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Scott Ellis

Clerk Of Courts, Brevard County

#Pgs: 6	#Names: 3	
Trust: 3.50	Rec: 49.00	Serv: 0.00
Deed: 0.00		Excise: 0.00
Mtg: 0.00		nt Tax: 0.00

Prepared by & return to:

Robert L. Beals, Esq.
 Robert L. Beals, P.A.
 730 East Strawbridge Avenue, Suite 101
 Melbourne, FL 32901

RETURN TO:
 ALLIANCE TITLE
 730 E. STRAWBRIDGE AVE
 MELBOURNE, FL 32901

**FOURTH SUPPLEMENT TO
 DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR
 BAYSIDE LAKES COMMERCIAL CENTER**

THIS FOURTH SUPPLEMENT ("Fourth Supplement") to Declaration of Covenants, Conditions and Restrictions for BAYSIDE LAKES COMMERCIAL CENTER is made as of the 13th day of January, 2006, by TOWN CENTER PARTNERS, LTD., a Florida limited partnership, (the "Developer") and KEW, LLC, A Florida Limited Liability Company, ("Successor Developer").

W I T N E S S E T H:

A. Developers are the Developers under the Declaration of Covenants, Conditions and Restrictions for Bayside Lakes Commercial Center dated August 23, 2000, and recorded in Official Records Book 4212, Page 3045, et seq.; as amended by that First Amendment to Declaration of Covenants, Conditions, and Restrictions recorded in Official Records Book 4353, Page 979, et seq.; amended by First Amendment to Declaration of Covenants, Conditions, and Restrictions recorded in Official Records 4411, Page 1155, et seq.; further amended by Second Amendment to Declaration of Covenants, Conditions and Restrictions recorded in Official Records Book 4430, Page 176; further amended by First Supplement to Declaration of Covenants, Conditions and Restrictions recorded in Official Records Book 4430, Page 179; further amended by that Third Amendment to Declaration of Covenants, Conditions and Restrictions recorded in Official Records Book 4556, Page 3140; and further amended by Second Supplement to Declaration of Covenants, Conditions and Restrictions recorded in Official Records Book 5014, Page 3165, and further amended by Third Supplement to Declaration of Covenants, Conditions and Restrictions recorded Official Records Book 5556, Page 3806, ("Declaration") all of the Public Records of Brevard County, Florida.

B. Article VIII, Section 2, of the Declaration provides for Amendment of the Declaration by affirmative vote or written action of the Developers.

C. Developers desire to amend and supplement the Declaration.

NOW, THEREFORE, Developers, in their capacity as Developers, hereby amend and supplement the Declaration by this written action as follows:

1. The Developers hereby declare that the real property described on attached Exhibit A, is hereby added to Bayside Lakes Commercial Center originally described as Bayside Lakes Commercial Center, Phase 4, recorded in Plat Book 54, Page 48, Public Records of Brevard County, Florida.

2. Except as modified hereby, the Declaration shall remain in full force and effect.

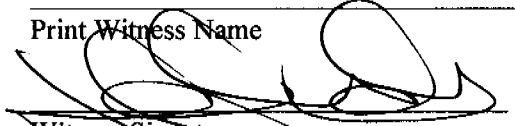
IN WITNESS WHEREOF, the Developers, in their capacity as Developers, have caused this Fourth Supplement to be signed as its written action, by its proper officers and its corporate seals to be affixed, effective as of this day and year first above written.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:



Witness Signature
CLAUDIA SCHELLINGER

Print Witness Name




Witness Signature
JENNIFER MICHELS

Print Witness Name

TOWN CENTER PARTNERS, LTD.,
a Florida limited partnership

By: BAYSIDE LAKES DEVELOPMENT
CORPORATION, a Florida corporation,
Its General Partner

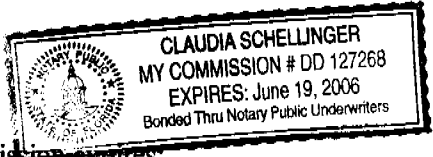
By: 


Benjamin E. Jefferies, President

Address: 770 North Drive, Suite A
Melbourne, FL 32934

STATE OF FLORIDA)
) ss:
COUNTY OF BREVARD)

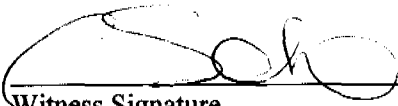
THE FOREGOING INSTRUMENT was acknowledged before me this 13 day of January, 2006, by BENJAMIN E. JEFFERIES, as President of BAYSIDE LAKES DEVELOPMENT CORPORATION, a Florida corporation, General Partner of Town Center Partners, Ltd., a Florida limited partnership, on behalf of the corporation and limited partnership, who is personally known to me, or who produced _____ as identification.

My commission expires: 
The seal contains the text: CLAUDIA SCHELLINGER, MY COMMISSION # DD 127268, EXPIRES: June 19, 2006, Bonded Thru Notary Public Underwriters.



