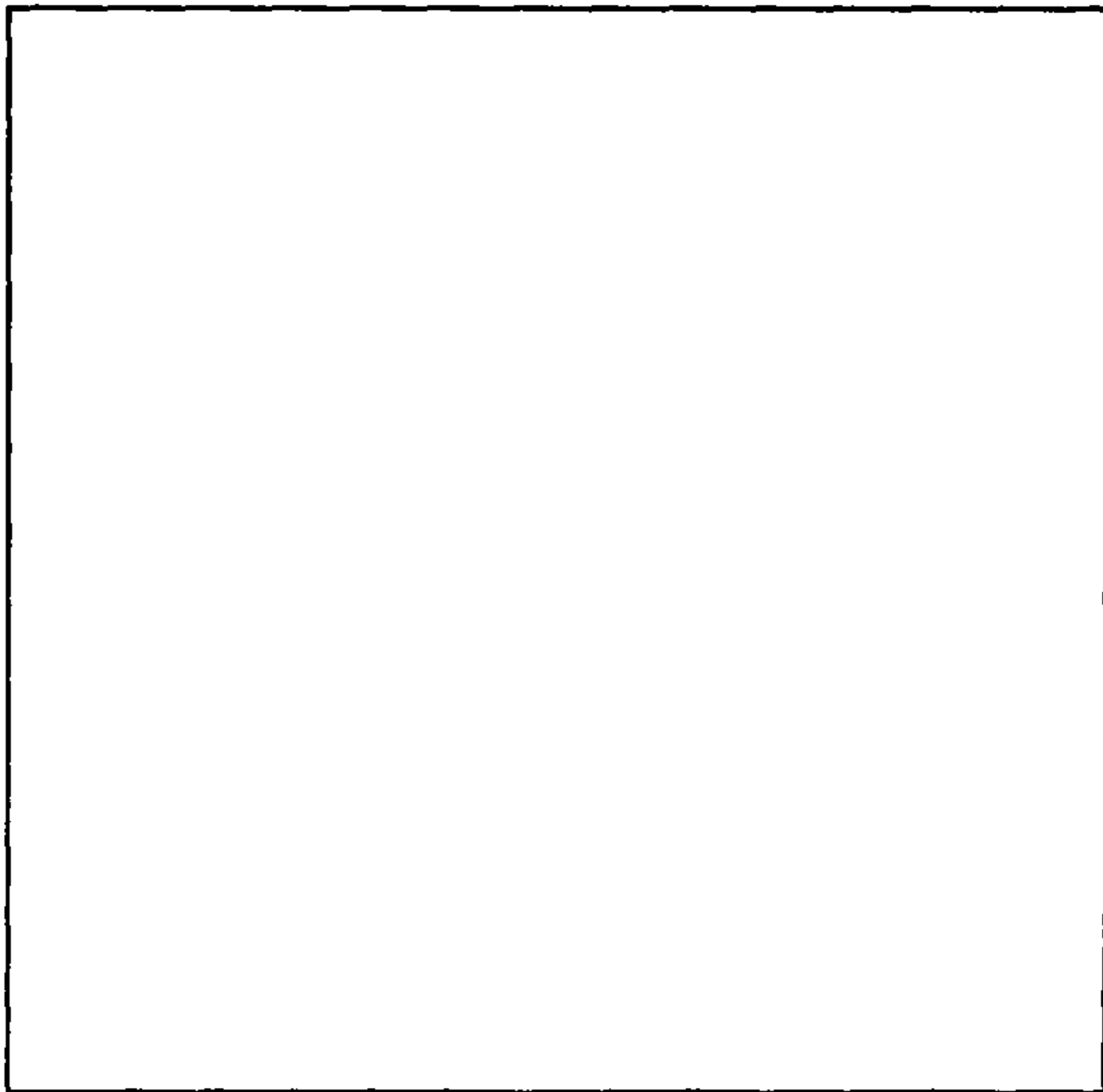


Prepared by and return to:
Douglas C. Roland, Esq.
Brickleyer, Smolker & Bolves
500 E. Kennedy Blvd., Suite 200
Tampa, Florida 33602

