

PREPARED BY AND RETURN TO:

JEFFREY R. MARGOLIS, ESQ.
JEFFREY R. MARGOLIS, P.A.
DUANE MORRIS LLP
200 SOUTH BISCAYNE BLVD., SUITE 3400
MIAMI, FLORIDA 33131

**THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM
FOR VILLAGE AT SWINTON SQUARE CONDOMINIUM**

THIS THIRD AMENDMENT TO DECLARATION OF CONDOMINIUM FOR VILLAGE AT SWINTON SQUARE CONDOMINIUM (this "**Third Amendment**") is made by Lennar Homes, LLC, a Florida limited liability company, formerly known as Lennar Homes, Inc., a Florida corporation ("**Lennar**").

RECITALS

A. That certain Declaration of Condominium for Village at Swinton Square Condominium was recorded in Official Records Book 21092, Page 1542, of the Public Records of Palm Beach County, Florida (the "**Original Declaration**").

B. The Original Declaration was amended by that First Amendment to Declaration of Condominium for Village at Swinton Square Condominium recorded in Official Records Book 21164, Page 0182, of the Public Records of Palm Beach County, Florida (the "**First Amendment**") and by that certain Second Amendment to Declaration of Condominium Village at Swinton Square Condominium recorded in Official Records Book 21231, Page 1896, of the Public Records of Palm Beach County, Florida (the "**Second Amendment**"); (the First Amendment and the Second Amendment are collectively referred to as the "**Amendments**").

C. Section 6.2 of the Declaration provides that, as long as Developer is offering one (1) or more Units in the Village at Swinton Square Condominium (the "**Condominium**") for sale in the ordinary course of business, Developer shall have an absolute right to make any amendment to this Declaration. Developer is offering one (1) or more Units in the Condominium for sale in the ordinary course of business.

NOW THEREFORE, Lennar hereby declares that every portion of the Condominium is to be held, transferred, sold, conveyed, used and occupied subject to the covenants, conditions and restrictions hereinafter set forth.

1. **Recitals**. The foregoing Recitals are true and correct and are incorporated into and form a part of this Third Amendment.
2. **Conflicts**. In the event that there is a conflict between this Third Amendment, the Original Declaration, or the Amendments, this Third Amendment shall control. Whenever possible, this Third Amendment, the Amendments, and the Original Declaration shall be construed as a single document. Except as modified hereby, the Original Declaration shall remain in full force and effect.
3. **Definitions**. All initially capitalized terms not defined herein shall have the meanings set forth in the Declaration, except that the defined terms are hereby modified as follows:

"**Declaration**" shall mean the Original Declaration, the First Amendment, the Second Amendment and the Third Amendment together with all amendments and modifications thereof.

[ADDITIONAL TEXT AND SIGNATURES APPEAR ON FOLLOWING PAGE]

4. Site Plan, Building Plan, Graphic Depiction of Improvements and Architect's Certificate.
The as-built building plans for building nine (9) are attached as Exhibit A to this Third Amendment. All of the foregoing are hereby added to Exhibit 2 of the Declaration.

5. Covenant. This Third Amendment shall be a covenant running with the land.

IN WITNESS WHEREOF, the undersigned hereunto set its hand and seal as of this 2 day of January, 2007.

WITNESSES:

LENNAR HOMES, LLC,
a Florida limited liability company,
formerly known as Lennar Homes, Inc.,
a Florida corporation

Michelle Rawitz
Print Name: Michelle Rawitz
Reticia
Print Name: Reticia

By: [Signature]
Name: Gregory M. Blair
Title: Vice President

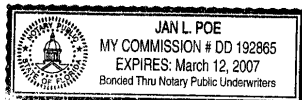
{SEAL}

STATE OF FLORIDA

COUNTY OF Broward SS.:

The foregoing was acknowledged before me this 2 day of January, 2007 by Gregory M. Blair as Vice President of LENNAR HOMES/LLC, a Florida limited liability company, formerly known as Lennar Homes, Inc., a Florida corporation, who is personally known to me or who has produced _____ as identification on behalf of the limited liability company.

My commission expires:



[Signature]
NOTARY PUBLIC
State of Florida at Large
Print name: JAN L. POE

JOINDER

VILLAGE AT SWINTON SQUARE CONDOMINIUM ASSOCIATION, INC.

VILLAGE AT SWINTON SQUARE CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation (the "**Association**") does hereby join in the Third Amendment to Declaration of Condominium for the Village at Swinton Square Condominium (the "**Third Amendment**"), to which this Joinder is attached, and the terms thereof are and shall be binding upon the undersigned and its successors in title. Association agrees that this Joinder is for convenience purposes only and does not apply to the effectiveness of the Third Amendment as Association has no right to approve the Third Amendment.

