaedel
(Signature of Notary Public)

LINDA A. SCHAEDEL

(Print Name of Notary Public)

NOTARY PUBLIC, State of Florida

Commission number: DD 036580

My commission expires: JUNE 25, 2005

(SEAL)



ADDENDUM TO EXHIBIT A
TO
DECLARATION OF CONDOMINIUM
VISTAS AT STONEBRIDGE VILLAGE I, A CONDOMINIUM

A Portion of Phase III (Building 2000)

The legal description of a portion of Phase III (Building 2000) of Vistas at Stonebridge Village I, A Condominium is as follows:

A PORTION OF SECTION 20, TOWNSHIP 3 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE NORTHWESTERLY CORNER OF SAID SECTION 20 AND RUN NORTH $88^{\circ} 14' 54''$ EAST, ALONG THE NORTHERLY LINE OF SAID SECTION 20, A DISTANCE OF 2,925.11 FEET TO A POINT IN THE EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A (PARCEL 103.1-R, A VARIABLE WIDTH LIMITED ACCESS RIGHT OF WAS AS DESCRIBED IN OFFICIAL RECORDS VOLUME 8206, PAGE 961, OF THE PUBLIC RECORDS OF SAID COUNTY); RUN THENCE THE FOLLOWING SIX (6) COURSES AND DISTANCES ALONG SAID EASTERLY RIGHT OF WAY LINE OF STATE ROAD NO. 9-A: 1ST COURSE, SOUTH $01^{\circ} 45' 06''$ EAST, 100.00 FEET; 2ND COURSE, SOUTH $88^{\circ} 14' 54''$ WEST, 301.81 FEET; 3RD COURSE, SOUTH $09^{\circ} 03' 21''$ WEST, 95.00 FEET; 4TH COURSE, SOUTH $06^{\circ} 50' 01''$ WEST, 1,237.77 FEET; 5TH COURSE, SOUTH $03^{\circ} 59' 49''$ WEST, 935.73 FEET; 6TH COURSE, SOUTH $00^{\circ} 18' 22''$ EAST, 1,256.71 FEET; THENCE NORTH $88^{\circ} 48' 51''$ EAST, ALONG THE NORTHERLY LINE OF THOSE LANDS DESCRIBED IN OFFICIAL RECORDS VOLUME 5698, PAGE 1776 OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, A DISTANCE OF 1,929.06 FEET; THENCE NORTH $01^{\circ} 11' 09''$ WEST, A DISTANCE OF 20.52 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED RUN IN A NORTHERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE WESTERLY AND HAVING A RADIUS OF 41.50 FEET, AN ARC DISTANCE OF 95.56 FEET TO A POINT OF REVERSE CURVE, SAID ARC SUBTENDED BY A CHORD OF NORTH $13^{\circ} 22' 24''$ WEST, 75.80 FEET; RUN THENCE IN A NORTHWESTERLY DIRECTION ALONG THE ARC OF A CURVE, SAID CURVE BEING CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 98.50 FEET, AN ARC DISTANCE OF 37.45 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID ARC SUBTENDED BY A CHORD OF NORTH $68^{\circ} 26' 48''$ WEST, 37.23 FEET; THENCE NORTH $57^{\circ} 33' 12''$ WEST, 15.46 FEET; THENCE NORTH $46^{\circ} 09' 30''$ EAST, 111.31 FEET; THENCE SOUTH $43^{\circ} 50' 30''$ EAST, 160.00 FEET; THENCE SOUTH $46^{\circ} 09' 30''$ WEST, 94.91 FEET; THENCE SOUTH $88^{\circ} 48' 51''$ WEST, 41.34 FEET; THENCE NORTH $60^{\circ} 22' 03''$ WEST, 18.55 FEET TO THE POINT OF BEGINNING.

The foregoing described property is subject to the following:

1. Wetlands regulated by the St. Johns River Water Management District.
2. Easement to the Jacksonville Electric Authority recorded in Official Records Volume 4118, page 1196 of the public records of Duval County, Florida.
3. Development Agreement with the City of Jacksonville dated April 8, 1999 recorded in Official Records Volume 9262, page 1342 of the public records of Duval County, Florida.