**SEVENTH AMENDMENT TO AMENDED
AND RESTATED DECLARATION OF
COVENANTS, CONDITIONS,
RESTRICTIONS AND EASEMENTS FOR
RIVER PLANTATION**

WHEREAS, CL Realty, L.L.C., a Delaware limited liability company, is the Declarant of the Amended and Restated Declaration of Covenants, Conditions, Restrictions and Easements of River Plantation (the "Declaration"); and



WHEREAS, the Declaration was recorded in Official Record Book 1979, Page 2983, and amended by that certain First Amendment to the Declaration recorded in Official Record Book 2000, Page 7715, by that Second Amendment to the Declaration recorded in Official Record Book 02042, Page 7625, by that Third Amendment to the Declaration recorded in Official Record Book 2051, Page 5986, by that Fourth Amendment to the Declaration recorded in Official Record Book 2098, Page 5462, by that Fifth Amendment to the Declaration recorded in Official Record Book 2127, Page 1414, and by that Sixth Amendment to the Declaration recorded in Official Record Book 2151, Page 1682, all of the Public Records of Manatee County, Florida; and

WHEREAS, in Article VIII, Section 4 Declarant reserved to itself the right to amend unilaterally this Declaration for any purpose; and

WHEREAS, Declarant has determined that certain notice provisions in River Plantation should be revised.

NOW, THEREFORE, the Declaration is amended as follows:

I. The last sentence of Article VI, Section 17 which reads as follows:

“If the Owner shall fail to take reasonable steps to remedy the condition within thirty (30) days after the mailing of the aforesaid notice of violation, the Architectural Control Committee and the Association shall have, in addition to all other rights set forth in this Declaration, at law or in equity, a Right of Abatement as provided in Article VIII, Section 1 hereof.”

is hereby deleted in its entirety and replaced by the following:

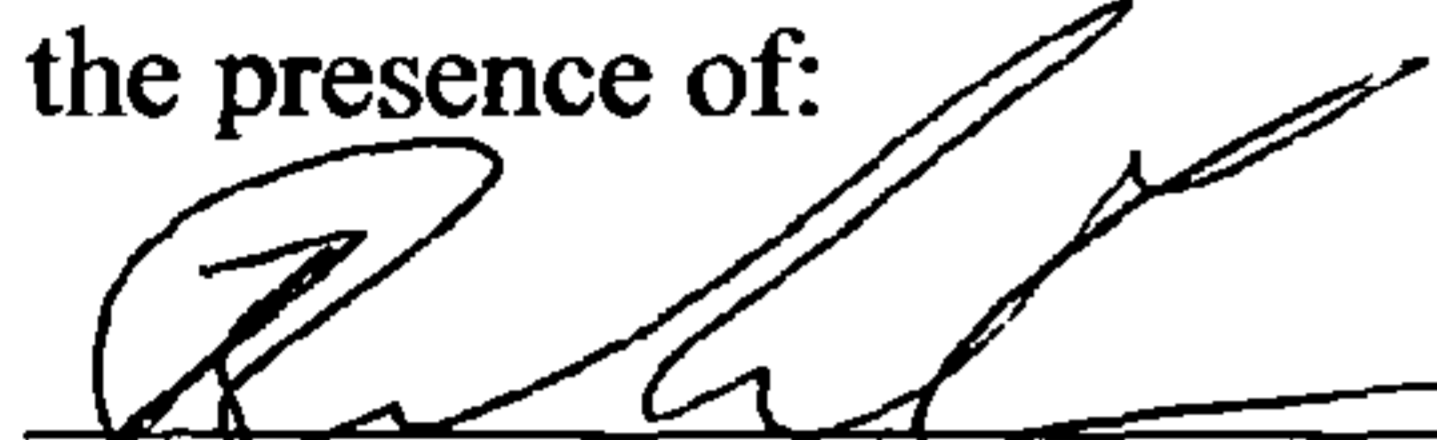
“If the Owner shall fail to take reasonable steps to remedy the condition within **fifteen (15) days** after the mailing of the aforesaid notice of violation, the Architectural Control Committee and the Association shall have, in addition to all other rights set forth in this Declaration, at law or in equity, a Right of Abatement as provided in Article VIII, Section 1

