

PREPARED BY AND TO BE RETURNED TO:
Jin Liu
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10/22/2015 02:04:28 PM Page 1 of 5
Rec Fee: \$44.00
Martha O. Haynie, Comptroller
Orange County, FL
IO - Ret To: ORANGE COUNTY PUBLIC WORK



**FOURTH SUPPLEMENTAL DECLARATION TO
DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS OF RESERVE AT SAWGRASS**

This Fourth Supplemental Declaration to Declaration of Covenants, Conditions and Restrictions of Reserve at Sawgrass (this “**Supplemental Declaration**”) is made and executed this 14 day of OCTOBER, 2015, by **BEAZER HOMES CORP.**, a Tennessee Corporation (“**Developer**”), with an office at 2600 Maitland Center Parkway, Suite 265, Maitland, Florida 32751.

Recitals

(A) Beazer Homes Corp. is the Developer under that certain Declaration of Covenants, Conditions and Restrictions of Reserve at Sawgrass recorded on November 25, 2013, in Official Records Book 10668, Page 6145 of the public records of Orange County, Florida, as may have been supplemented and amended from time to time (collectively, the “**Declaration**”);

(B) Section 4 of the Declaration allows Developer, without joinder or consent of any other party, to amend the Declaration to submit any portion of the “**Additional Property**” (as defined in the Declaration) to become a part of the “**Property**” (as defined in the Declaration) subject to the Declaration;

(C) Developer is the owner of that certain property in Orange County, Florida, described in Exhibit “A” attached hereto and, by this reference, made a part hereof (the “**Phase 5 Property**”), which constitutes a portion of the Additional Property;

(D) In connection with the subdivision and development of the Phase 5 Property, Developer has recorded, or will record, a plat for Reserve at Sawgrass, Phase 5 (the “**Phase 5 Plat**”) covering the Phase 5 Property, in the Public Records of Orange County, Florida; and

(E) In connection with the recording of the Phase 5 Plat, Developer desires to submit the Phase 5 Property to become a part of the Property subject to the Declaration.

NOW, THEREFORE, the Developer hereby agrees and covenants as follows:

1. **Recitals**. The above recitals of facts are true and correct and, by this reference, are made a part of the operative terms of this Supplemental Declaration.

2. **Submission of Phase 5 Property.** The Developer, for itself and its successors, grantees and assigns, hereby makes, declares and publishes its intention to submit, and does hereby submit, the Phase 5 Property to be a part of the Property.

3. **Subject to Declaration.** The Phase 5 Property shall be subject to all of the covenants, conditions, restrictions, easements, and other terms and provisions contained in the Declaration, as may be amended and supplemented from time to time.

[Signature follows on next page.]

IN WITNESS WHEREOF, Developer has executed this instrument as of the date first written above.

WITNESSES:

Name: [Signature]
Print Name: Dallas Austin

Name: [Signature]
Print Name: Roberta Rabatin

BEAZER HOMES CORP.,
a Tennessee corporation

By: [Signature]
Name: Jeremy Camp
Title: Authorized Signatory - Southeast Region

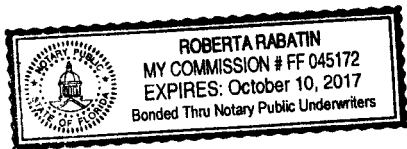
(Corporate Seal)

STATE OF FLORIDA
COUNTY OF Orange

The foregoing instrument was acknowledged before me this 14th day of October, 2015, by Jeremy Camp, as Authorized Signatory of BEAZER HOMES CORP., a Tennessee corporation, on behalf of the corporation. He is personally known to me or has produced _____ as identification.