IN WITNESS WHEREOF, the undersigned has executed this Joinder on this 2nd day of JANUARY, 2007.

WITNESSES:

**VILLAGE AT SWINTON SQUARE
CONDOMINIUM ASSOCIATION, INC.,**
a Florida not-for-profit corporation

Michele Kostant
Print Name: Michele Kostant
Rita J. Schrago
Print Name: Rita J. Schrago

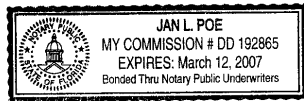
By: Marlene Schrago
Name: MARLENE SCHRAGO
Title: PRESIDENT
{SEAL}

STATE OF FLORIDA

COUNTY OF Broward

The foregoing was acknowledged before me this 2 day of January, 2007 by Marlene Schrago as President of VILLAGE AT SWINTON SQUARE CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, who is personally known to me or who has produced _____ as identification on behalf of the corporation.

My commission expires:



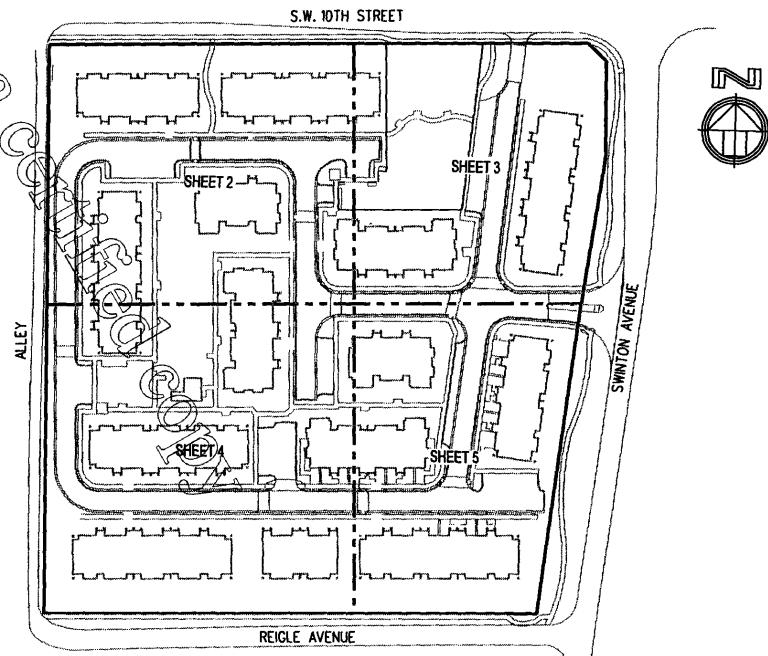
Jan L. Poe
NOTARY PUBLIC,
State of Florida at Large
Print name: JAN L. POE

Exhibit A

This is not a certified copy

VILLAGE AT SWINTON SQUARE CONDOMINIUM
BOUNDARY SURVEY AND PLOT PLAN

This is not a contract



KEY MAP

- LEGEND**
- CABLE JUNCTION BOX
 - CATCH BASIN
 - ⊕ CENTERLINE
 - CLEAN-OUT
 - ⊕ ELECTRIC SERVICE
 - E—E—E— ELECTRIC LINE, OVERHEAD
 - ⋈ FIRE STAND RISER
 - ⋈ FIRE HYDRANT
 - FENCE, METAL
 - ⊕ FLP TRANSFORMER PAD
 - ♿ HANDICAP PARKING
 - ♦ IRON ROD & CAP
 - LIGHT POLE, METAL
 - MANHOLE, SANITARY
 - MANHOLE, STORM
 - ⊕ PERMANENT REFERENCE MONUMENT
 - ⊕ POWER POLE, WOOD
 - ⊕ POWER POLE, WOOD W/ANCHOR
 - ⋈ VALVE, WATER
 - ⋈ VALVE, WATER BACK FLOW PREVENTER
 - ⋈ VALVE, WATER DOUBLER DETECTOR CHECK
 - WALL, 6' PRECAST CONCRETE
 - WATER METER
 - YARD DRAIN

- ABBREVIATIONS**
- BLDG. • BUILDING
 - D.E. • DRAINAGE EASEMENT
 - I.E.U.D.S.BW.E. • INGRESS, EGRESS, UTILITY, DRAINAGE, SEWER AND WATER EASEMENT
 - L.E. • LANDSCAPE EASEMENT
 - M.T.E. • MASS TRANSIT EASEMENT
 - P.B. • PLAT BOOK
 - P.B.C.R. • PALM BEACH COUNTY RECORDS
 - PG. • PAGE(S)
 - S.E. • SEWER EASEMENT
 - S/W • SIDEWALK
 - T.O.B. • TOP OF BANK
 - U.E. • UTILITY EASEMENT
 - W.E. • WATER EASEMENT