Notary Public Signature

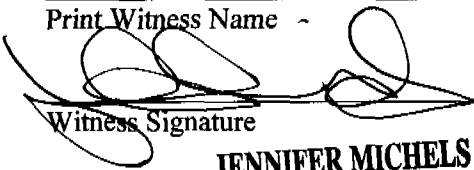
SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:



Witness Signature

CLAUDIA SCHELLINGER

Print Witness Name

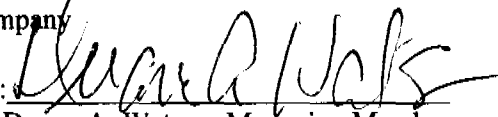


Witness Signature

JENNIFER MICHELS

Print Witness Name

KEW, LLC, a Florida limited liability
company


By: 

Duane A. Watson, Managing Member

Address: P.O. Box 541707
Merritt Island, Florida 32954

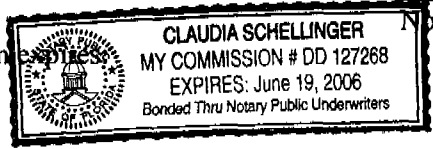
STATE OF FLORIDA)
) ss:
COUNTY OF BREVARD)

THE FOREGOING INSTRUMENT was acknowledged before me this 13 day of January, 2006, by DUANE A. WATSON, as Managing Member of KEW, LLC, A Florida Limited Liability Company, on behalf of the company, who is personally known to me or who produced _____ as identification.



Notary Public Signature

My commission expires



JOINDER

BAYSIDE LAKES COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, INC., a Florida corporation not for profit, hereby agrees to accept all the benefits and all of the duties, responsibilities, obligations and burdens imposed upon it by the provisions of this Fourth Amendment to Declaration of Covenants, Conditions, and Restrictions for Bayside Lakes Commercial Center attached hereto.

IN WITNESS WHEREOF, BAYSIDE LAKES COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, INC., has caused these presents to be signed in its name by its proper officer and its corporate seal to be affixed the 13 day of January, 2006.

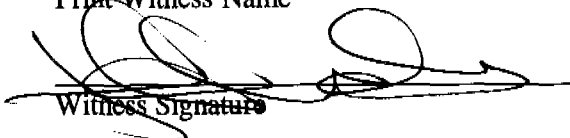
**SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:**



Witness Signature

CLAUDIA SCHELLINGER

Print Witness Name

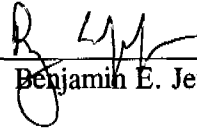


Witness Signature

JENNIFER MICHELS


Print Witness Name

**BAYSIDE LAKES COMMERCIAL
PROPERTY OWNERS ASSOCIATION,
INC., a Florida not for profit corporation**

By: 
Benjamin E. Jefferies, President

STATE OF FLORIDA)
) ss:
COUNTY OF BREVARD)

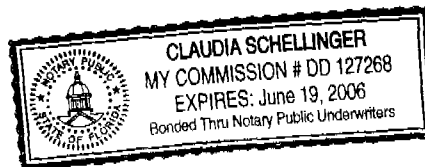
THE FOREGOING INSTRUMENT was acknowledged before me this 13 day of January, 2006, by BENJAMIN E. JEFFERIES, as President of BAYSIDE LAKES COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, INC., a Florida not for profit corporation, who is personally known to me, or who produced _____ as identification.



Notary Public Signature

My commission expires:

Z:\WPDOCS\1103-2\fourth supplement.doc



IN WITNESS WHEREOF, BAYSIDE LAKES COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, IN., has caused these presents to be signed in its name by its proper officer and its corporate seal to be affixed the 13th day of January, 2006.

**SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:**

[Signature]
Witness Signature

CLAUDIA SCHELLINGER
Print Witness Name

KEW, LLC, a Florida limited liability company

By: [Signature]
Duane A. Watson, Managing Member

[Signature]
Witness Signature

JENNIFER MICHELS

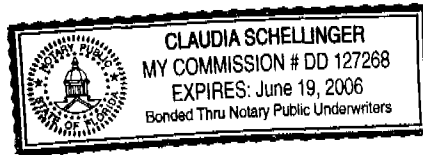
Print Witness Name

STATE OF FLORIDA)
) ss:
COUNTY OF BREVARD)

THE FOREGOING INSTRUMENT was acknowledged before me this 13 day of January, 2006, by BENJAMIN E. JEFFERIES, as President of BAYSIDE LAKES COMMERCIAL CENTER PROPERTY OWNERS ASSOCIATION, INC., a Florida not for profit corporation, who is personally known to me, or who produced _____ as identification.