My Commission Expires: 10-10-2017

(AFFIX NOTARY SEAL)



[Signature]
(Signature)
Name: Roberta Rabatin
(Legibly Printed)
Notary Public, State of Florida

FF 045172
(Commission Number, if any)

Exhibit "A"
Phase 5 Property

Legal Description

A portion of Section 19, Township 24 South, Range 30 East, Orange County, Florida, being more particularly described as follows:

BEGIN at the southwest corner of Tract I, *RESERVE AT SAWGRASS - PHASE 1*, according to the plat thereof, as recorded in Plat Book 80, Pages 126 through 130, Public Records of Orange County, Florida; thence run S 89°53'04" W, a distance of 1,123.68 feet to a point on a non-tangent curve, concave easterly, having a radius of 401.28 feet; thence, on a chord bearing of N 07°53'19" E and a chord distance of 111.75 feet, run northerly along the arc of said curve, a distance of 112.12 feet, through a central angle of 16°00'30" to the point of tangency thereof; thence run N 15°53'34" E, a distance of 81.20 feet to a point on the easterly line of *SAWGRASS PLANTATION - PHASE 1D-1*, according to the plat thereof, as recorded in Plat Book 84, Pages 48 through 53, Public Records of Orange County, Florida; said point being a point of curvature of a curve, concave westerly, having a radius of 862.00 feet and a central angle of 01°01'02"; thence northerly, along said easterly line of *SAWGRASS PLANTATION - PHASE 1D-1*, the following nineteen (19) courses and distances: run northerly, along the arc of said curve, a distance of 15.30 feet to the point of cusp of a curve, concave northeasterly, having a radius of 25.00 feet; thence, on a chord bearing of S 37°37'12" E and a chord distance of 39.67 feet, run southeasterly along the arc of said curve, a distance of 45.81 feet, through a central angle of 104°59'28" to the point of tangency thereof; thence run N 89°53'04" E, a distance of 105.51 feet; thence run N 09°57'59" E, a distance of 132.04 feet; thence run N 04°11'47" E, a distance of 191.32 feet; thence run N 10°16'39" W, a distance of 67.12 feet; thence run N 02°04'07" W, a distance of 140.00 feet; thence run S 87°55'53" W, a distance of 120.00 feet; thence run N 02°04'07" W, a distance of 195.00 feet to a point on a non-tangent curve, concave northeasterly, having a radius of 25.00 feet; thence, on a chord bearing of S 47°04'07" E and a chord distance of 35.36 feet, run southeasterly along the arc of said curve, a distance of 39.27 feet, through a central angle of 90°00'00" to the point of tangency thereof; thence run N 87°55'53" E, a distance of 97.00 feet; thence run N 02°04'07" W, a distance of 345.73 feet; thence run N 09°19'27" W, a distance of 66.75 feet; thence run N 14°49'04" W, a distance of 60.62 feet; thence run N 20°47'19" W, a distance of 60.63 feet; thence run N 26°45'35" W, a distance of 60.63 feet; thence run N 32°43'50" W, a distance of 108.65 feet; thence run N 02°04'07" W, a distance of 178.34 feet to the southwest corner of Lot 130, *RESERVE AT SAWGRASS - PHASE 2*, according to the plat thereof, as recorded in Plat Book 82, Pages 38 and 39, Public Records of Orange County, Florida; thence easterly, along the southerly line of said *RESERVE AT SAWGRASS - PHASE 2*, the following four (4) courses and distances: run N 87°55'53" E, a distance of 170.00 feet; thence run S 02°04'07" E, a distance of 59.48 feet to a point of curvature of a curve, concave easterly, having a radius of 250.00 feet and a central angle of 01°49'31"; thence run southerly, along the arc of said curve, a distance of 7.96 feet; thence run N 87°55'53" E, a distance of 130.63 feet to a point on the westerly line of the aforesaid plat *RESERVE AT SAWGRASS - PHASE 1*; thence southeasterly, along the westerly line thereof, the following courses and distances: run S 14°42'55" E, a distance of 60.87 feet; thence run S 27°48'09" E, a distance of 82.08 feet; thence run S 22°05'56" E, a distance of 88.01 feet; thence run S 16°38'15" E, a distance of 79.50 feet; thence run S 11°27'14" E, a distance of 79.50 feet; thence run N 81°08'16" E, a distance of 35.28 feet; thence run N 10°56'30" E, a distance of 16.42 feet; thence run N 27°42'00" E, a distance of 71.96 feet; thence run N 20°26'39" E, a distance of 66.60 feet; thence run N 27°35'51" E, a distance of 79.71 feet; thence run N 54°34'47" E, a distance of 65.17 feet; thence run N 86°45'09" E, a distance of 68.92 feet; thence run S 57°43'50" E, a distance of 73.40 feet; thence run N 75°02'49" E, a distance of 36.90 feet; thence run N 01°16'50" W, a distance of 56.12 feet; thence run N 37°09'59" E, a distance of 65.83 feet; thence run N 71°32'39" E, a distance of 88.31 feet; thence run S 58°19'36" E, a distance of 66.22 feet; thence run S 14°09'35" E, a distance of 75.40 feet; thence run S 66°45'45" E, a distance of 45.97 feet; thence run N 12°23'10" E, a distance of 22.20 feet; thence run N 18°56'53" W, a distance of 29.92 feet; thence run N 27°02'17" E, a distance of 62.77 feet; thence run N 45°39'28" E, a distance of 74.67 feet; thence run N 64°52'20" E, a distance of 98.38 feet; thence run S 64°03'10" E, a distance of 36.39 feet;