JOB NO.	DESCRIPTION	DATE	BY	CK'D
050815	FINAL SURVEY - BLDG 9	12-21-06	JM	DCW
	FINAL SURVEY - BLDG 3	12-13-06	JM	DCW
	FINAL SURVEY - BLDG 2	12-1-06	JM	DCW
	FINAL SURVEY - BLDG 1	11-17-06	JM	DCW
	FINAL SURVEY - BLDG 12	11-14-06	JM	DCW
	FINAL SURVEY - BLDGS 13 & 14	11-2-06	JM	DCW
	REVISIONS	F.B./PG.	DATE	BY

CARNAHAN · PROCTOR · CROSS, INC.
6101 WEST ATLANTIC BOULEVARD, MARGATE, FLORIDA 33063
PHONE: 954-972-3959 FAX: 954-972-4178

JOB NO. 050815	DWG BY: JM	SCALE: 1" = 50'	BOUNDARY SURVEY & PLOT PLAN
VILLAGE AT SWINTON SQUARE CONDOMINIUM	CK'D BY: DCW	DATE: 12-27-05	SHEET 1 OF 8 SHEETS

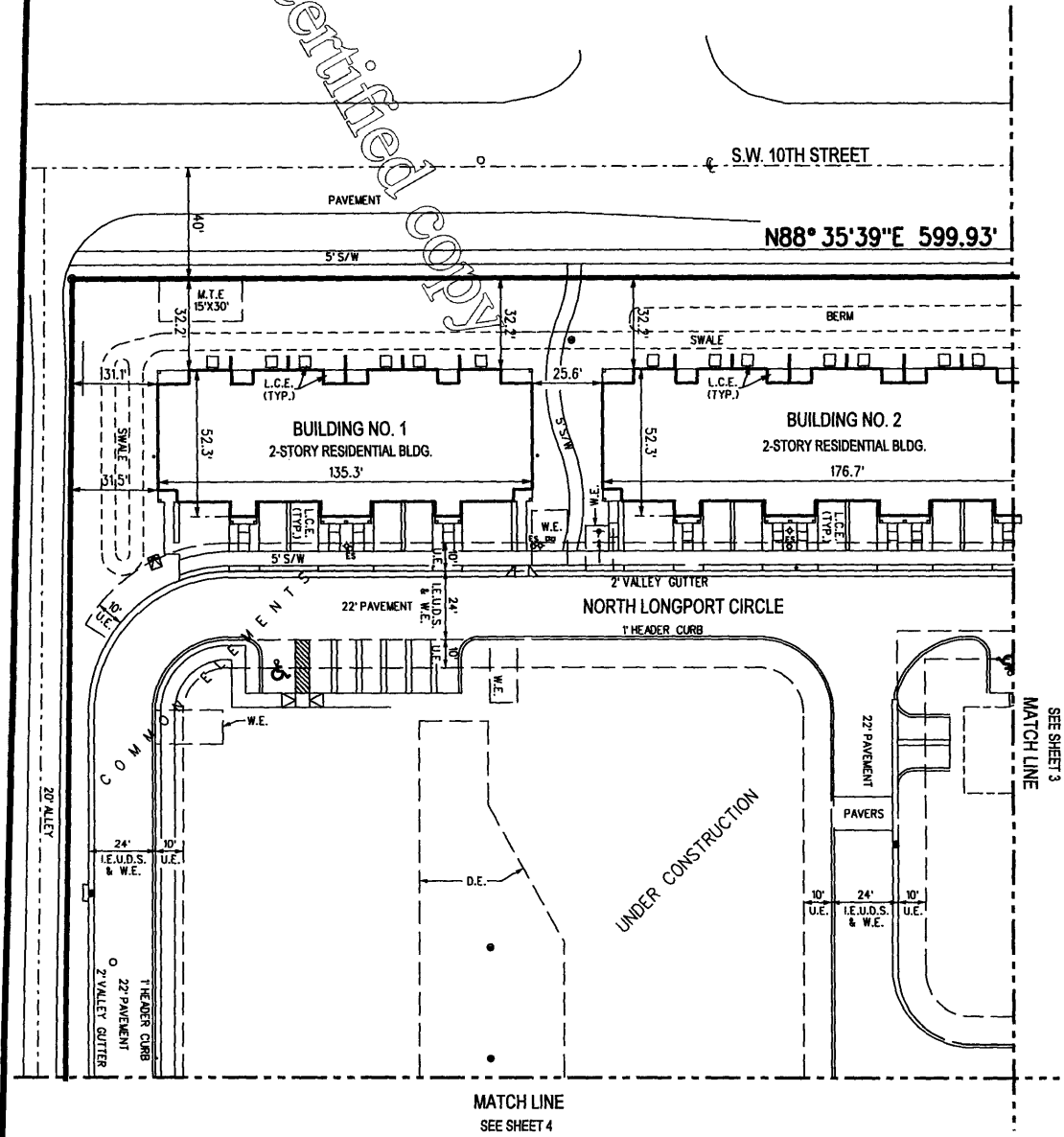
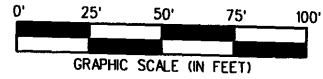
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VILLAGE AT SWINTON SQUARE CONDOMINIUM
 BOUNDARY SURVEY & PLOT PLAN

