

This instrument prepared by:
C. Mark Reed, Esq.
Valancy & Reed, P.A.
310 SE 13th Street
Ft. Lauderdale, Florida 33316

**CERTIFICATE OF AMENDMENT TO THE DECLARATION OF CONDOMINIUM
FOR COBBLE EAST CONDOMINIUM ASSOCIATION, INC.**

THIS CERTIFICATE OF AMENDMENT is executed this 6 day of August 2026, by COBBLE EAST CONDOMINIUM ASSOCIATION, INC., a Florida not for profit corporation, (hereinafter referred to as "Association").

WHEREAS the Association has been established for the operation of COBBLE EAST CONDOMINIUM ASSOCIATION, INC. in accordance with the Declaration of Condominium and related documents which were recorded in the Official Records in Book 10611, Page 72, Et. Seq. of the Public Records of Broward County, Florida; and

WHEREAS, Amendment/additions to Declaration of Condominium were submitted to the Owners and Directors for their consideration and vote at a duly held Meeting of the Members held on July 30, 2026; and

WHEREAS, in accordance with the Declaration and Bylaws and applicable Florida law, the proposed Amendment/additions to the Declaration were approved by not less than two-thirds of the owners of units.

NOW, THEREFORE, the Association does hereby state the following:

1. The foregoing recitals are true and correct and are incorporated herein by reference.
2. Deletions are indicated by ~~strikeout~~, additions by underlining
3. The Declaration of Condominium for COBBLE EAST CONDOMINIUM ASSOCIATION, INC. is amended by adding the following:
(Deletions indicated by ~~strikeout~~, additions by underlining)

1. Proposed Amendment to Article XVII adding Section C of the Declaration

C. Each unit owner shall be required to install code compliant impact windows, sliding glass doors and an impact front door in all apertures of their unit on or before **January 31, 2028**. In the Event the unit owner does not install impact windows, sliding glass doors and an impact front door by this date then the Association is authorized to Contract, on behalf of any unit owner or owners, for the installation of Impact windows, Sliding Glass doors and an impact front door for which the owners are otherwise individually responsible. In such event, the unit owner or owners on whose

behalf the board has contracted are responsible for reimbursing the association for the actual costs of the items or services, and the association may use its lien authority provided by s. 718.116 to enforce collection of the charges.

The above requirements shall not apply to the exterior door serving the attached storage room for each unit, unless any of the Association's Insurance Carriers determine that said door must be a code compliant impact door in order to receive any applicable insurance discounts or reductions. However, in the event the exterior storage room door serving each unit must be impact as a requirement for insurance discounts or reductions then the above requirements shall include the storage room door.

IN WITNESS WHEREOF, the undersigned have set hands and seal this 6 day of August 2026.
Witness

By: [Signature]
Print: Sarah Jackson
Address: 310 SE 13 ST
Ft. Lauderdale, FL 33316

COBBLE EAST
CONDOMINIUM ASSOCIATION, INC.

By: [Signature]
Print: Emilie Jerome
Address: 310 SE 13 ST
Ft. Lauderdale, FL 33316

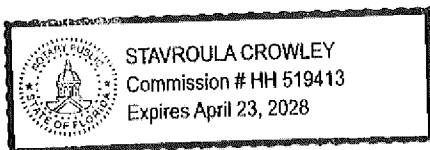
By: [Signature]
Print: Kathryn Lyons
Title: President

STATE OF FLORIDA)
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 6 day of August, 2026 by Kathryn Lyons as President of Cobble East Condominium Association, Inc., a Florida not for profit corporation, on behalf of the corporation. They are personally known to me/have produced Florida Driver's License as identification and did/did not take an oath

[Signature]
Signature of Notary

My commission expires:



Witness

By: *Sarah Jackson*
Print: Sarah Jackson
Address: 310 SE 13 St
Ft. Lauderdale, FL 33316

COBBLE EAST
CONDOMINIUM ASSOCIATION, INC.

By: *Emilie Leone*
Print: Emilie Leone
Address: 310 SE 13 St
Ft. Lauderdale, FL 33316

By: *Timothy Hightower*
Print: Timothy Hightower
Title: Secretary

STATE OF FLORIDA)
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 6 day of August, 2026
by Timothy Hightower as Secretary of Cobble East Condominium Association, Inc., a
Florida not for profit corporation, on behalf of the corporation. They are personally known to
me/have produced Florida Drivers License as identification and did/did not
take an oath

Stavroula Crowley
Signature of Notary

My commission expires:

