

AUG 2 1988

BK0549PG0294

OFFICIAL RECORDS

CONSENT CLAIM OF LIEN

TO: The Clerk of Nassau County, Florida;

CARMEN V. WICKER, and VICTORY AVERY and MARIE M. AVERY, his wife, OWNERS;

and WHOM ELSE IT MAY CONCERN:

NOTICE IS HEREBY GIVEN that the COUNTY OF NASSAU, a political subdivision of the State of Florida, the undersigned lienor, has and claims a lien, as follows:

1. The name of the lienor is the COUNTY OF NASSAU, a political subdivision of the State of Florida, on behalf of the citizens of Nassau County.

2. The names of the owners of the real property described below, against whose interest lienor claims a lien, are CARMEN V. WICKER, and VICTORY AVERY and MARIE M. AVERY, his wife, the fee simple owners.

3. The property subject to the lien claimed herein is:

Tract 21, Block 3, Spring Hill Unit 2 as recorded in Plat Book 5, Page 35 of the public records of Nassau County, Florida.

Subject to covenants, easements, and restrictions of record; and also subject to restrictions attached hereto and marked Exhibit "A".

4. Charges in the aggregate amount of
One Thousand Six Hundred Sixty Five and 49/100 DOLLARS (\$ 1,665.49)

represent payment by Nassau County as and for a septic tank,

well, and pump for Victory Avery and Marie M. Avery, his wife, occasioned by their relocation from County property to privately owned property.

5. The undersigned consent to a lien in favor of Nassau County on the above property and consent to the recordation of said lien.

DATED this 26th day of July, 1988.

SIGNED, SEALED and DELIVERED in the PRESENCE OF:

Angela B. Smith
Carmel P. P...
Angela B. Smith
Carmel P. P...
Linda Velez
Carmel P. P...

Victory Avery
VICTORY AVERY
Marie M. Avery
MARIE M. AVERY
Carmen V. Wicker
CARMEN V. WICKER

BOARD OF COUNTY COMMISSIONERS
NASSAU COUNTY, FLORIDA

ATTEST:

T. J. GREENSON
Its: Ex-Officio Clerk

CHARLES PICKETT
Chairman

VERIFICATION

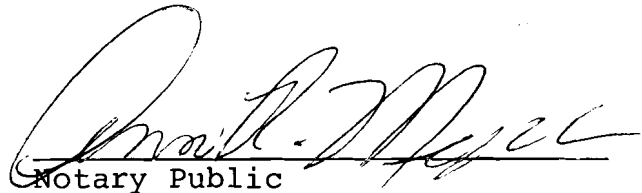
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OFFICIAL RECORDS

STATE OF FLORIDA

COUNTY OF NASSAU

BEFORE ME, this day, VICTORY AVERY, personally appeared, to me well known and known to me to be the person described in and who executed the foregoing and she acknowledged to and before me that the facts set forth therein are true and correct to the best of her knowledge and belief.

WITNESS my hand and official seal, this 1st day of June, 1988.



Notary Public
State of Florida at Large

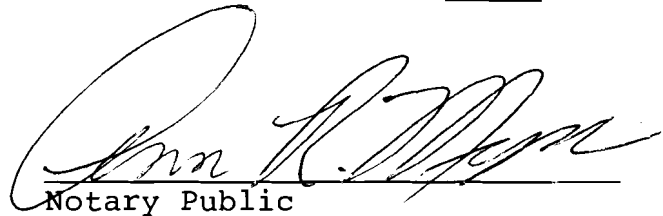
My Commission Expires: 12-10-91

STATE OF FLORIDA

COUNTY OF NASSAU

BEFORE ME, this day, MARIE M. AVERY, personally appeared, to me well known and known to me to be the person described in and who executed the foregoing and she acknowledged to and before me that the facts set forth therein are true and correct to the best of her knowledge and belief.

WITNESS my hand and official seal, this 1st day of June, 1988.



Notary Public
State of Florida at Large

My Commission Expires: 12-10-91

STATE OF FLORIDA

COUNTY OF NASSAU

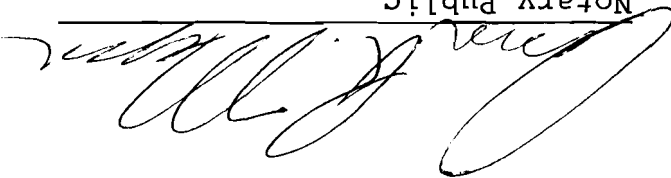
BEFORE ME, this day, CARMEN V. WICKER, personally appeared,

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OFFICIAL RECORDS

to me well known and known to me to be the person described in
and who executed the foregoing and she acknowledged to and before
me that the facts set forth therein are true and correct to the
best of her knowledge and belief.

WITNESS my hand and official seal, this 3rd day of
June, 1988.



Notary Public
State of Florida at Large

My Commission Expires: 12-10-91

RESTRICTIONS: It is mutually agreed by the parties hereto that the property herein described is subject to the following restrictions, covenants, easements, and reservations which shall be binding on the parties hereto and all persons claiming under them, to-wit:

a. No building other than a single family residence shall be built on any tract except unattached garages, barns, or utility buildings used for domestic purposes only. No permanent home shall be built on said land containing less than 900 square feet. If not of masonry construction, all structures shall, before occupancy, be painted on the exterior with two coats of paint and shall have a tiled, shingled, or gravelled roof.

b. No improvements shall be constructed on said property within easement lines or nearer than 25 feet to front property line or nearer than 10 feet to side property lines; except that in the case of corner tracts, no improvements shall be constructed nearer than 25 feet to side property lines adjacent to streets.

c. No outside toilet shall be installed or maintained on any premises. All plumbing shall be connected with a sanitary sewer or septic tank constructed in accordance with the specifications provided by the County of Nassau and the State of Florida.

d. No noxious, offensive, unlawful, or immoral use shall be made on the premises.

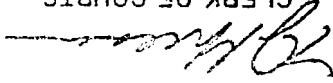
e. All restrictions and covenants binding upon the purchasers or their successors, heirs, and assigns shall conclude and expire January 1, 2010. All covenants on the part of the purchasers shall be binding upon the purchasers, their heirs, assigns, executors, and administrators.

f. One (1) mobile or modular home only may be placed on any individual tract; provided, however, this applies only if no permanent residence has been constructed. Only one (1) residence allowed on any tract in Spring Hill. Purchasers may use travel trailers and campers on weekends and vacations before a permanent residence is established.

g. No owner will be allowed to use property to store junk autos or trucks except their personal autos or trucks that are temporarily not operating and they are planning to have repaired and operating within 30 days.

h. No owner shall keep any goats, swine, or sheep on any tract. Owners may keep no more than 24 fowl, 24 rabbits, 4 horses, 4 dogs, or 4 cattle on any tract within the above described property. Any shelters built for animals or fowl must be painted on the exterior and built 75 feet back from front property line of tract.

CLERK OF COURTS
NASSAU COUNTY, FLORIDA



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FILED & RECORDED IN PUBLIC
RECORDS OF NASSAU COUNTY, FL.
RECORDS SECTION

i. Purchasers agree they will cut and remove only those trees from the actual site used to build a home or set up a mobile or modular home. Purchasers agree to cooperate on keeping the area in a natural wooded condition.

j. All driveway culvert pipe shall conform with the specifications and standards of the Nassau County Engineer's Department.

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