This is not a certified copy

NOTES

1. ALL AREAS NOT SHOWN AS BEING A PART OF A UNIT OR THE LIMITED COMMON ELEMENTS (L.C.E.'S) ARE COMMON ELEMENTS.



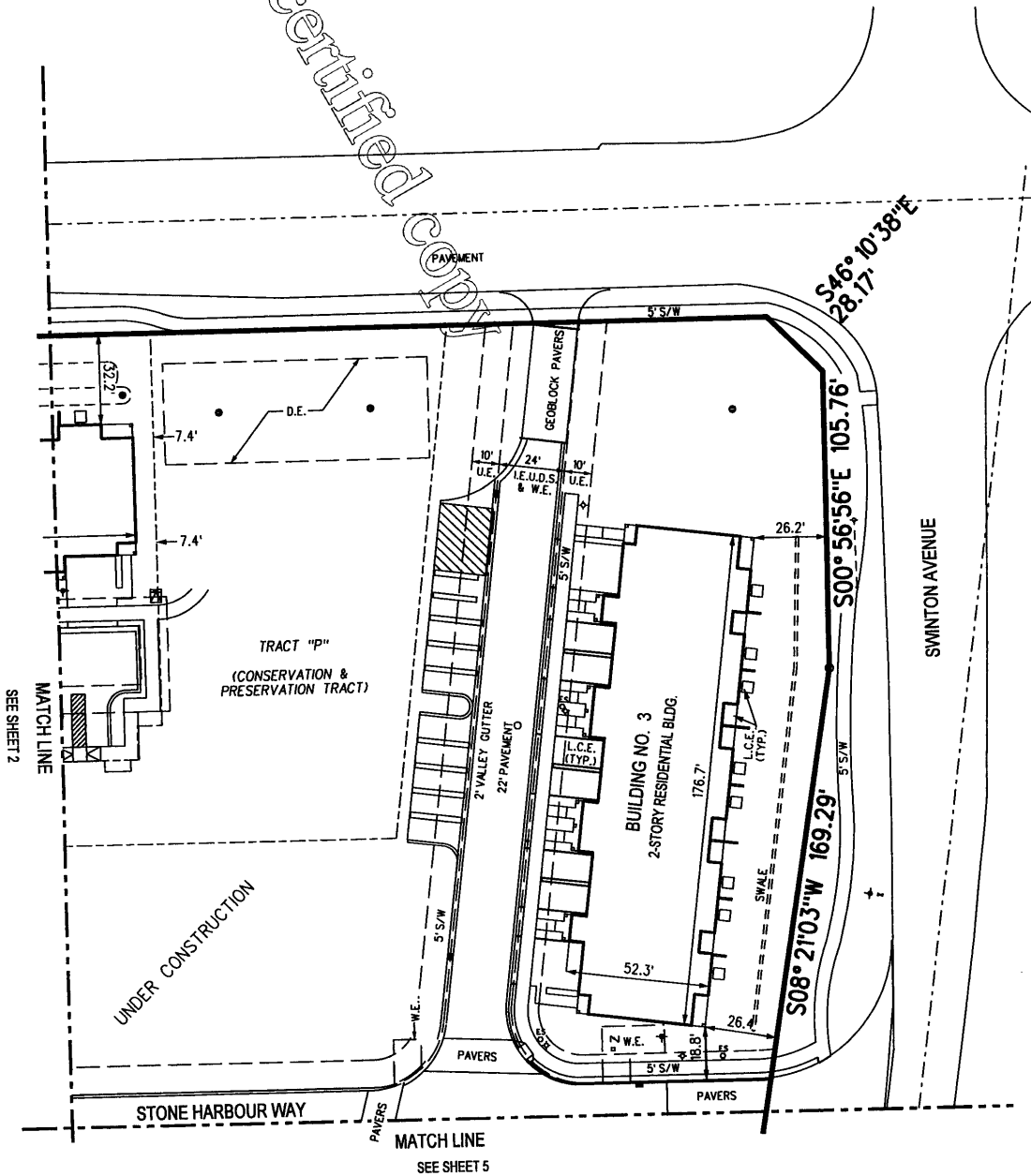
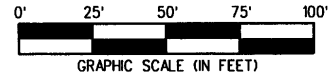
SEE SHEET 1					
REVISIONS	F.B./PG.	DATE	BY	CK'D	
JOB NO. 050815		DWG BY: JM		SCALE: 1" = 50'	BOUNDARY SURVEY & PLOT PLAN
VILLAGE AT SWINTON SQUARE CONDOMINIUM		CK'D BY: DCW		DATE: 12-27-05	SHEET 2 OF 8 SHEETS

CARNAHAN · PROCTOR · CROSS, INC.
 6101 WEST ATLANTIC BOULEVARD, MARGATE, FLORIDA 33063
 PHONE: 954-972-3959 FAX: 954-972-4178

VILLAGE AT SWINTON SQUARE CONDOMINIUM
 BOUNDARY SURVEY & PLOT PLAN

NOTES

1. ALL AREAS NOT SHOWN AS BEING A PART OF A UNIT OR THE LIMITED COMMON ELEMENTS (L.C.E.'S) ARE COMMON ELEMENTS.



SEE SHEET 1					
REVISIONS	F.B./PG.	DATE	BY	CK'D	
JOB NO. 050815		DWG BY: JM	SCALE: 1" = 50'	BOUNDARY SURVEY & PLOT PLAN	
VILLAGE AT SWINTON SQUARE CONDOMINIUM		CK'D BY: DCW	DATE: 12-27-05	SHEET 3 OF 8 SHEETS	

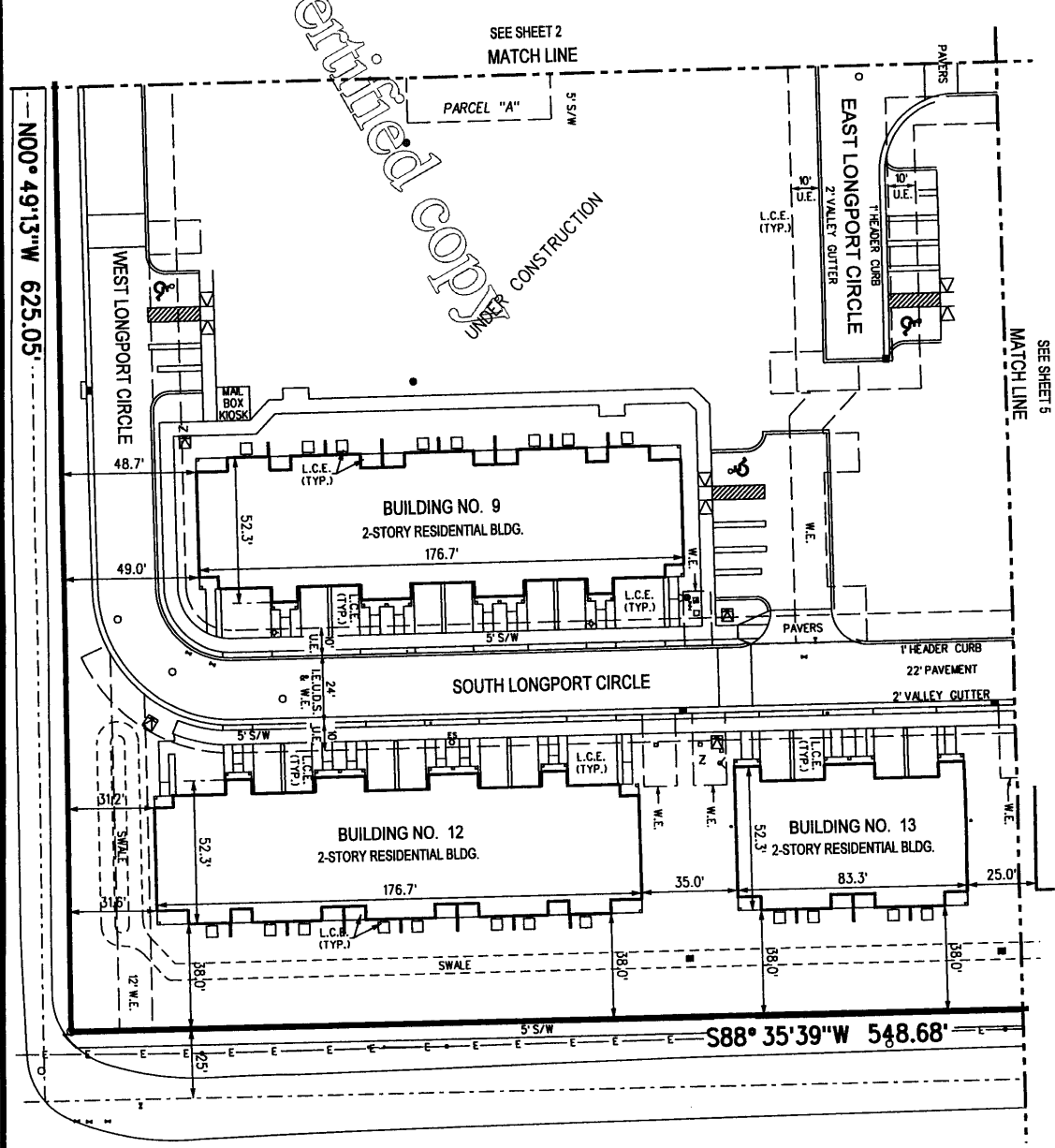
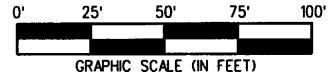
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 6101 WEST ATLANTIC BOULEVARD, MARGATE, FLORIDA 33063
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VILLAGE AT SWINTON SQUARE CONDOMINIUM

BOUNDARY SURVEY & PLOT PLAN

NOTES

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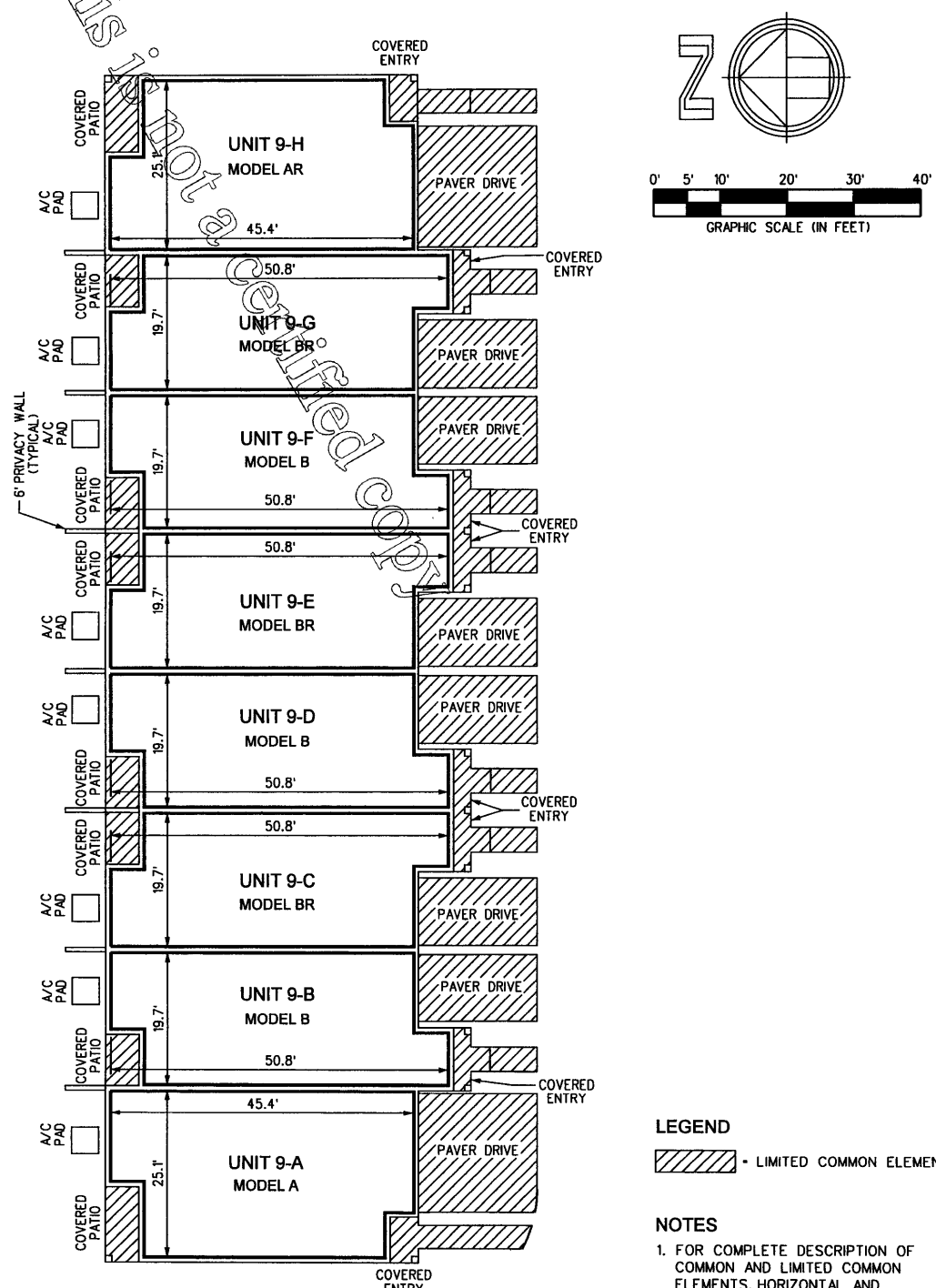