[Signature]
Notary Public Signature

My commission expires:



SKETCH TO ACCOMPANY DESCRIPTION

BAYSIDE LAKES COMMERCIAL CENTER, PHASE 4

PLAT DESCRIPTION:

A PARCEL OF LAND LYING IN SECTION 30, TOWNSHIP 29 SOUTH, RANGE 37 EAST, BREVARD COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF MELBOURNE - TILLMAN DRAINAGE DISTRICT CANAL #42-R (A 100 FOOT WIDE RIGHT OF WAY) WITH THE EAST RIGHT OF WAY LINE OF MELBOURNE - TILLMAN DRAINAGE DISTRICT CANAL #37 (A 126 FOOT WIDE RIGHT OF WAY), AND RUN S.00°30'16"E., ALONG SAID EAST RIGHT OF WAY LINE, A DISTANCE OF 205.47 FEET TO THE POINT OF BEGINNING; THENCE DEPARTING SAID EAST RIGHT OF WAY LINE, RUN S.31°48'25"E., A DISTANCE OF 35.03 FEET TO THE POINT OF CURVATURE OF A 1000.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 55°35'45" A DISTANCE OF 970.33 FEET TO A POINT OF TANGENCY; THENCE S.87°24'10"E., A DISTANCE OF 431.04 FEET TO THE POINT OF CURVATURE OF A 600.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 38°14'14" A DISTANCE OF 400.42 FEET TO A POINT OF TANGENCY; THENCE S.49°09'56"E., A DISTANCE OF 830.64 FEET TO THE POINT OF CURVATURE OF A 500.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 33°16'23" A DISTANCE OF 290.36 FEET; THENCE N.00°09'22"W., A DISTANCE OF 569.43 FEET; THENCE N.89°50'38"E., A DISTANCE OF 250.00 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF ELDRON BOULEVARD (A 100 FOOT WIDE RIGHT OF WAY), SAID POINT BEING ON AN 1100.00 FOOT RADIUS CURVE TO THE LEFT HAVING A RADIAL BEARING OF S.80°13'07"E.; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE AND ALONG SAID RIGHT OF WAY LINE, THRU A CENTRAL ANGLE OF 30°20'14" A DISTANCE OF 582.43 FEET TO A POINT OF TANGENCY; THENCE S.20°33'13"E., ALONG SAID RIGHT OF WAY LINE, A DISTANCE OF 49.94 FEET TO THE POINT OF CURVATURE OF A 1200.00 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTHEASTERLY, ALONG THE ARC OF SAID CURVE AND ALONG SAID RIGHT OF WAY LINE, THRU A CENTRAL ANGLE OF 30°05'04" A DISTANCE OF 630.11 FEET; THENCE DEPARTING SAID RIGHT OF WAY LINE, RUN S.38°10'01"W., ON A NON-RADIAL LINE, A DISTANCE OF 107.63 FEET TO A POINT ON A 470.00 FOOT RADIUS CURVE TO THE LEFT HAVING A RADIAL BEARING OF S.05°58'48"W.; THENCE WESTERLY, ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 20°01'18" A DISTANCE OF 164.24 FEET; THENCE N.14°02'30"W., ON A RADIAL LINE, A DISTANCE OF 9.49 FEET; THENCE S.69°26'47"W., A DISTANCE OF 106.59 FEET; THENCE S.51°55'02"W., A DISTANCE OF 416.82 FEET TO A POINT ON A NON-TANGENT 507.00 FOOT RADIUS CURVE TO THE LEFT HAVING A RADIAL BEARING OF S.52°03'17"E.; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE, THRU A CENTRAL ANGLE OF 39°02'16" A DISTANCE OF 345.44 FEET; THENCE S.88°54'27"W., ON A RADIAL LINE, A DISTANCE OF 155.82 FEET; THENCE N.20°33'13"W., A DISTANCE OF 2088.00 FEET; THENCE N.87°24'10"W., A DISTANCE OF 1531.83 FEET TO A POINT ON THE AFORESAID EAST RIGHT OF WAY LINE OF MELBOURNE - TILLMAN DRAINAGE DISTRICT CANAL #37; THENCE N.00°30'16"W., ALONG SAID EAST RIGHT OF WAY LINE A DISTANCE OF 564.71 FEET TO THE POINT OF BEGINNING; CONTAINING 36.239 ACRES.

DRAWN BY: RMP

CHK'D BY:

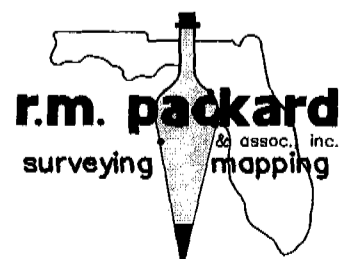
DATE: 12/14/05

JOB #:

SHEET 1 OF 1

PREPARED FOR AND CERTIFIED TO:

DESCRIPTION FOR:

TOWN CENTER PARTNERS

1013 ROCKLEDGE DRIVE
 ROCKLEDGE, FLORIDA 32955
 TEL.: (321) 632-6335