

INSTR # 2020215132
BK 11410 Pgs 682-683 PG(s)2
RECORDED 10/13/2020 09:50:53 AM
STACY M. BUTTERFIELD, CLERK OF COURT
POLK COUNTY
RECORDING FEES \$18.50
RECORDED BY shauruss

Prepared by and Return to
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**FOURTH AMENDMENT TO THE DECLARATIONS OF
COVENANTS, CONDITIONS AND RESTRICTIONS
OF HIGHLAND SQUARE HOMEOWNERS
ASSOCIATION, INC.**

WHEREAS, the members of the Highland Square Homeowners Association, Inc., a Florida not-for-profit corporation (the "Association"), desires to amend the Declarations of Covenants, Conditions and Restrictions as recorded in Official Records Book 05245, Pages 0665 through 0678 of the Public Records of Polk County, Florida, the Amendment of the Declarations of Covenants, Conditions and Restrictions as recorded in Official Records Book 18443, Page 1662, Public Records of Polk County, Florida, the Second Amendment to the Declarations of Covenants, Conditions and Restrictions as recorded in Official Records Book 9982, Pages 986 through 993, Public Records of Polk County, Florida, and the Third Amendment to the Declarations of Covenants, Conditions and restrictions as recorded in Official Records Book 10672, Pages 1245-1249, Public Records of Polk County, Florida (referred herein collectively to as the "Declarations"), and

WHEREAS, the Association desires to comply with Chapter 720, Florida Statutes, as it may be amended from time to time, said Declarations shall be amended as follows:

Article V, Section 10 is amended as follows:

Section 10: PARKING. All motor vehicles located on any lot shall carry a current years license tag registration. No house-trailers or mobile homes shall be parked on any lot or along the streets of this community, at any time. ~~Additionally, there should be no parking of any trucks of any nature, including vans and/or campers upon the rights-of-way of the platted roadways within or outside of and adjacent to the subdivision.~~ Additionally, there shall be no parking of any commercial vehicles, commonly described as "box truck", "big rig tractor", "semi tractor trailer", "tow truck", "camper", commercial trailer, utility trailer or other similar type of vehicles upon the right-of-ways of the platted roadways within or outside of or adjacent to the subdivision or upon any lot. Further, there shall be no parking of any trucks of any nature, other than pick-up trucks, vans, or campers upon a Lot. Pick-up trucks, tow trucks, or vans or campers must be temporarily parked only on within the complete confines of the concrete driveway, and may not extend into the roadway or grass area surrounding the driveway. No commercial trailers, utility trailers, box trailers, or large trailers may be stored upon any lot. However, boats, boat trailers and campers, while permitted upon a Lot, must be stored either in an enclosed garage or in the back yard within

a six (6) foot privacy fence. All motor vehicles, cycles and other engine-run apparatus located and/or run within the subdivision by a lot owner, their guests, and/or invitees, will carry legal sound control devices as prescribed by the manufacturer, and must be parked only on the concrete driveway or the platted roadway adjacent to the property being visited or owned. No motor vehicles may be parked on any portion of the grass lawn or area of the property or any other property other than as described above.

IN WITNESS WHEREOF, the undersigned hereunto set its hand and seal as of this 26 day of September, 2020.

WITNESSES:

Lisa Kress
Signature

Lisa Kress
Printed Name

Brianna McP
Signature

Brianna McP
Printed Name

Highland Square Homeowners Association

By: [Signature]
Andrew Kress, President

Attested to by:

By: [Signature]
Margaret McCorkle, Secretary

STATE OF FLORIDA

COUNTY OF POLK

BEFORE ME personally appeared Andrew Kress and Margaret McCorkle, who executed the foregoing instrument, and acknowledged to and before me that they executed said instrument for the purposes therein expressed.

Sworn to and subscribed before me this 26 day of September, 2020

[Signature]
Notary Public, State of Florida

Daniel Torres
Print, Type or Stamp Name of Notary

☒ Personally known to me, or
☐ Produced identification
Type of identification produced:

