

Prepared by and return to:
Jerry B. Hosey, II, Esquire
Anderson, Givens & Fredericks, P.A.
1689 Mahan Center Boulevard, Suite B
Tallahassee, Florida 32308
(850) 692-8900 (Telephone)
(850) 597-9120 (Facsimile)

NOTICE OF SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC., UNDER S. 720.3032, FLORIDA STATUTES, AND NOTICE TO PRESERVE AND PROTECT DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, AND FIRST AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, FROM EXTINGUISHMENT UNDER THE MARKETABLE RECORD TITLE ACT, CHAPTER 712, FLORIDA STATUTES.

COMES NOW, SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation (herein, "the Association"), by and through its undersigned officers, pursuant to the requirements of Sections 712.05(2)(b) and 720.3032, Florida Statutes, and certify that the following information is true and correct:

1. The legal name of the Association: **SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.** (herein "the Association");
2. The Association's official mailing address is: **1616 Metropolitan Circle, Suite C, Tallahassee, Florida 32308.**
3. The Association's physical address is: **0 Royal Palm Way, Tallahassee, Florida 32309, and 2836 Raymond Diehl Road, Tallahassee, Florida 32309.**
4. Florida Association & Property Management, Inc. is the property management company for the Association. The property management company's physical address is: **1616 Metropolitan Circle, Suite C, Tallahassee, Florida 32308** and the property management company's phone number is **(850) 727-7335.**
5. This notice constitutes a notice to preserve and protect the covenants or restrictions from extinguishment under the Marketable Record Title Act. It is the desire of the Association to preserve the covenants and restrictions found in the DECLARATION OF RESTRICTIVE COVENANTS of SAWGRASS PLANTATION, recorded in Official Records Book 1818,

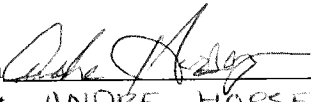
Page 1533 et. seq. of Leon County, Florida, and FIRST AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS of SAWGRASS PLANTATION, recorded in Official Records Book 4190, Page 168 et. seq. of Leon County, Florida, from extinguishment under the Marketable Record Title Act, Chapter 712, Florida Statutes.

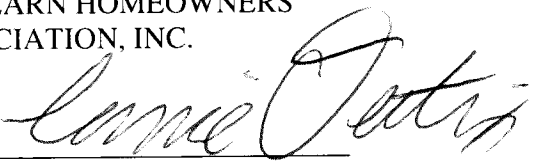
- 6. The legal description of the properties preserved are attached hereto as Exhibit "A" and is recorded for SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC. recorded in Official Records Book 1818, Page 1550 et. seq. of Leon County, Florida.
- 7. At the January 8, 2025, meeting of the Association's Board of Directors, not less than a majority of the Association's Board of Directors voted to preserve the Restrictions as evidenced by the executed Preservation Resolution attached hereto as Exhibit "B".

DATED this 3rd day of JULY, 2025.

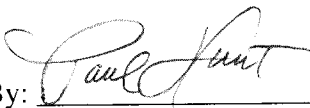
Signed, sealed and delivered in the presence of:

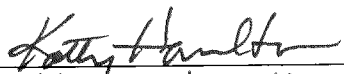
SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.

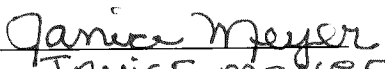
Sign 
 Print ANDRE HORSEY
 Address 1400 Village Sq Blvd, Ste 3
Tallahassee, FL, 32312

By: 
 Carrie Oatis, President

Sign N.A.
 Print N.A.
 Address N.A.

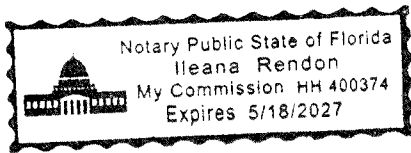
By: 
 Paul Hurst, Secretary

Sign 
 Print Kathy Hamilton
 Address 1916 Sandcastle Dr TLH FL
32309

Sign 
 Print JANICE meyer
 Address 1521 Merry Oaks Ct
TF, 32303

STATE OF FL
COUNTY OF LEON

The foregoing instrument was acknowledged and sworn to before me this 3rd day of JULY, 2025 by Carrie Oatis, as President of **SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.**, a Florida corporation, on behalf of the corporation. He is personally known to me or has produced FL Driver License as identification.



NOTARY PUBLIC
Sign *Ileana Rendon*
Print ILEANA RENDON
State of Florida at Large (Seal)
My Commission expires: 05/18/2027

STATE OF Florida
COUNTY OF leon

The foregoing instrument was acknowledged and sworn to before me this 6 day of August, 2025 by Paul Hurst, as Secretary of **SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.**, a Florida corporation, on behalf of the corporation. He is personally known to me or has produced _____ as identification.

