

THIS INSTRUMENT WAS PREPARED BY,
AND AFTER RECORDING RETURN TO:
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Naples, Florida 34102

CERTIFICATE OF AMENDMENT

**DECLARATION OF CONDOMINIUM
FOR
WINDWARD CAY, A CONDOMINIUM**

**BY-LAWS
RULES AND REGULATIONS
FOR
WINDWARD CAY HOMEOWNERS' ASSOCIATION, INC.**

I, the undersigned President of Windward Cay Homeowners' Association, Inc., hereby certify that pursuant to Article 22.3 of the Declaration of Condominium and Article 11.3 of the Bylaws, and Article 3.11 of the Bylaws of Windward Cay Homeowners' Association, Inc., and based upon the written consent of 100% of the members of the Association, and the Board of Windward Cay Homeowners' Association, Inc., having unanimously approved a resolution adopting proposed amendments to the Declaration of Condominium for Windward Cay, a Condominium and to the Bylaws and Rules and Regulations for Windward Cay Homeowners' Association, Inc., the following amendments to the Declaration of Condominium for Windward Cay, a Condominium and to the Bylaws and Rules and Regulations for Windward Cay Homeowners' Association, Inc. were approved by written consent of 100% of the voting interests of the Association, who provided written approval for the amendments, and provided written consent to so amend.

See Exhibit A attached hereto for amendments.

^{3RD} ^{MAY}
Dated this ~~25th~~ day of April, 2016.

Witnesses:

Jaquini Resop
By: Jaquini Resop

Christina Monson
By: Christina Monson

**WINDWARD CAY HOMEOWNERS'
ASSOCIATION, INC.**

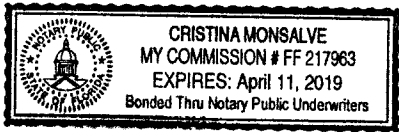
David I. Rowland

By: David I. Rowland
Association President

(Corporate Seal)

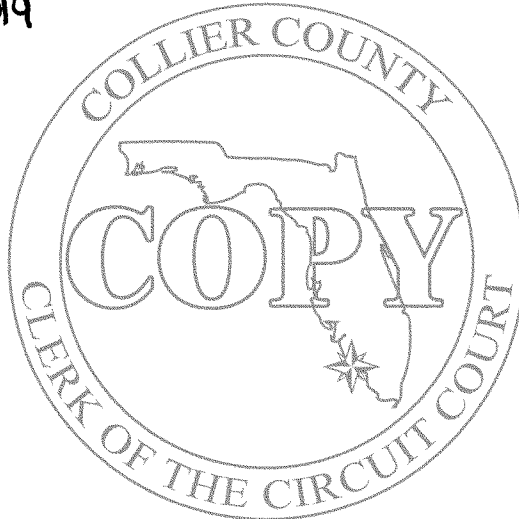
STATE OF FLORIDA
COUNTY OF COLLIER

Subscribed before me this ³⁰ ~~25~~th day of ^{May} ~~April~~, 2016, by David I. Rowland, Association President, who is personally known to me.



Cristina Monsalve
NOTARY PUBLIC
Cristina Monsalve
Printed Name of Notary Public

My Commission Expires: ²⁰¹⁹



AMENDMENTS
DECLARATION OF CONDOMINIUM
FOR
WINDWARD CAY, A CONDOMINIUM

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RULES AND REGULATIONS
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WINDWARD CAY HOMEOWNERS' ASSOCIATION, INC.

Additions are (underlined).
Deletions are ~~stricken through~~.

Amendment No. 1 to Article 14.2, Declaration of Condominium

14. LEASING OF UNITS: All leases of units must be in writing. A unit owner may lease only his entire unit, and then only in accordance with the following:

14.2 Term of Lease and Frequency of Leasing. No unit may be leased more than ~~six~~four times in any calendar year. No lease may be for a period of less than one month. No subleasing or assignment of lease rights by the lessee is allowed.

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Amendment to Rule 11, Rules and Regulations

11. Pursuant to the ~~Bylaws~~ Declaration of Condominium, all leases are subject to approval by the Board. No unit may be leased more than ~~one~~four times per calendar year.

Amendment No. 2 to Article 4.11 of the Bylaws

4. BOARD OF DIRECTORS. The management of the property and business of the corporation and the administration of the affairs of the Association shall be by a Board of Directors who may exercise all corporate powers not specifically prohibited.

4.11 Quorum of Directors. A quorum shall consist of at least ~~one-half~~ a majority of all Directors. Members of the Board of Directors may participate in any meeting of the Board, or meeting of an executive or other committee, by means of a conference telephone or similar communicative equipment. Participation by such means shall be deemed equivalent to presence in person at a meeting.