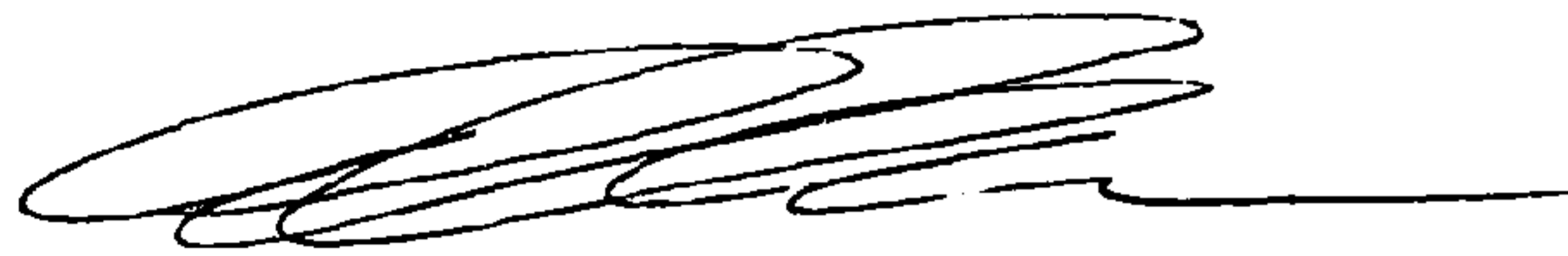
hereof, provided, however, that the thirty (30) period referenced in such Section shall not be applicable to a violation under this Article VI, Section 17."

II. Except as specifically provided herein, all remaining terms and conditions of the Declaration shall remain in full force and effect.


25 IN WITNESS WHEREOF, the Declarant has executed this Seventh Amendment as of the day of June 2008.

Executed and declared in the presence of:


Print Name: Richard Neff


Print Name: Ed Dardace

CL Realty, L.L.C., a Delaware limited liability company

By: 
Richard Neff, Its Attorney in Fact as provided in OR Book 2250, Page 4535, of the Public Records of Manatee County, Florida

Dated: 6/25/08

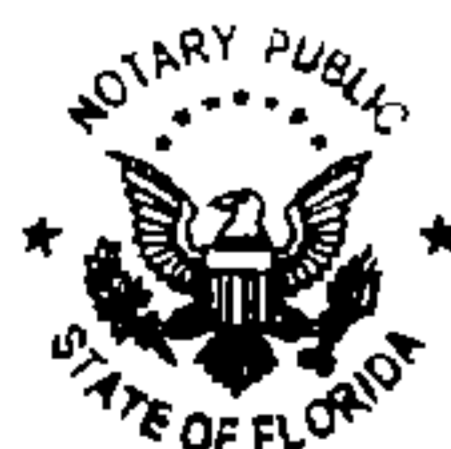
STATE OF FLORIDA
COUNTY OF Halsborough

The foregoing instrument was acknowledged before me this 25 day of June, 2008, by Richard Neff, as Attorney-in-Fact, for CL Realty, L.L.C., a Delaware limited liability company on behalf of the company. He is personally known to me or produced known as identification.



Notary Public
State of Florida
Print Name: Sandra H Oram
Commission Expires: 10-9-2011

[Seal]



SANDRA H. ORAM
MY COMMISSION # DD 712982
EXPIRES: October 9, 2011
Bonded Thru Budget Notary Services