SEE SHEET 1				
REVISIONS	F.B./PG.	DATE	BY	CK'D
JOB NO. 050815		DWG BY: JM	SCALE: 1" = 50'	BOUNDARY SURVEY & PLOT PLAN
VILLAGE AT SWINTON SQUARE CONDOMINIUM		CK'D BY: DCW	DATE: 12-27-05	SHEET 4 OF 8 SHEETS

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 PHONE: 954-972-3959 FAX: 954-972-4178

VILLAGE AT SWINTON SQUARE CONDOMINIUM

BUILDING 9
FIRST FLOOR PLAN



LEGEND
 - LIMITED COMMON ELEMENT

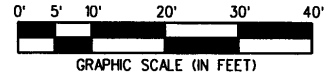
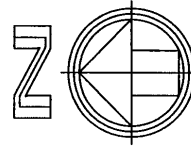
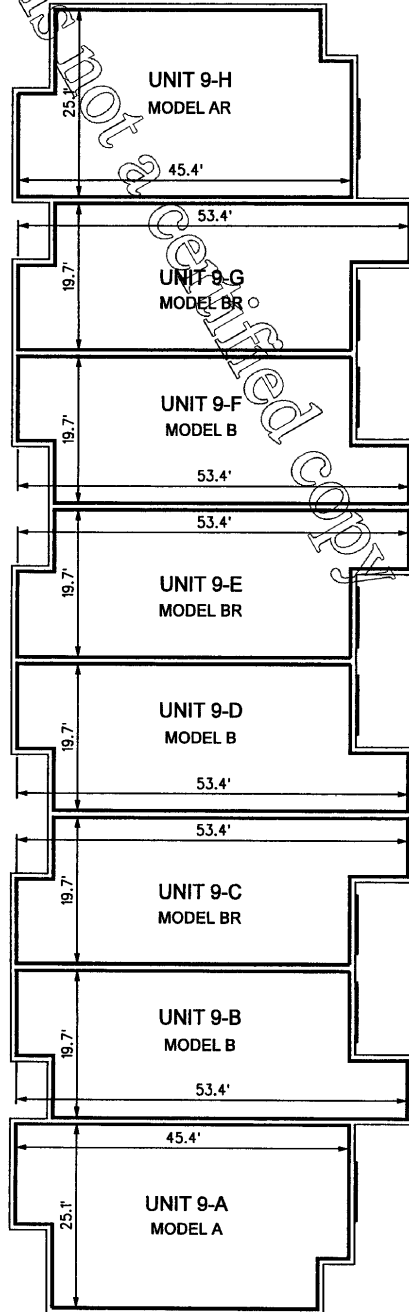
- NOTES**
1. FOR COMPLETE DESCRIPTION OF COMMON AND LIMITED COMMON ELEMENTS, HORIZONTAL AND PERIMETRICAL BOUNDARIES, SEE THE DECLARATION OF CONDOMINIUM.
 2. ALL AREAS NOT SHOWN AS BEING A PART OF A UNIT OR THE LIMITED COMMON ELEMENTS ARE COMMON ELEMENTS.
 3. ALL DIMENSIONS ARE APPROXIMATE.

FINAL DOCUMENTS	FILE	12-21-06	JM	DCW	CARNAHAN · PROCTOR · CROSS, INC. 6101 WEST ATLANTIC BOULEVARD, MARGATE, FLORIDA 33063 PHONE: 954-972-3959 FAX: 954-972-4178
CHANGE UNIT DESIGNATIONS		05-22-06	JER	DCW	
REVISIONS	F.B./PG.	DATE	BY	CK'D	
JOB NO. 050815		DWG BY: JM		SCALE: 1" = 20'	BUILDING 9 - FIRST FLOOR PLAN
VILLAGE AT SWINTON SQUARE CONDOMINIUM		CK'D BY: DCW		DATE: 12-27-05	SHEET 6 OF 8 SHEETS

VILLAGE AT SWINTON SQUARE CONDOMINIUM

BUILDING 9
SECOND FLOOR PLAN

This is not a certified copy



LEGEND

- LIMITED COMMON ELEMENT

NOTES

1. FOR COMPLETE DESCRIPTION OF COMMON AND LIMITED COMMON ELEMENTS, HORIZONTAL AND PERIMETRICAL BOUNDARIES, SEE THE DECLARATION OF CONDOMINIUM.
2. ALL AREAS NOT SHOWN AS BEING A PART OF A UNIT OR THE LIMITED COMMON ELEMENTS ARE COMMON ELEMENTS.
3. ALL DIMENSIONS ARE APPROXIMATE.