NOTARY PUBLIC
Sign *Janice J Meyer*
Print JANICE MEYER
State of Florida at Large (Seal)
My Commission expires:

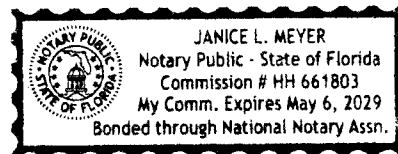


EXHIBIT "A"
LEGAL DESCRIPTION
SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.
SAWGRASS PLANTATION

Begin at the Northwest corner of the Northeast Quarter of Section 9, Township 1 North, Range 1 East, Leon County, Florida, and run South 1516.81 feet to a concrete monument (PLS #4816), thence North 57 degrees 02 minutes 15 seconds East 131.91 feet to a concrete monument (PLS #4816), thence North 20 degrees 19 minutes 00 seconds East 116.22 feet to a concrete monument (PLS #4816), thence South 82 degrees 37 minutes 12 seconds East 169.99 feet to a concrete monument (PLS #4816), thence South 03 degrees 54 minutes 00 seconds East 458.80 feet to a concrete monument (PLS #4816), thence North 83 degrees 29 minutes 00 seconds West 138.05 feet to a concrete monument (PLS #4816), thence South 20 degrees 06 minutes 07 seconds West 83.73 feet to a concrete monument (PLS #4816) lying on the Northerly right of way boundary of Raymond Diehl Road on a curve concave to the North, thence along said right of way curve with a radius of 570.00 feet, through a central angle of 32 degrees 12 minutes 08 seconds, for an arc distance of 320.36 feet (the chord of said arc being North 87 degrees 14 minutes 47 seconds East 316.16 feet) to a concrete monument (PLS #4816), thence leaving said right of way boundary run South 22.21 feet to the centerline of Raymond Diehl Road, thence North 70 degrees 15 minutes 31 seconds East along said centerline a distance of 17.20 feet, thence North 65 degrees 01 minute 12 seconds East along said centerline a distance of 47.59 feet, thence North 58 degrees 39 minutes 00 seconds East along said centerline a distance of 99.06 feet, thence North 48 degrees 13 minutes 50 seconds East along said centerline a distance of 100.58 feet, thence North 43 degrees 36 minutes 56 seconds East along said centerline a distance of 100.38 feet, thence North 42 degrees 33 minutes 53 seconds East along said centerline a distance of 102.77 feet, thence North 38 degrees 06 minutes 00 seconds East along said centerline a distance of 94.37 feet, thence North 33 degrees 32 minutes 05 seconds East along said centerline a distance of 103.47 feet, thence North 32 degrees 33 minutes 23 seconds East along said centerline a distance of 94.63 feet, thence North 35 degrees 31 minutes 01 second East along said centerline a distance of 99.20 feet, thence North 41 degrees 05 minutes 12 seconds East along said centerline a distance of 97.28 feet, thence North 50 degrees 29 minutes 15 seconds East along said centerline a distance of 93.67 feet, thence North 57 degrees 53 minutes 14 seconds East along said centerline a distance of 93.02 feet, thence North 60 degrees 29 minutes 29 seconds East along said centerline a distance of 31.37 feet, thence leaving said centerline and run North 00 degrees 14 minutes 42 seconds West 1065.89 feet to a concrete monument (PLS #1254), thence North 89 degrees 40 minutes 08 seconds West 1319.89 feet to the POINT OF BEGINNING.

EXHIBIT "B"

PRESERVATION RESOLUTION

SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.

WHEREAS, SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC., (herein, "the Association") is a Florida Not-for-Profit Corporation and a mandatory homeowners association; and

WHEREAS, the DECLARATION OF RESTRICTIVE COVENANTS of SAWGRASS PLANTATION, recorded in Official Records Book 1818, Page 1533 et. seq. of Leon County, Florida; provides that the Association has standing to enforce the restrictions in SAWGRASS PLANTATION SUBDIVISION, and;

WHEREAS, Section 720.3032, Florida Statutes, authorize the Association's Board of Directors to preserve the DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, AND FIRST AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, from extinguishment by the operation of Chapter 712, Florida Statutes, by executing and recording in the Public Record: NOTICE OF SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC., UNDER S. 720.3032, FLORIDA STATUTES, AND NOTICE TO PRESERVE AND PROTECT DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, AND FIRST AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, FROM EXTINGUISHMENT UNDER THE MARKETABLE RECORD TITLE ACT, CHAPTER 712, FLORIDA STATUTES; and

WHEREAS, not less than a majority of the Association's Board of Directors approved this Resolution at a duly-noticed meeting of the Board of Directors.

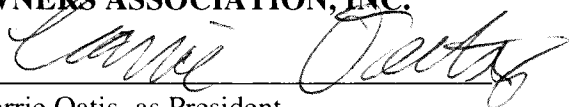
NOW THEREFORE, the Association Board of Directors hereby approves and adopts the following resolution:

BE IT RESOLVED, that the Board of Directors of the Association hereby elects to preserve and protect the restrictions from extinguishment by the operation of Chapter 712, Florida Statutes, by executing and filing in the Public Record the NOTICE OF SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC., UNDER S. 720.3032, FLORIDA STATUTES, AND NOTICE TO PRESERVE AND PROTECT DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, AND FIRST AMENDMENT TO DECLARATION OF RESTRICTIVE COVENANTS OF SAWGRASS PLANTATION, FROM EXTINGUISHMENT UNDER THE MARKETABLE RECORD TITLE ACT, CHAPTER 712, FLORIDA STATUTES, to be signed by the President and attested to by the Secretary of the Association pursuant to the statutory authority of Sections 720.3032, Florida Statutes.

The undersigned hereby certifies that the Association Board of Directors duly-adopted the above Preservation Resolution on this 3rd day of JULY, 2025 at a duly-noticed meeting of the Board of Directors.

DATED JULY 3, 2025

SAWGRASS PLANTATION OF KILLEARN HOMEOWNERS ASSOCIATION, INC.


Carrie Oatis, as President