thence run N 77°34'58" E, a distance of 75.64 feet; thence run S 20°12'50" E, a distance of 5.48 feet; thence run S 03°40'06" W, a distance of 110.56 feet; thence run S 11°26'13" W, a distance of 96.34 feet; thence run S 22°54'49" W, a distance of 44.56 feet; thence run S 38°51'39" W, a distance of 74.37 feet; thence run S 83°47'14" W, a distance of 42.31 feet; thence run N 85°43'19" W, a distance of 84.41 feet; thence run N 71°09'28" W, a distance of 115.17 feet; thence run N 30°28'03" E, a distance of 21.82 feet; thence run N 89°24'44" W, a distance of 51.07 feet; thence run S 15°11'02" W, a distance of 48.02 feet; thence run N 64°11'31" W, a distance of 53.95 feet; thence run N 81°47'55" W, a distance of 40.11 feet; thence run S 80°17'02" W, a distance of 15.35 feet; thence run S 65°46'35" W, a distance of 32.23 feet; thence run S 00°29'27" E, a distance of 66.95 feet; thence run S 09°48'53" W, a distance of 72.91 feet; thence run S 25°04'20" W, a distance of 100.34 feet; thence run S 05°00'48" W, a distance of 73.84 feet; thence run S 00°27'11" W, a distance of 50.19 feet; thence run S 61°01'53" E, a distance of 14.98 feet; thence run S 89°49'49" E, a distance of 6.28 feet; thence run N 35°12'47" E, a distance of 83.88 feet; thence run N 75°49'23" E, a distance of 133.59 feet; thence run S 59°32'40" E, a distance of 70.49 feet; thence run S 33°11'30" E, a distance of 72.38 feet; thence run S 06°25'46" E, a distance of 40.78 feet; thence run S 17°35'48" W, a distance of 117.58 feet; thence run S 26°02'49" W, a distance of 63.28 feet; thence run S 50°30'16" W, a distance of 79.27 feet; thence run S 66°30'50" W, a distance of 35.36 feet; thence run S 23°25'29" W, a distance of 43.87 feet; thence run S 72°35'47" W, a distance of 87.97 feet; thence run S 17°26'35" W, a distance of 22.37 feet; thence run S 28°48'58" W, a distance of 86.86 feet; thence run S 02°57'32" W, a distance of 116.60 feet; thence run S 37°29'41" W, a distance of 44.64 feet; thence run S 47°15'10" E, a distance of 176.26 feet; thence run S 15°46'46" E, a distance of 88.81 feet; thence run S 00°06'56" E, a distance of 8.92 feet; thence run N 89°53'04" E, a distance of 155.00 feet; thence run N 86°03'10" E, a distance of 70.16 feet; thence run S 00°06'56" E, a distance of 124.69 feet; thence run N 89°53'04" E, a distance of 102.27 feet; thence run S 02°10'56" E, a distance of 52.03 feet; thence run S 89°53'04" W, a distance of 77.57 feet; thence run S 00°06'56" E, a distance of 120.00 feet to the **POINT OF BEGINNING**.

Containing 29.93 acres, more or less.