

Hc
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Prepared by, record and return to:
Laura Moffett
S&S Enterprises, Inc.
400 High Point Dr, Suite 500
Cocoa, FL 32926

CFN 2006272258 09-14-2006 02:13 pm
OR Book/Page: 5697 / 6223

Scott Ellis

Clerk Of Courts, Brevard County

#Pgs: 5 #Names: 2
Trust: 3.00 Rec: 41.00 Serv: 0.00
Deed: 0.00 Excise: 0.00
Mtg: 0.00 Int Tax: 0.00

**SIXTH AMENDMENT
TO DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS, RESERVATIONS, LICENSES AND EASEMENT
FOR ALAMANDA KEY**

THIS SIXTH AMENDMENT TO DECLARATION of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key is made this 31st day of October, 2005, by Alamanda Key, L.L.C., a Florida limited liability company, whose address is 400 High Point Drive, Suite 500, Cocoa, FL 32926.

WHEREAS, Alamanda Key, LLC, as the Owner and the Developer of Alamanda Key and as the Declarant, recorded the subdivision plat of Alamanda Key – Phase 1 in Plat Book 52, Page 83, Public Records of Brevard County, Florida (herein referred to as “Alamanda Key” or “Alamanda Key – Phase 1”); and

WHEREAS, the Declarant Alamanda Key, LLC on February 16, 2005, did also record the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key in Official Records Book 5423, Page 2393, Public Records of Brevard County, Florida (herein: the “Original Declaration”); and

WHEREAS, on April 8, 2005, the Declarant, Alamanda Key, LLC, did record in Official Records Book 5449, Page 2977, Public Records of Brevard County, Florida the **First Amendment** to the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda (herein: the “First Amendment”); and

WHEREAS, on June 28, 2005, the Declarant, Alamanda Key, LLC, did enter into the **Second Amendment** to the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key, which Second Amendment is recorded in Official Records Book 5492, Page 8295, Public Records of Brevard County, Florida (herein: the “Second Amendment”); and

WHEREAS, on June 30, 2005, the Declarant, Alamanda Key, LLC, did enter into the **Third Amendment** to the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key, which Third Amendment is recorded in Official Records Book 5492, Page 8301, Public Records of Brevard County, Florida (herein: the "Third Amendment"); and

WHEREAS, on October 25, 2005, the Declarant, Alamanda Key, LLC, did enter into the **Fourth Amendment** to the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key, which Fourth Amendment is recorded in Official Records Book 5557, Page 4462, Public Records of Brevard County, Florida (herein: the "Fourth Amendment"); and

WHEREAS, on October 31, 2005, the Declarant, Alamanda Key, LLC, did enter into the **Fifth Amendment** to the Declaration of Covenants, Conditions, Restrictions, Reservations, Licenses and Easements for Alamanda Key, which Fifth Amendment is recorded in Official Records Book 5584, Page 7200, Public Records of Brevard County, Florida (herein: the "Fifth Amendment"); and

WHEREAS, Alamanda Key, LLC, a Florida Limited Liability Company, is the Declarant referenced in the Declaration; and

WHEREAS, pursuant to Section 11.10, the Declarant has the absolute right to amend the Original Declaration as amended by the First, Second, Third, Fourth and Fifth Amendments; and

WHEREAS, the Declarant executes this Sixth Amendment to the Declaration for the purpose of evidencing the following amendments and modifications of the Original Declaration.

NOW, THEREFORE, the Declarant, as the fee simple owner of real property depicted upon the plat of Alamanda Key – Phase 1 as recorded in Plat Book 52, Page 83, Public Records of Brevard County, Florida, and Alamanda Key – Phase 2, as recorded in Plat Book 54, Page 22, Public Records of Brevard County, Florida, and does hereby declare that the foregoing Subdivision shall be held, sold, and conveyed subject to the followings covenants, conditions, restrictions, easements, and reservations which are for the purpose of protecting the value and desirability of, and which will run with, the Subdivision and be binding on all parties having any right, title, or interest in the Subdivision or any part thereof, their heirs, successors and assigns, and shall inure to the benefit of each Owner thereof:

Article III, Section 3.11, Mailboxes and Other Delivery Boxes is deleted in its entirety and replaced with the following language:

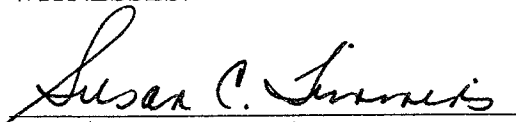
3.11 Mailboxes.


