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PG 572-575 03/27/2018 at 08:17:11 AM,  
DEPUTY CLERK: ADELQUADRO Pat Frank,  
Clerk of the Circuit Court Hillsborough County

**SUPPLEMENTAL DECLARATION TO THE  
DECLARATION OF COVENANTS,  
CONDITIONS, AND RESTRICTIONS FOR  
BAYOU PASS VILLAGE SUBDIVISION**

This Supplemental Declaration is made this 28<sup>th</sup> day of August, 2017 by Florida Home Partnership, Inc., a Florida corporation, whose address is 201 14<sup>th</sup> Avenue SE, Suite H, Ruskin, Florida, 33570, hereinafter called "Developer."

**Whereas**, Developer is the Owner of certain real property in Hillsborough County, Florida, described as a portion of that described in the attached Exhibit "A," which is hereby incorporated by reference, (such portion being the "Supplemental Property"); and

**Whereas**, Developer recorded that certain Declaration of Covenants, Conditions, Restrictions and Easements for Bayou Pass Village Subdivision, recorded February 18, 2005, at O.R. Book 14700, Page 1164 of the public records of Hillsborough County, Florida, as amended from time to time (the "Declaration"); and

**Whereas**, the Declaration provided in Article VII, Section 7.3, for the annexation of additional lands to the Property described in the Declaration by the filing of a Supplemental Declaration by Developer; and

**Whereas**, the Developer intends to make the Supplemental Property subject to the Declaration;

**WHEREAS**, Developer intends to develop the Supplemental Property into a residential community to consist of single family homes; and

**WHEREAS**, Developer desires to impose a common plan of development and enjoyment upon the Supplemental Property to protect its value and desirability;

**NOW, THEREFORE**, the Developer hereby declares that the Supplemental Property described above and in the attached Exhibit "A," shall be held, sold and conveyed subject to the Declaration of Covenants, Conditions, Restrictions and Easements for Bayou Pass Village Subdivision, recorded February 18, 2005, at O.R. 14700, Page 1164 of the public records of Hillsborough County, Florida, as amended from time to time, which is for the purpose of protecting the value and desirability of, and which shall run with, said Property and be binding

on all parties having any right, title or interest therein or any part thereof, their respective heirs, personal representatives, successors and assigns, and shall inure to the benefit of each owner thereof.

WITNESSES:

Earl Pfeiffer  
Name: EARL PFEIFFER

David Snyder  
Name: David Snyder

Florida Home Partnership, Inc.

Eric D Isenberg

Print name: ERIC D ISENBERGH

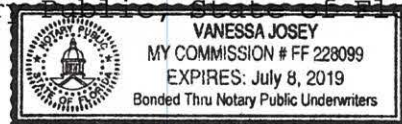
STATE OF FLORIDA  
COUNTY OF Hillsborough

The foregoing Amendment was acknowledged before me this 28<sup>th</sup> day of August, 2017, by Eric Isenberg, as president of Florida Home Partnership, Inc., a Florida corporation, on behalf of the company, who is personally known to me or has produced \_\_\_\_\_ as identification.

Commission Expires:

0.38  
Notary Public, State of Florida

Commission Number:



(Printed or Stamped Name of Notary).

**EXHIBIT A**

**SUPPLEMENTAL PROPERTY**

DESCRIPTION:

A portion of Lots 161, 162 and 171, ALL of LOT 172, RUSKIN COLONY FARMS, as recorded in Plat Book 5, Page 63, of the Public Records of Hillsborough County, Florida in the Northeast 1/4 of Section 17, Township 32 South, Range 19 East, ALL being more particularly described as follows:

COMMENCE at the Northeast corner of said Section 17; thence S.00°22'35"W., 73.85 feet along the Easterly boundary line of the Northeast 1/4 of said Section 17; thence N.89°28'57"W., 30.00 feet to the Southeast corner of Tract "C", BAYOU PASS VILLAGE PHASE FOUR, as recorded in Plat Book 121, Pages 70-77, of the Public Records of Hillsborough County, Florida, also being the Westerly right-of-way line of 12TH STREET S.E. and the POINT OF BEGINNING; thence S.00°22'35"W., 1260.68 feet along said Westerly right-of-way line to the Northerly right-of-way line of 16TH AVENUE S.E.; thence N.89°54'49"W., 1217.21 feet along said Northerly right-of-way line to the boundary line of said BAYOU PASS VILLAGE PHASE FOUR; thence along along said boundary line the following three courses: N.00°34'25"E., 1232.43 feet; thence N.40°20'42"E., 48.70 feet; thence S.89°28'57"E., 1181.68 feet to the POINT OF BEGINNING.

Containing 35.28 Acres, more or less.

**AND**

(NORTH PARCEL)

A portion of Lots 167 and 168, RUSKIN COLONY FARMS, as recorded in Plat Book 5, Page 63, of the Public Records of Hillsborough County, Florida, being more particularly described as follows:

BEGIN at the Southeast corner of said Lot 168; thence N.89°53'30"W., 950.10 feet along the Southerly boundary line of said Lots 167 and 168 said line also being the Northerly right-of-way line of 16TH AVENUE S.E.; thence N.00°33'50"E., 320.00 feet; thence S.89°53'30"E., 710.50 feet; thence S.00°33'50"W., 190.26 feet; thence S.89°53'30"E., 239.58 feet to the Easterly boundary line of said Lot 168 and the Westerly right-of-way line of 6TH STREET S.E.; thence S.00°33'26"W., 129.74 feet along said Easterly boundary line and said Westerly right-of-way line to the POINT OF BEGINNING.

Containing 5.93 Acres, more or less.

**AND**

(SOUTH PARCEL)

A portion of Lot 178, RUSKIN COLONY FARMS, as recorded in Plat Book 5, Page 63, of the Public Records of Hillsborough County, Florida, being more particularly described as follows:

COMMENCE at the Southeast corner of Lot 168, RUSKIN COLONY FARMS, as recorded in Plat Book 5, Page 63, of the Public Records of Hillsborough County, Florida; thence N.89°53'30"W., 640.09 feet along the Southerly boundary line of said Lot 168, said line also being the Northerly right-of-way line of 16TH AVENUE S.E. to the Northerly extension of the Easterly boundary line of said Lot 178; thence S.00°33'50"W., 40.00 feet along said Northerly extension to the Northeast corner of said Lot 178 and to the POINT OF BEGINNING; thence continue S.00°33'50"W., 625.94 feet along said Easterly boundary line to the Southwest corner of said Lot 178; thence N.89°53'30"W., 440.01 feet along the Southerly boundary line of said Lot 178 to the Southeast corner of the South 200 feet of the West 200 feet of said Lot 178; thence along the Easterly and Northerly boundary lines of the South 200 feet of the West 200 feet of said Lot 178 the following two courses: N.00°33'50"E., 200.01 feet; thence N.89°53'30"W., 200.01 feet to the Northwest corner of the South 200 feet of the West 200 feet of said Lot 178; thence N.00°33'50"E., 425.93 feet along the Westerly boundary line of said Lot 178 and the Easterly right-of-way line of 3<sup>RD</sup> STREET S.E. to the Northwest corner of said Lot 178; thence S.89°53'30"E., 640.02 feet along the Northerly boundary line of said Lot 178 said line and along the Southerly right-of-way line of 16TH AVENUE S.E. to the POINT OF BEGINNING.

Containing 8.28 Acres, more or less.