Attached hereto is the site plan and as-built survey for a portion of Phase III on which Building 2000 of the Vistas at Stonebridge Village I is located.

The areas shown within the dark lines constitute the Units, the shaded areas delineated with "///" markings are Limited Common Elements. The remainder of the land constitutes Common Elements of the Association or Common Property of the Master Association.

The attached Unit Plans and Floor Plans depict the improvements in Building 2000 of the Condominium, which are complete. See Surveyor's Certificate.

JAX1 #662018 v1

OFFICE PHONE 396-2623
FAX PHONE 396-2633

CLARSON AND ASSOCIATES INC.

PROFESSIONAL SURVEYORS & MAPPERS

1643 NALDO AVENUE

JACKSONVILLE, FLORIDA 32207

SURVEYOR'S CERTIFICATE

I, Jose A. Hill, Jr., a land surveyor authorized to practice in the State of Florida, hereby certify with respect to Units 2001, 2002, 2003, 2304, 2005, 2006, 2007 and 2008, The Vistas at Stonebridge Village, a Condominium, according to the Declaration of Condominium thereof recorded in the Public Records of Duval County, Florida. I hereby certify that the construction of all improvements, including landscaping, utility services and access to units, and common element facilities servicing such buildings are substantially complete, so that the material contained in the survey and graphic description of the improvements, together with the provisions of said Declaration of Condominium describing the condominium property, are an accurate representation of the location and dimensions of the improvements and that the identification, location and dimensions of the common elements, limited common elements, and of each unit can be determined from these materials.



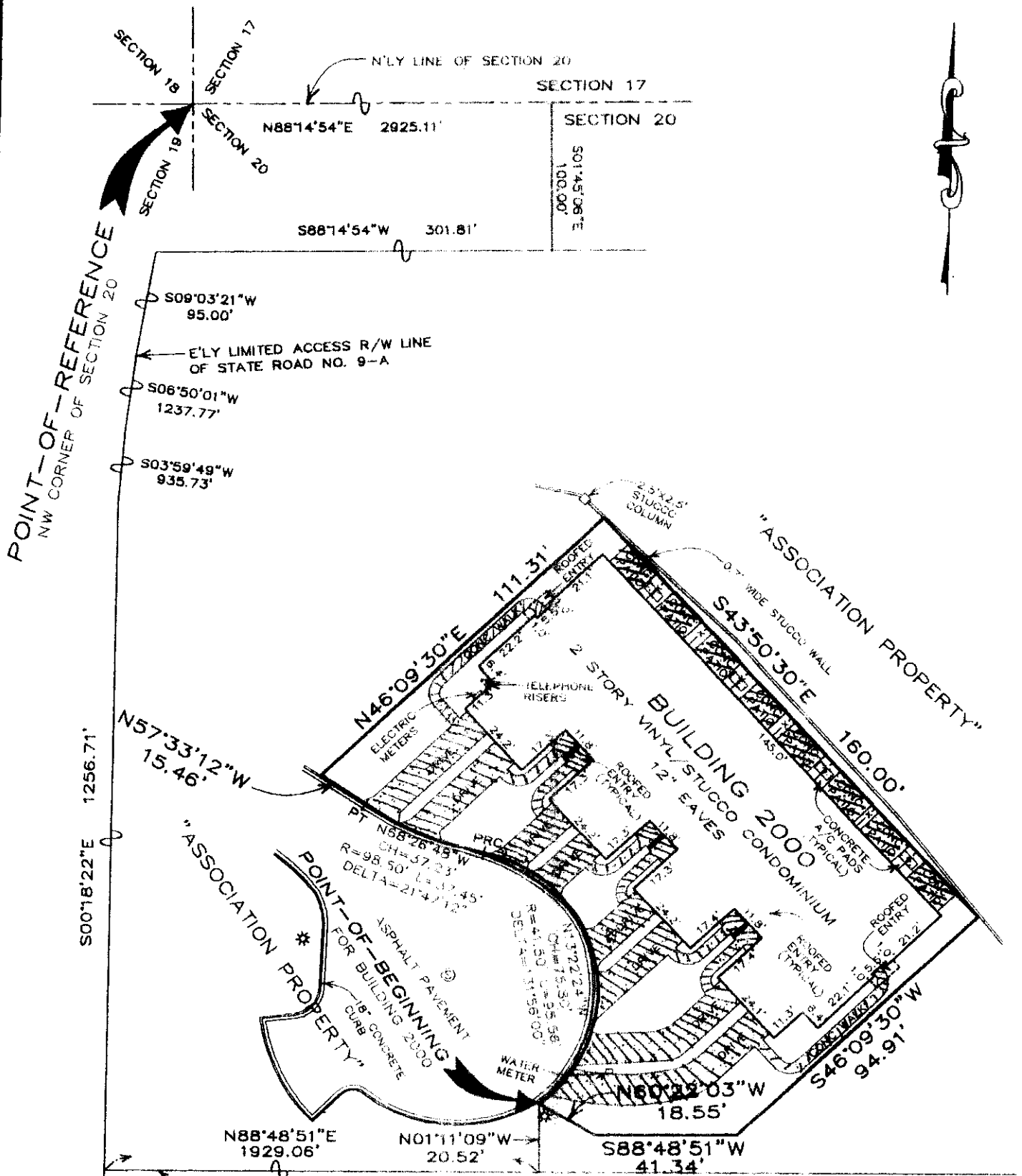
Jose A. Hill, Jr.
Florida Registered Surveyor No. 4487