There shall be a single white mailbox per residence installed on a shared dual mount post. One (1) dual mount white post shall be provided for every two residences per the attached specifications. The white mailboxes, banner and vinyl letters shall be maintained and replaced at the individual resident's expense and the dual mount post replacement shall be an expense shared equally between the two residents sharing the post. The replacement post and mailboxes are to be white only and must comply with the attached specifications. If the specified post and mailboxes are no longer available, any alternative shall require the approval of the ARC.. All other delivery boxes or receptacles of any kind, including those for newspapers and other similar home deliveries shall be inconspicuously attached to the main dwelling on the front porch.

If any language in this Sixth Amendment shall contradict the language contained in the Original Declaration or previous amendments thereto, then the language of this Sixth Amendment shall take precedent.

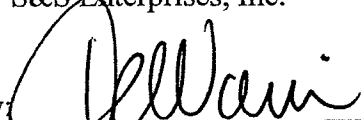
IN WITNESS WHEREOF, the undersigned has caused this Amendment to the Declaration to be duly executed as of the date and year set forth below.

WITNESSES:





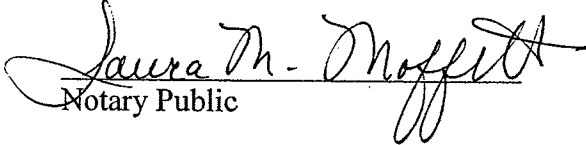
ALAMANDA KEY, LLC
a Florida limited liability company
By S&S Enterprises, Inc.

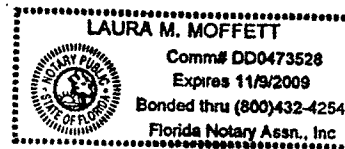
By 

T. A. Vani, President

State of Florida
County of Brevard

The foregoing instrument was acknowledged before me this 13th day of
September, 2006, by T. A. Vani, as President of S&S Enterprises, Inc., the Manager of
Alamanda Key, L.L.C., who is personally known to me or who produced
_____ as identification.


Notary Public



Attachment: *Specification Sheet-Creative Mailbox & Sign Designs*

EXHIBIT A

to Sixth Amendment to Declaration of Covenants, Conditions,
Restrictions, Reservations, Licenses and Easement
for Alamanda Key



19048 E. COLONIAL DR.
ORLANDO, FL 32820
(407) 568-7373

B-3 Finial →

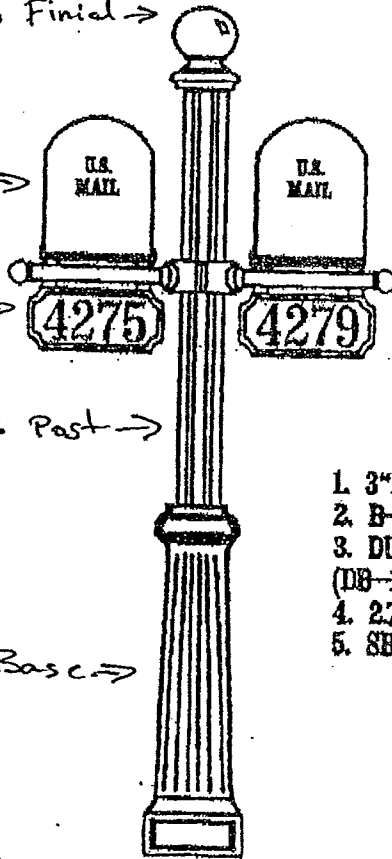
P-31

P-1 Box →

DB09
Bracket →

MP-36 Post →

SB-33 Base →



1. 3"X6' POLE
2. B-3 FINIAL
3. DUAL BANNER
(DB-11)
4. 275' GOLD VINYL #'S
5. SB-33 BASE

P-31 Double
White

White post-Dual Mount
white mailboxes