

**Return to:**

**Name:** Cathy Trick  
Centex Homes  
**Address:** 6620 Southpoint Drive S. - Suite 400  
Jacksonville, FL 32216

**This Instrument Prepared by:**

Mark F. Grant, Esq.  
Ruden, McClosky, Smith  
Schuster & Russell, P.A.  
200 East Broward Boulevard  
15th Floor  
Fort Lauderdale, Florida 33301

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**AMENDMENT TO DECLARATION OF CONDOMINIUM  
OF  
MIRAVISTA AT HARBORTOWN, A CONDOMINIUM  
TO ADD PHASE 11**

THIS AMENDMENT TO DECLARATION OF CONDOMINIUM OF MIRAVISTA AT  
HARBORTOWN, A CONDOMINIUM TO ADD PHASE 11 ("Amendment"), made this 30th  
day of November 2005, by CENTEX HOMES, a Nevada general partnership  
("Developer"), whose principal office is located at 6620 Southpoint Drive South, Suite 400,  
Jacksonville, Florida 32216.

WHEREAS, pursuant to the Condominium Act, Chapter 718, Florida Statutes, as amended  
through the date of recordation of the "Declaration" (as hereinafter defined) ("Act"), Developer has  
established MiraVista at Harbortown, a Condominium ("Condominium"), according to the Declaration  
of Condominium ("Declaration") thereof recorded in Official Records Book 12342, Page 1422, of the  
Public Records of Duval County, Florida and any amendments thereto [including amendments which  
added phases prior to the date hereof]; and

WHEREAS, the Condominium is a "phase condominium" as contemplated by Section 718.403  
of the Act and as set forth in the Declaration; and

WHEREAS, the Declaration provides for the submission to condominium ownership of the "Initial Phase" (as defined in the Declaration) and also provides for submission to condominium ownership of Phases 1 through 7 and Phases 9 through 16 as described in the Declaration; and

WHEREAS, Developer desires to add Phase 11 as part of the Condominium.

NOW, THEREFORE, Developer, as the owner in fee simple of the "Phase 11 Land," as hereinafter defined, hereby states and declares:

1. All terms used herein shall have their meaning as defined in the Declaration.
2. The real property more particularly described on the legal description and the Survey, Plot Plan and Graphic Description of Improvements for Phase 11 ("Phase 11 Survey") attached hereto as Exhibit A ("Phase 11 Land") and the improvements located thereon and all easements intended for use in connection with the Condominium are hereby submitted to condominium ownership and added as a part of the Condominium pursuant to Articles 5, 6 and 7 of the Declaration. The Phase 11 Land, together with improvements now or hereafter located thereon and all appurtenances thereto, all as set forth on the Phase 11 Survey, shall constitute Phase 11.
3. This Amendment shall become effective upon recording amongst the Public Records of Duval County, Florida. The effect of this Amendment shall be that Phase 11, together with previously submitted phase(s), shall be, and the same shall constitute, the Condominium.

IN WITNESS WHEREOF, Developer has hereunto set its hand and official seal on the day and year first above written.

WITNESSES:

CENTEX HOMES, a Nevada general partnership  
BY: CENTEX REAL ESTATE CORPORATION  
a Nevada corporation  
Its: Managing General Partner

Cathy Trick  
Signature  
Cathy Trick

Lindsey A. McCrane  
Signature  
LINDSEY A. MCCRANIE  
Printed Name

By: [Signature]  
Printed Name: James Riley  
Its: Division President



STATE OF FLORIDA  
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 30th day of November 2005 by James Riley, the President of the North Florida Division of CENTEX REAL ESTATE CORPORATION, a Nevada corporation on behalf of the corporation, as the Managing General Partner of CENTEX HOMES, a Nevada general partnership, who is personally known to me. He affixed thereto the seal of the corporation.

My Commission Expires: 8/25/06

Carol Hart Flow  
Notary Public  
Carol Hart Flow  
Printed Name of Notary Public

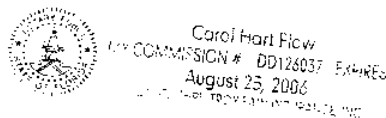


EXHIBIT A

Legal Description  
and  
Survey, Plot Plan and Graphic Description of Improvements  
for  
Phase 11 of MiraVista at Harbortown, a Condominium



**CLARSON & ASSOCIATES, INC.**  
PROFESSIONAL SURVEYORS AND MAPPERS  
1643 NALDO AVENUE  
JACKSONVILLE, FLORIDA 32207

PHONE: 396-2623  
FAX: 396-2633

NOVEMBER 28, 2005

**MIRA VISTA AT HARBORTOWN, A CONDOMINIUM**

PHASE 11(GARAGE NO. 5)

LEGAL DESCRIPTION

A PART OF UNSURVEYED SECTION 24, TOWNSHIP 2 SOUTH, RANGE 28 EAST, DUVAL COUNTY, FLORIDA; TOGETHER WITH A PART OF UNSURVEYED SECTION 19, TOWNSHIP 2 SOUTH, RANGE 29 EAST, SAID COUNTY AND STATE, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FOR A POINT OF REFERENCE COMMENCE AT THE NORTHEASTERLY CORNER OF LOT 57, AS SHOWN ON THE PLAT OF IBIS POINT UNIT THREE AS RECORDED IN PLAT BOOK 52, PAGES 70 THROUGH 70C OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY AND RUN NORTH 16° 31' 19" WEST, ALONG THE EASTERLY LINE OF THE BARTOLOMEO DE CASTRO Y. FERRER GRANT, SECTION 38, TOWNSHIP 2 SOUTH, RANGE 28 EAST, SAID DUVAL COUNTY, FLORIDA, ALSO BEING THE EASTERLY LINE OF LANDS RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN VOLUME 7137, PAGE 2021, A DISTANCE OF 685.63 FEET; THENCE NORTH 67° 29' 24" EAST, A DISTANCE OF 42.56 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING THUS DESCRIBED RUN NORTH 22° 30' 36" WEST, A DISTANCE OF 70.00 FEET; THENCE NORTH 67° 29' 42" EAST, A DISTANCE OF 187.00 FEET; THENCE SOUTH 22° 30' 36" EAST, A DISTANCE OF 70.00 FEET; THENCE SOUTH 67° 29' 42" WEST, A DISTANCE OF 187.00 FEET TO THE POINT OF BEGINNING.

