

MAY-21-1990 09:49am 90-145769

**WELLINGTON "F" CONDOMINIUM ASSOCIATION, INC.**

Century Village, West Palm Beach, Florida 33417

ORB 6458 Pg 1101  
May 14, 1990

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AMENDMENT

To The

Declaration of Condominium of Wellington "F" Condominium Association Inc.

On April 2, 1990, notices were given or sent to all forty-two (42) unit owners of Wellington "F" Condominium Association Inc., of a special meeting to be held on Sunday April 15, 1990 at 10:00 AM at the east pool. The agenda will consist of only (1) item, that was unanimously passed at a duly constituted meeting of the Board of Directors on April 1, 1990. The Board recommends that you vote in favor of this amendment:

1. The rental regulations in article XI of the Declaration of Condominium shall be changed as follows:

Each unit owner shall use such apartment as a private dwelling for himself or herself and his or her immediate family, and for no other purpose including business purposes. Therefore, the leasing of apartments to others as a regular practice for business, speculative investment, or other similar purposes is not permitted. To meet special situations and to avoid undue hardship or practical difficulties, the Board of Directors may grant permission to an owner to lease his or her apartment one (1) time to a specified lessee for a period of not less than four (4) consecutive months.

The provisions of this amendment shall not apply to leases already reviewed and approved by the Association as of the effective date of this amendment. However, this Amendment shall apply at the expiration of any such existing leases.

This change replaces the following motion passed at a unit owners meeting on Dec. 10, 1989. "Rentals are not to be for less than six (6) months and one (1) day on a continual basis".

At the meeting on April 15, 1990, the vote was thirty-eight (38) for (present and proxies) and two (2) no'es and two (2) absent, (more than the 75%) needed to pass this Amendment under article VII of the Declaration of Condominium.

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**RECORDER'S MEMO: Legibility  
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when received.**

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I hereby certify that the above amendment does not effect the interests of the lessor of the long term recreation lease, and was approved by in excess of seventy-five (75%) vote of the total eligible vote of the association at the membership meeting held on April 15, 1990.

Wellington F Condominium Assoc., Inc.

By: Dr. Julius Halpern  
President

Attest: George Cohen  
Secretary

State of Florida:  
County of Palm Beach:

Before me, the undersigned authority, this 17 day of May 1990, personally appeared Dr. Julius Halpern and George Cohen to me known to be the President and Secretary of Wellington F Condominium Association Inc, who being by me first duly cautioned and sworn upon oath, have acknowledged before me that they have executed this instrument as such President and Secretary, and that said instrument is the free act and deed of said association.

David Umsted  
Notary Public State of Florida - St. Johns State

My commission expires:

This instrument prepared by:  
Dr. Julius Halpern  
206 Wellington F  
West Palm Beach, Fl. 33417

NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXP. JAN. 22, 1993  
BONDED THRU GENERAL INS. LTD.

**RECORDER'S MEMO: Legibility of Writing, Typing or Printing unsatisfactory in this document when received.**

RECORD VERIFIED  
PALM BEACH COUNTY, FLA.  
JOHN B. DUNKLE  
CLERK CIRCUIT COURT