Date: May 21, 2002

PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 9 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA
BUILDING 2000

Book 10496 Page 594



NORTHERLY LINE OF ORV 5698, PAGE 1776

SIGNED: 5-20-2002

SCALE: 1" = 40'

FIELD BOOK 676; PAGE 48
 FIELD BOOK 690; PAGES 3 & 4

LEGEND

- TRANSFORMER
- CONC. A/C PAD
- CATCH BASIN
- WATER VALVE
- HANDICAP PARKING
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Jose A. Hill, Jr.
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REGISTERED FLORIDA SURVEYOR AND MAPPER NO 4487
 SURVEY NOT VALID WITHOUT EMBOSSED SURVEYOR'S SEAL

SHEET ____ OF ____ SHEETS

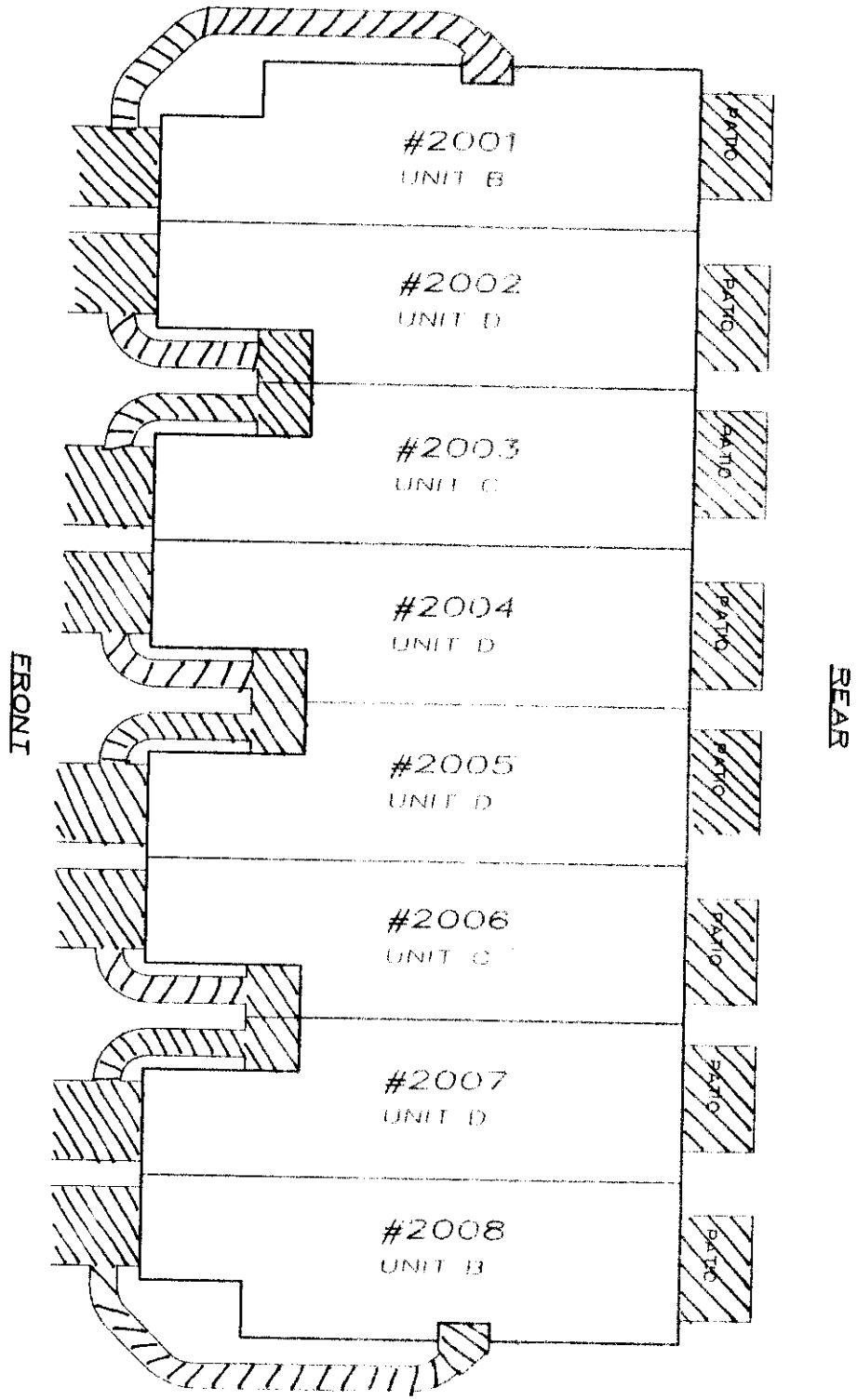
NOTES:

1. SEE DRAWING No. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. REVISED AND UPDATED MAY 20, 2002.
3. SEE SHEET ____ OF ____ FOR MODEL ELEVATION PLANS.
4. SEE SHEET ____ OF ____ FOR MODEL FLOOR PLANS.

PREPARED BY:
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PHASING PLAN
**THE VISTAS AT STONEBRIDGE VILLAGE,
A CONDOMINIUM**

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA
UNIT NUMBERING & MODEL NUMBERING DETAIL



NOTE:

SEE DRAWING NO. B-1903 FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.

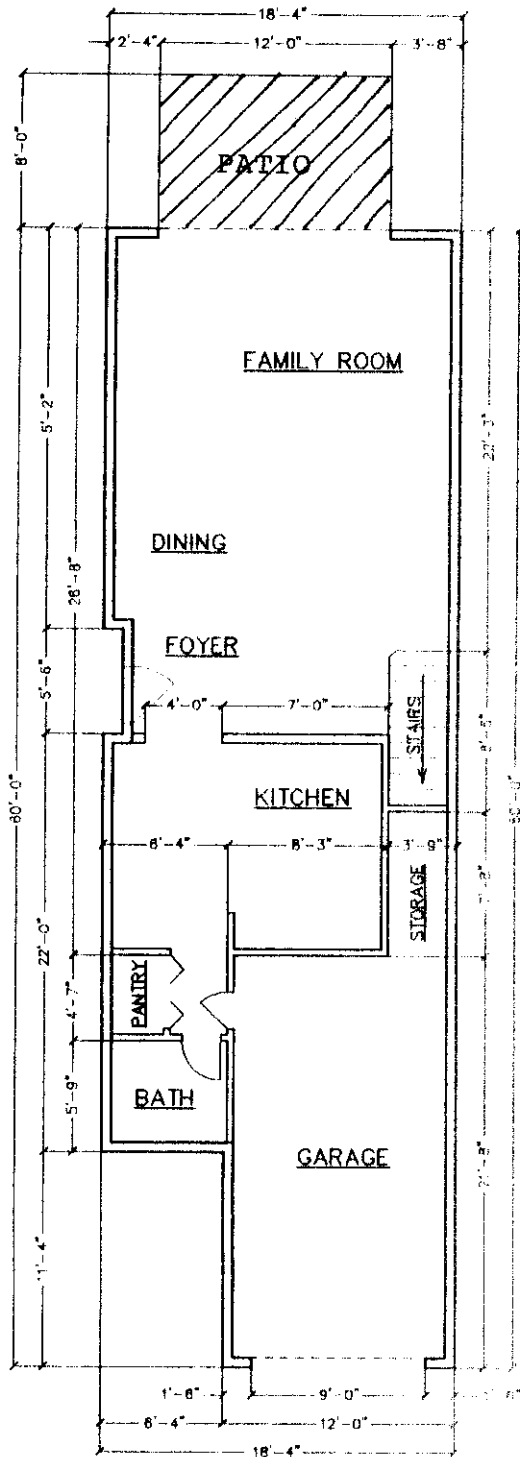
DATE: MAY 21, 2002

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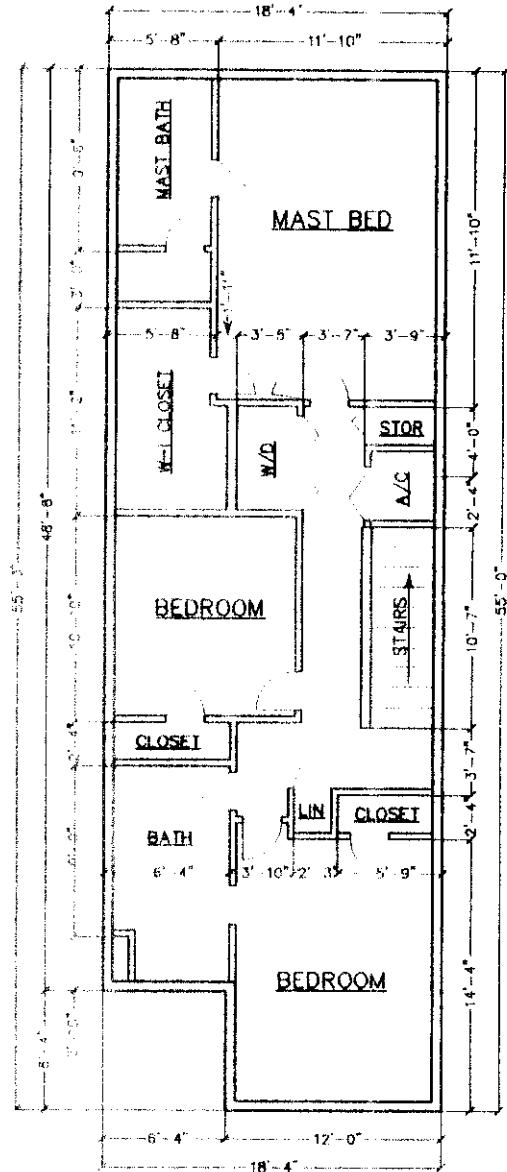
PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "B" FIRST & SECOND FLOOR PLAN

NOTES:

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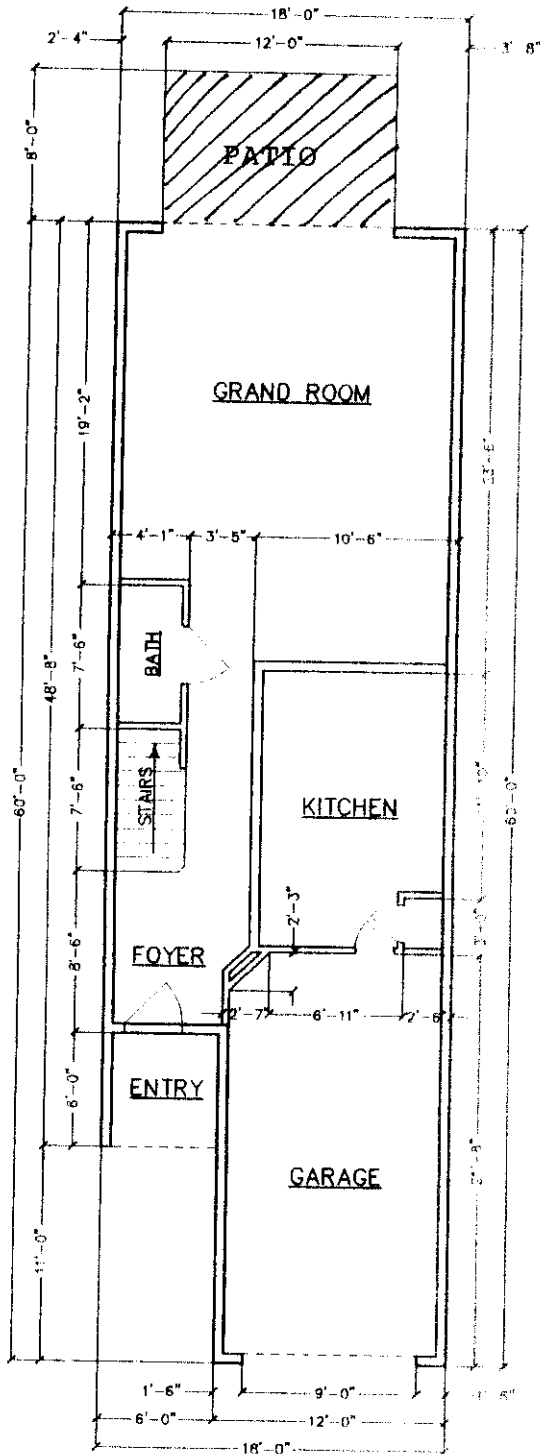
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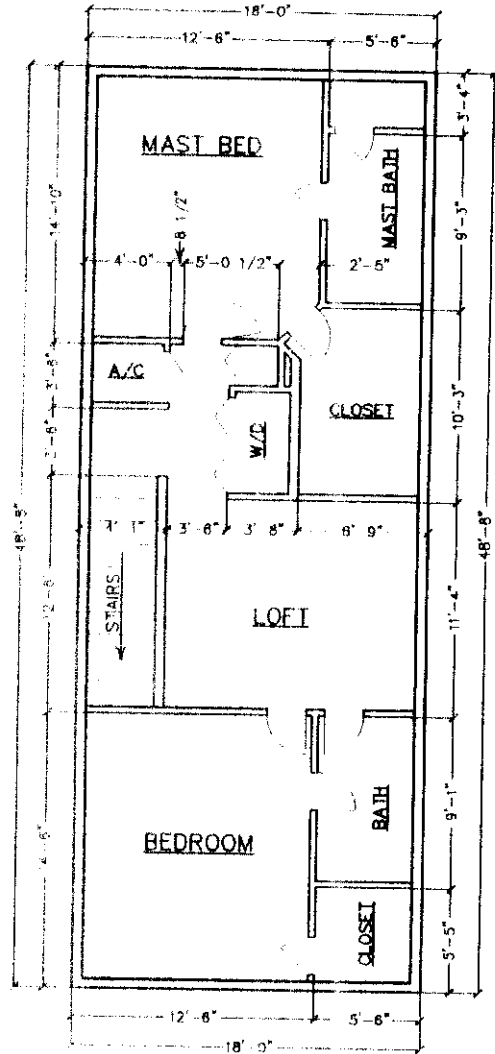
PHASING PLAN THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "C" FIRST & SECOND FLOOR PLAN

NOTES:

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SHEET _____ OF _____ SHEETS

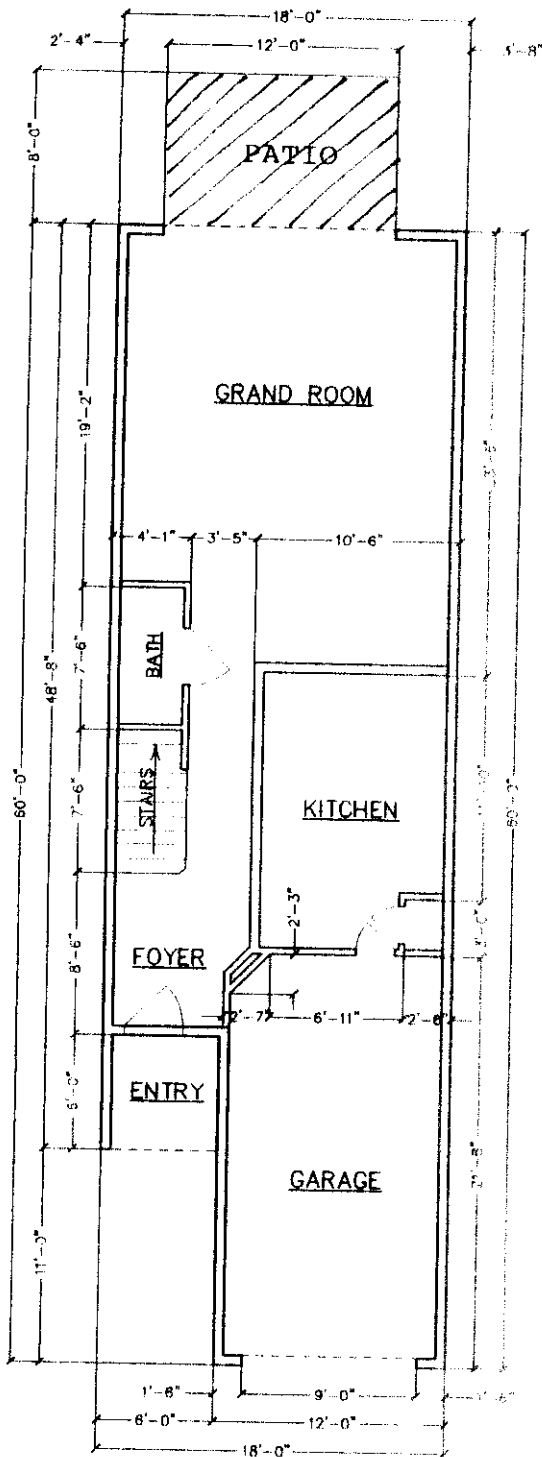
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PHASING PLAN

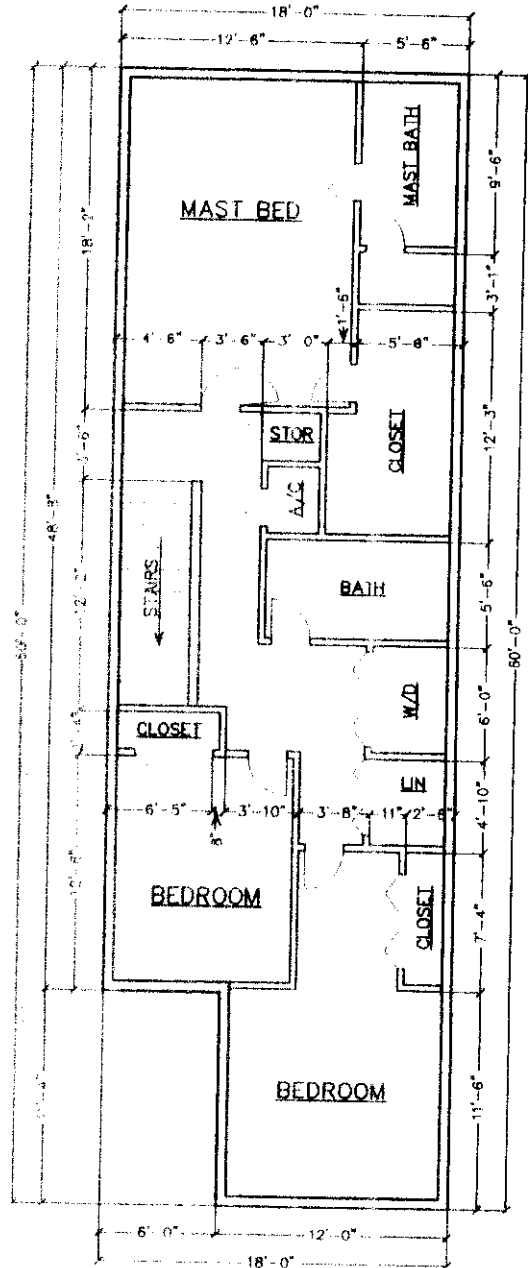
THE VISTAS AT STONEBRIDGE VILLAGE, A CONDOMINIUM

DATE: SEPTEMBER 13, 2001

FLOOR PLANS



1ST FLOOR



2ND FLOOR

UNIT "D" FIRST & SECOND FLOOR PLAN

NOTES:

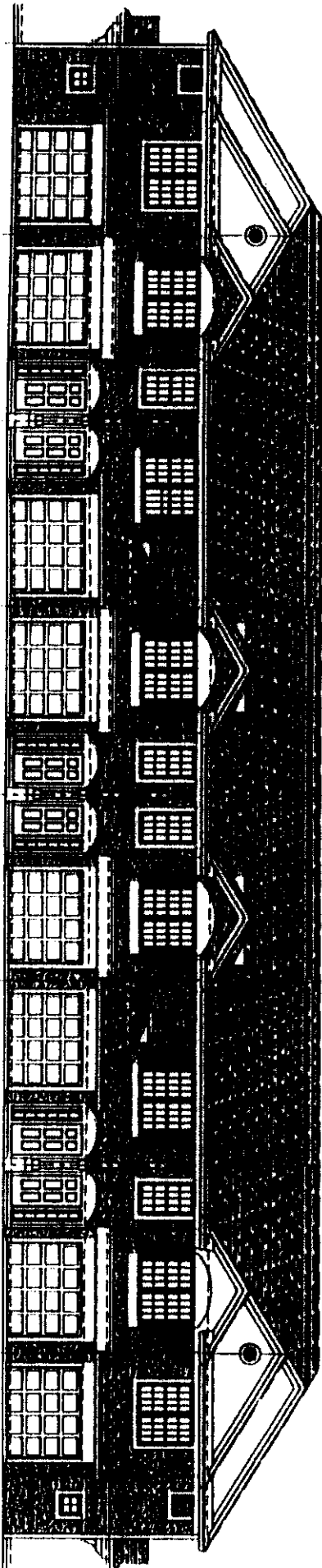
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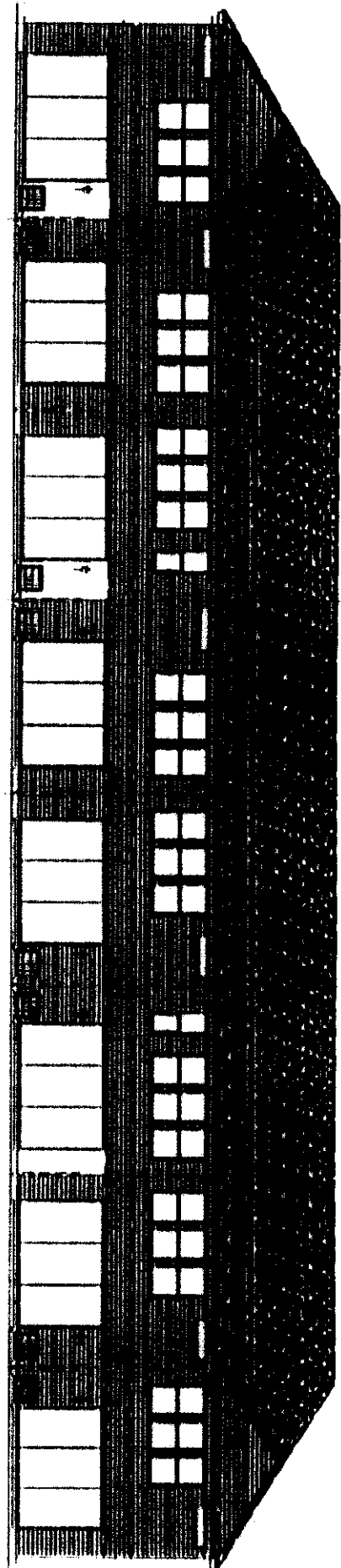
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PHASING PLAN
THE VISTAS AT STONEBRIDGE VILLAGE,
A CONDOMINIUM

PART OF SECTION 20, TOWNSHIP 3 SOUTH,
RANGE 28 EAST, DUVAL COUNTY, FLORIDA.



FRONT ELEVATION



REAR ELEVATION