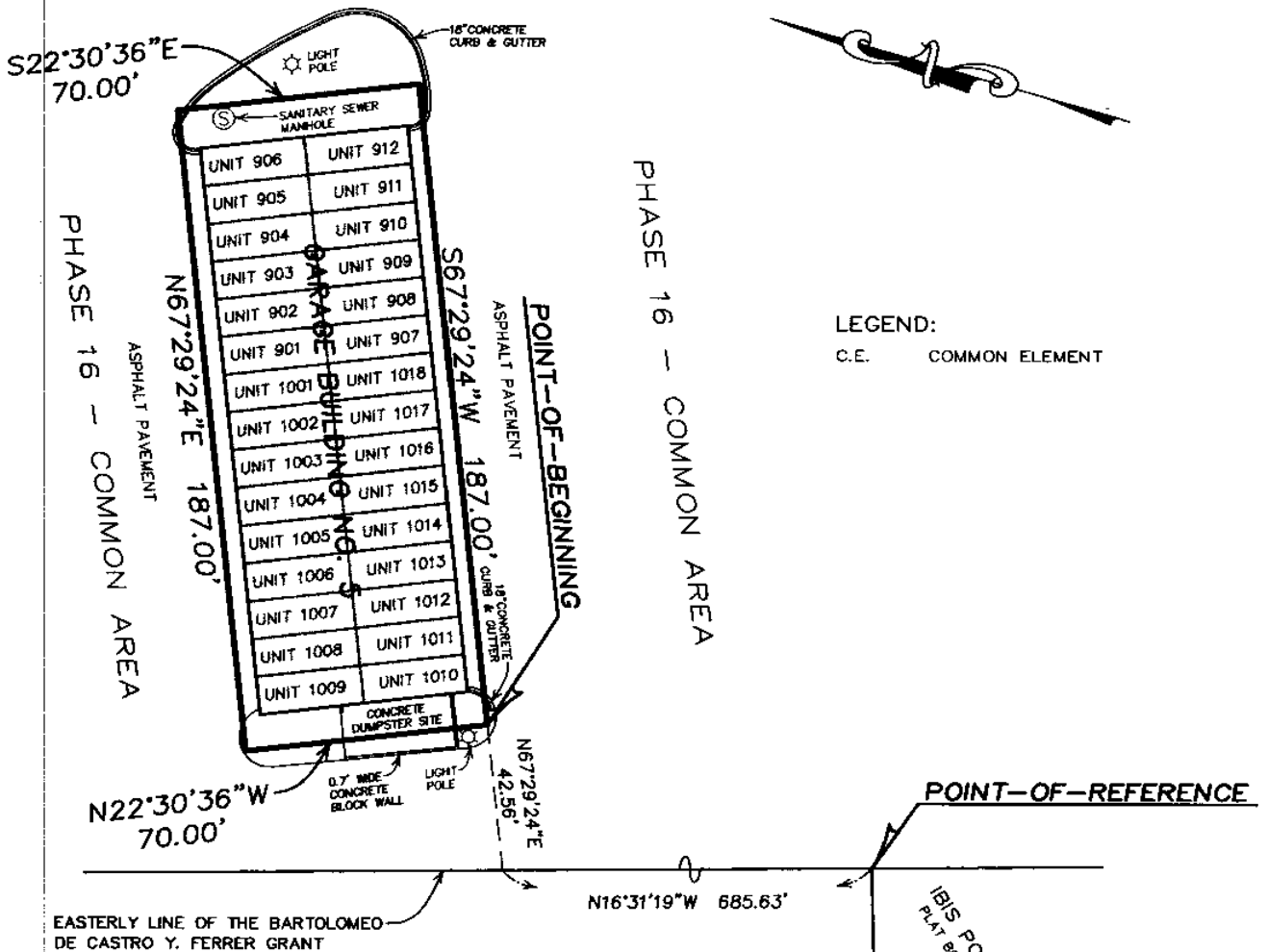
SITE PLAN

**MIRA VISTA AT HARBORTOWN, A CONDOMINIUM**

PART OF SECTION 24, TOWNSHIP 2 SOUTH, RANGE 28 EAST, AND PART OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 29 EAST, DUVAL COUNTY, FLORIDA

PHASE 11

(GARAGE NO. 5)



LEGEND:  
C.E. COMMON ELEMENT

FINAL SURVEY: 11-3-2005

NOTES:

1. SEE DRAWING No. B-1980(A) FOR PREVIOUS BOUNDARY SURVEY BY OUR FIRM.
2. ALL IMPROVEMENTS SHOWN ARE PROPOSED UNLESS NOTED.
3. BEARING REFERENCE: S18°31'19"E FOR THE EAST LINE OF IBIS POINT UNIT THREE.

DATE: JULY 29, 2003

SCALE: 1" = 50'

SHEET \_\_\_ OF \_\_\_ SHEETS

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

IBIS POINT UNIT THREE  
PLAT BOOK 52, PAGES 70-70C  
LOT 57