

Re-recorded \$15.00  
Being re-recorded to correct the number of units  
in the condominium from 82 to 72.

*Batsel #34★*

**CORRECTIVE**  
**SEVENTH AMENDMENT TO DECLARATION OF CONDOMINIUM** IMAGED  
**FOR** SG  
**HIDEAWAY BAY BEACH CLUB CONDOMINIUM**

Whereas on the April 29, 1988, RADFOR GASPARILLA CORPORATION, a Delaware corporation ("the Developer") executed the Declaration of Condominium for HIDEAWAY BAY BEACH CLUB, A CONDOMINIUM ("The Declaration") which Declaration, including all exhibits attached thereto, was recorded April 29, 1988 in O.R. Book 972, Page 725 et seq., first amended April 19, 1990, in O.R. Book 1098 at Page 1855 et seq., second amended May 26, 1992 in O.R. Book 1218, Page 2179, et. seq., third amended December 4, 1992 in O.R. Book 1250, Page 1320, et. seq., fourth amended December 11, 1992 in O.R. Book 1251, Page 1778, et. seq., fifth amended December 7, 1993 in O.R. Book 1313, Page 1172, et. seq., and sixth amended May 2, 1994 in O.R. Book 1344, Page 388, et. seq., of the Public Records of Charlotte County, Florida. In addition, the plat of HIDEAWAY BAY BEACH CLUB, A CONDOMINIUM was recorded in Condominium Plat Book 7, Pages 82 et seq., Public Records of Charlotte County, Florida ("the Plat"). The aforesaid Declaration and Plat submitted to condominium ownership the real property described therein; and

Whereas, Paragraph D of Article V of the Declaration permits the Developer to submit additional units to condominium ownership.

Whereas, the Developer desires to submit additional units to condominium by filing this Amendment to the aforesaid Declaration;

NOW, THEREFORE, the aforesaid Declaration is hereby amended by adding the following thereto:

1. The Developer for itself, its successors and grantees, pursuant to Chapter 718, Florida Statutes, declares and submits to condominium in fee simple Phase IV of HIDEAWAY BAY BEACH CLUB CONDOMINIUM as described on Exhibit "A" attached hereto and made a part hereof and the Condominium Plat recorded in Plat Book 7, Page 82 et seq. of the Public Records of Charlotte County, Florida, so that Phase IV shall share in the common elements of HIDEAWAY BAY BEACH CLUB CONDOMINIUM and it shall be subject to the terms, conditions, restrictions, reservations, easements, rights, duties and obligations of the Declaration and Plat of HIDEAWAY BAY BEACH CLUB CONDOMINIUM. Upon recordation of this Seventh Amendment to

REC'D 15:30  
Board Verifier: CHESTER ANNE, D.C.

OR BOOK/PAGE: 1398/100

File: 351718  
Recorded: 04/25/95

05:29 P.M.  
Barbara T. Scott, Clerk of the Circuit Court - Charlotte County

Declaration, as a result of submission of the Phase IV lands to condominium form of ownership, there will be seventy-two (72) units in the condominium and each unit owner will own a 1/72nd share of the common elements as an appurtenance to his/her ownership of a condominium unit.

2. Phase IV shall contain (10) ten units in one two story building, numbered I1 through I10, inclusive as more particularly described in the plat recorded in Condominium Plat Book 7, Page 82 as amended by Surveyors Certificate recorded in O.R. Book 1368, Page 1154, Public Records of Charlotte County, Florida.

3. Except as modified hereby the Declaration establishing HIDEAWAY BAY BEACH CLUB, A CONDOMINIUM, including the Exhibits attached thereto and made a part thereof, shall remain in full force and effect.

IN WITNESS WHEREOF, the Developer has executed this Amendment to the Declaration this 13 day of April, 1995.

Witnesses:

Juan Cortello  
Jean Fereck

HIDEAWAY BAY PROPERTIES, INC.,  
a Florida corporation

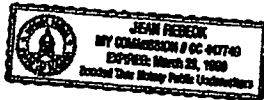
By: C. Guy Batzel  
C. Guy Batzel, President

STATE OF FLORIDA  
COUNTY OF CHARLOTTE

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, C. GUY BATSEL, President of HIDEAWAY BAY PROPERTIES, INC., a Florida corporation, who is personally known to me and who did not take an oath.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at Englewood, said County and State, this 14 day of April, 1995.

Jean Fereck  
Notary Public  
My Commission Expires:



10673s04

RETURN TO:  
PREPARED BY:

BATSEL, MCKINLEY, ITTERSAGEN,  
GUNDERSON & BERTYSSON, P.A.  
1861 PLACIDA ROAD, SUITE 104  
ENGLEWOOD, FL 34223

PHASE IV

Commence at the Northeast corner of Lot 1 of GASPAR'S HIDEAWAY, UNIT ONE, as recorded in Plat Book 15, Page 2, Public Records of Charlotte County, Florida, said point lying on the South line of Tract 7 of GASPARILLA ESTATES SUBDIVISION, as recorded in Plat Book 2, Page 94, Public Records of Charlotte County, Florida; thence run North  $61^{\circ} 40' 25''$  East along said South line of Tract 7, 471.17'; thence leaving said South line, run North  $28^{\circ} 19' 35''$  West, 153.57' to the Point of Beginning of Phase IV; thence South  $87^{\circ} 55' 29''$  West, 127.02' to a point, lying on the arc of a curve to the left whose center bears South  $81^{\circ} 37' 46''$  West, 150'; thence run in a general northwardly direction, along the arc of said curve, having a radius of 150' and a central angle of  $50^{\circ} 53' 26''$ , 133.23'; thence run North  $48^{\circ} 30' 37''$  East along a non-radial line, 57.29'; thence North  $68^{\circ} 50' 43''$  East, 59.96'; thence South  $41^{\circ} 29' 23''$  East, 108.60' to the point of curvature of a curve to the right; thence run in a general southwardly direction, along the arc of said curve, having a radius of 115' and a central angle of  $44^{\circ} 43' 16''$ , 89.76' to the Point of Beginning and containing 0.45 acres more or less.

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