

This instrument prepared by and)
should be returned to;)
)
Robyn M. Severs, Esquire)
BECKER)
100 Whetstone Place, Suite 302)
St. Augustine, Florida 32080)
(904) 423-5372)
)
Cross Reference to Second Amended and)
Restated Declaration of Covenants, Conditions)
and Restrictions for Grand Haven Master)
Association recorded in Official Records)
Book 729, Page 269, Public Records of)
Flagler County, Florida.)

PARTIAL ASSIGNMENT OF DECLARANT RIGHTS TO
GRAND HAVEN MASTER ASSOCIATION, INC.

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, GRAND HAVEN DEVELOPERS, LLC, a Delaware limited liability company ("Declarant"), executed and recorded that certain SECOND AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR GRAND HAVEN MASTER ASSOCIATION ("Declaration") at Official Records Book 729, Page 269, Public Records of Flagler County, Florida; and

WHEREAS, Declarant has executed and recorded at Official Records Book 1796, Page 1372, Public Records of Flagler County, Florida, an Assignment of Declarant's and Developer's Rights and Obligations which assigned Declarant's rights to GRAND HAVEN PROPERTIES, LLC, a Florida limited liability company ("Properties")

WHEREAS, the GRAND HAVEN MASTER ASSOCIATION, INC., a Florida corporation not for profit ("Association"), was created to be the community association for the property encumbered by the Declaration; and

WHEREAS, the Association governs and enforces the Subordinate Declarations, as such term is defined in the Declaration;

WHEREAS, Properties has retained some approval rights in the Subordinate Declarations regarding wells in the Grand Haven community;

WHEREAS, the Association wishes to receive an assignment of Properties' approval rights regarding wells on improved Residential Units in the community and Properties wishes to assignment such rights;

NOW, THEREFORE, in consideration of the premises, Properties and the Association hereby agree to the following assignment of rights to the Association which Properties has or may have under the Declaration or any Subordinate Declaration:

1. Properties delegates to the Association its right to approve wells of any kind, solely for the purpose of landscape irrigation, on the improved Residential Units in the Grand Haven community, governed by the Declaration or any Subordinate Declaration.

2. Properties relinquishes any rights that it may have under the Declaration or any Subordinate Declaration regarding the approval of landscape irrigation wells of any kind on the improved Residential Units in the Grand Haven community.

IN WITNESS THEREOF, GRAND HAVEN PROPERITES, LLC, has executed this Assignment as of the date and year written below.

Signed, sealed and delivered in the presence of:

GRAND HAVEN PROPERTIES, LLC,
a Florida Limited Liability Company

Laurie Madden
Printed Name: Laurie Madden

By: [Signature]
Printed Name: James T. Cullis
Title: Managing Member
Date: 3/25/20

Lindsay Dolamore
Printed Name: LINDSAY DOLAMORE

STATE OF Florida
COUNTY OF Flagler

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 3/25/2020 (date) by James T. Cullis who is personally known to me or who has produced _____ (type of identification)(If left blank the affiant is personally known by me) as identification and known to be the managing member of Grand Haven Properties, LLC, a Florida limited liability company, and acknowledged to and before me that the execution of the foregoing instrument was for the uses and purposes therein stated.

WITNESS my hand and official seal this 25 day of March, 2020.

Laurie Madden
NOTARY PUBLIC
My Commission Expires: 06/01/2021