FINAL DOCUMENTS	FILE	12-21-06	JM	DCW
CHANGE UNIT DESIGNATIONS		05-22-06	JER	DCW
REVISIONS	F.B./PG.	DATE	BY	CK'D
JOB NO. 050815		DWG BY: JM		
VILLAGE AT SWINTON SQUARE CONDOMINIUM		CK'D BY: DCW		



CARNAHAN · PROCTOR · CROSS, INC.
6101 WEST ATLANTIC BOULEVARD, MARGATE, FLORIDA 33063
PHONE: 954-972-3959 FAX: 954-972-4178

SCALE: 1" = 20'	BUILDING 9 - SECOND FLOOR PLAN
DATE: 12-27-05	SHEET 7 OF 8 SHEETS

file: c:\projects\050815\cadd\050815seeds.dwg

(Page 11 of 12)



CARNAHAN · PROCTOR · CROSS, INC

CERTIFICATE OF AUTHORIZATION NO. LB 2936
6101 WEST ATLANTIC BLVD., MARGATE, FL 33063
PHONE (954)972-3959 FAX (954)972-4178 WEBSITE: www.carnahan-proctor.com

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VILLAGE AT SWINTON SQUARE CONDOMINIUM

SURVEYOR'S CERTIFICATION

THE UNDERSIGNED, A SURVEYOR DULY AUTHORIZED TO PRACTICE UNDER THE LAWS OF THE STATE OF FLORIDA, HEREBY CERTIFIES THAT THE CONSTRUCTION OF THE IMPROVEMENTS AS SHOWN HEREON SPECIFICALLY BEING **BUILDING 9 OF "VILLAGE AT SWINTON SQUARE CONDOMINIUM"**, IS SUBSTANTIALLY COMPLETE, SO THAT THE MATERIAL, TOGETHER WITH THE PROVISIONS OF THE DECLARATION DESCRIBING THE CONDOMINIUM PROPERTY RELATING TO MATTERS OF SURVEY, IS AN ACCURATE REPRESENTATION OF THE LOCATION AND DIMENSIONS OF THE IMPROVEMENTS AND SO THAT THE IDENTIFICATION, LOCATION, AND DIMENSIONS OF THE COMMON ELEMENTS AND OF EACH UNIT, CAN BE DETERMINED FROM THESE MATERIALS. ADDITIONALLY, ALL PLANNED IMPROVEMENTS, INCLUDING, BUT NOT LIMITED TO, LANDSCAPING, UTILITY SERVICES AND ACCESS TO THE UNIT, AND COMMON ELEMENT FACILITIES SERVING THE BUILDING IN WHICH THE UNITS TO BE CONVEYED ARE LOCATED HAVE BEEN SUBSTANTIALLY COMPLETED.

DATE OF LAST FIELD WORK: DECEMBER 20, 2006

CARNAHAN-PROCTOR-CROSS, INC.


LENORA C. WEST
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA LICENSE NO. LS4290

SURVEYOR'S NOTES

1. THIS DOCUMENT IS NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
2. ALL IMPROVEMENTS SHOWN HEREON ARE EXISTING.
3. ALL EASEMENTS SHOWN HEREON ARE PER RECORD PLAT, UNLESS OTHERWISE INDICATED.
4. BEARINGS SHOWN HEREON ARE BASED ON THE WEST LINE OF SAID TRACT "A" BEARING NORTH 00°49'31" WEST, ACCORDING TO SAID PLAT.
5. THESE PLANS ARE COMPILED FROM PLANS AND DATA FURNISHED BY LENNAR HOMES, INC.
6. FOR DESCRIPTION OF COMMON ELEMENTS, LIMITED COMMON ELEMENTS, AND HORIZONTAL AND PERIMETRICAL UNIT BOUNDARIES, SEE THE CONDOMINIUM DECLARATION.
7. WITHIN EACH UNIT ALL STRUCTURAL SUPPORT COLUMNS, PIPES, CONDUITS AND OTHER UTILITY LINES RUNNING THROUGH THE UNIT WHICH ARE UTILIZED FOR OR SERVE MORE THAN ONE UNIT ARE A PART OF THE COMMON ELEMENTS.
8. EACH PATIO, DRIVE AND ENTRY IS A LIMITED COMMON ELEMENT FOR THE EXCLUSIVE USE OF THE UNIT WHICH IT ABUTS.
9. EACH AIR CONDITIONER UNIT IS PART OF THE UNIT WHICH IT SERVES.