

Prepared by:
Suzanne Blankenship, Esquire
McDonald Fleming Moorhead
25 West Government Street
Pensacola, FL 32502
SGB-06-1537

NOTICE OF ANNEXATION TO DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS OF COTTONWOOD SUBDIVISION, LOCATED IN SANTA ROSA COUNTY, FLORIDA

This Notice of Annexation to the Declaration of Covenants, Conditions, Easements, and Restrictions of Cottonwood Subdivision, located in Santa Rosa County, Florida is made this ____ day of August, 2006, by TIMBERLAND CONTRACTORS, INC., a Florida corporation ("Developer").

WITNESSETH:

WHEREAS, Developer made and executed that certain "Declaration of Covenants, Conditions, Easements and Restrictions of Cottonwood Subdivision, located in Santa Rosa County, State of Florida" ("Declaration"), which is recorded in Official Records Book 2410, Page 83, et seq., and is amended by that certain "Amendment to the Declaration of Covenants, Conditions, Easements and Restrictions of Cottonwood Subdivision" as recorded in Official Records Book ~~2633~~ at Page ~~1718~~¹⁷¹⁹, all of the public records of Santa Rosa County, Florida, and which encumbers and restricts the real property located in Cottonwood Subdivision, a subdivision according to the plat thereof recorded in Plat Book 9, pages 92 and 93, of the public records of Santa Rosa County, Florida; and

WHEREAS, pursuant to the terms and conditions of the aforesaid Declaration, Developer desires to annex additional residential real property and common areas, if any, as described on the plat of Cottonwood Subdivision - First Addition, to be encumbered and restricted by the aforementioned Declaration and to modify the Declaration as it applies to such residential real property being annexed hereby;

NOW, THEREFORE, effective as of the date of recording of this instrument in the public records of Santa Rosa County, Florida, that certain real property described in the attached Exhibit "A" ("Subject Property") shall be encumbered by and subject to each and all of the provisions of the aforesaid "Declaration", as if originally encumbered thereby.

PLAT BOOK 10 PAGE 60

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals this 2nd day of August, 2006.

Signed, sealed and delivered in the presence of:

TIMBERLAND CONTRACTORS, INC., a Florida corporation

Wendi J. Mihalik
Print Name: Wendi J. Mihalik
Steven B. Gould
Print Name: STEVEN B GOULD

By: Christopher K. Walters
Christopher K. Walters, its president

STATE OF FLORIDA
COUNTY OF SANTA ROSA

The foregoing instrument was acknowledged before me this 2nd day of August, 2006, by Christopher K. Walters, as president of Timberland Contractors, Inc., a Florida corporation.

WENDI J MIHALIK
Notary Public-State of FL
Comm. Exp. Nov 30, 2006
Comm. No. DD 139883

Wendi J. Mihalik
NOTARY PUBLIC
Print Name: Wendi J. Mihalik

Personally known
OR
 Produced Identification
Type of Identification produced _____

EXHIBIT "A"

DESCRIPTION: (AS PREPARED BY SOUTHERN SURVEYING, INC.)

BEGIN AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 28 WEST, SANTA ROSA COUNTY, FLORIDA, ALSO BEING THE NORTHWEST CORNER OF TANGLEWOOD WEST SUBDIVISION AS RECORDED IN PLAT BOOK "D", PAGE 39 OF THE PUBLIC RECORDS OF SAID COUNTY; THENCE GO NORTH 87 DEGREES 14 MINUTES 30 SECONDS WEST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER A DISTANCE OF 1315.56 FEET TO THE SOUTHEAST CORNER OF LOT 14, BLOCK "A", COTTONWOOD SUBDIVISION AS RECORDED IN PLAT BOOK 9, PAGES 92 AND 93 OF THE PUBLIC RECORDS OF SANTA ROSA COUNTY, FLORIDA; THE NEXT FOUR (4) CALLS RUN ALONG THE EAST LINE OF SAID COTTONWOOD SUBDIVISION; THENCE GO NORTH 02 DEGREES 44 MINUTES 26 SECONDS EAST A DISTANCE OF 208.38 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF HEATHERTON ROAD (50' R/W), SAID POINT ALSO BEING THE NORTHEAST CORNER OF SAID LOT 14, BLOCK "A", COTTONWOOD SUBDIVISION; THENCE DEPARTING SAID SOUTHERLY RIGHT OF WAY LINE GO NORTH 15 DEGREES 20 MINUTES 30 SECONDS WEST A DISTANCE OF 52.80 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF HEATHERTON DRIVE (50' R/W), SAID POINT BEING THE SOUTHEAST CORNER OF LOT 22, BLOCK "H" OF SAID COTTONWOOD SUBDIVISION; THENCE GO NORTH 02 DEGREES 44 MINUTES 26 SECONDS EAST A DISTANCE OF 698.25 FEET TO THE NORTHEAST CORNER OF LOT 44, BLOCK "I" OF SAID COTTONWOOD SUBDIVISION; THENCE GO NORTH 87 DEGREES 15 MINUTES 34 SECONDS WEST A DISTANCE OF 115.51 FEET; THENCE DEPARTING SAID EAST LINE OF COTTONWOOD SUBDIVISION GO NORTH 02 DEGREES 51 MINUTES 18 SECONDS EAST A DISTANCE OF 455.06 FEET; THENCE GO NORTH 83 DEGREES 22 MINUTES 04 SECONDS EAST A DISTANCE OF 504.68 FEET; THENCE GO SOUTH 87 DEGREES 15 MINUTES 34 SECONDS EAST A DISTANCE OF 468.94 FEET; THENCE GO SOUTH 02 DEGREES 44 MINUTES 26 SECONDS WEST A DISTANCE OF 46.31 FEET; THENCE GO SOUTH 87 DEGREES 15 MINUTES 34 SECONDS EAST A DISTANCE OF 478.77 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 2 NORTH, RANGE 28 WEST, SANTA ROSA COUNTY, FLORIDA; THENCE GO SOUTH 02 DEGREES 37 MINUTES 42 SECONDS WEST ALONG SAID EAST LINE A DISTANCE OF 1447.98 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED PARCEL OF LAND IS SITUATED IN SECTION 30, TOWNSHIP 2 NORTH, RANGE 28 WEST, SANTA ROSA COUNTY, FLORIDA AND CONTAINS 45.99 ACRES, MORE OR LESS.