

CERTIFICATE OF AMENDMENT TO
THE DECLARATION OF CONDOMINIUM OF THE BRICKELL PLACE
CONDOMINIUM ASSOCIATION, INC.

The undersigned, being respectively the President and Secretary of THE BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC., a Condominium Association, located in Miami-Dade County, Florida created pursuant to the Declaration of Condominium as recorded in Official Records Book 9178 at Page 973 of the Public Records in Miami-Dade County, Florida, do hereby certify that at a duly noticed meeting of the Board of Administration held on February 28, 2002 with no less than a majority of the vote of the Board of Administration pursuant to Florida Statute 718.110(5), the Board approved the following amendment to the Declaration of Condominium for the purpose of correcting a scriveners error to Exhibit VI of the Declaration of Condominium:

Note: New Language is indicated by underscored type, and old language is indicated by lined type.

1. Exhibit VI to the Declaration of Condominium shall be amended to include the pages attached hereto and identified as Exhibit "1" and Exhibit "2". Exhibit "1" is the current dimensions and layout of Ph III. Exhibit "2" is the current dimensions and layout of Ph IV.
2. Exhibit VI to the Declaration Condominium shall be amended to read as follows:

EXHIBIT "VI" page 3

TO

DECLARATION OF CONDOMINIUM
THE BRICKELL PLACE CONDOMINIUM
PERCENTAGE OF COMMON EXPENSES

PERCENTAGE OF OWNERSHIP OF THE COMMON ELEMENTS

UNIT	PERCENTAGE
A-PH-III	<u>.393</u>
A-PH-III	<u>.422</u>
A-PH-IV	<u>.450</u>
A-PH-IV	<u>.421</u>

This amendment serves only as a reallocation of the assigned percentage of ownership as to Unit A-PH-111 and A-PH-IV as they are actually configured. All remaining percentages of ownership for all other Unit remain unchanged as set forth in Exhibit IV of the Declaration of Condominium and the sum total of all ownership percentage remains as 100 percent.

20284 PG 1169

IN WITNESS WHEREOF, the BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC.
has duly approved and executed the foregoing Amendment to its Declaration and has
affixed its corporate seal on this 13 day of March, 2002.

[CORPORATE SEAL]

BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC.
ATTESTED:

BY: M.J.D.
President

BY: Laura Rodriguez
Secretary

WITNESSES:

Sheri Bennett
Witness Signature
SHERI BENNETT
Witness' Name Printed

Christina Solo
Witness Signature
CHRISTINA SOLO
Witness' Name Printed

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

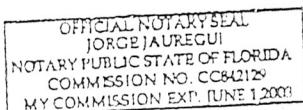
I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared Robby Mitchell and Laura Rodriguez, Secretary respectively of the corporation President and Secretary named in the foregoing Amendment, and that they acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said Corporation and that the seal affixed thereto is the true and corporate seal of said Corporation.

WITNESS my hand and official seal in the County and State last aforesaid on this 13 day of March, 2002.

Jorge Jauregui
Notary's Name Typed/Printed

Jorge Jauregui
NOTARY PUBLIC, State of Florida
At Large

My Commission No.:
My Commission Exp.:



This instrument Prepared By:
JOSEPH H. GANOUZZA, ESQUIRE
HYMAN, KAPLAN, GANOUZZA
SPECTOR & MARS, P.A.
27th Floor, Museum Tower
150 West Flagler Street
Miami, FL 33130

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CERTIFICATE OF AMENDMENT TO THE
DECLARATION OF CONDOMINIUM OF
BRICKELL PLACE, A CONDOMINIUM

THIS IS TO CERTIFY THAT:

1. BRICKELL PLACE ASSOCIATION, an unincorporated association, the management association for BRICKELL PLACE, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 9178, at Page 973, of the Public Records of Dade County, Florida, has amended said Declaration of Condominium by Resolution, which Resolution is attached hereto as Exhibit "A". Said Resolution was adopted by a majority of the Board of Directors of BRICKELL PLACE ASSOCIATION, an unincorporated association, at a meeting of the Board of Directors duly held on the 25 day of August, 1977, in accordance with the requirements of Section 718.110(5), Florida Statutes, and the By-Laws of BRICKELL PLACE ASSOCIATION.

2. The adoption of said Resolution by the Board of Directors appears in the minutes of BRICKELL PLACE ASSOCIATION and is unrevoked.

EXECUTED at Miami, Dade County, Florida this 25 day of August, 1977.

WITNESSES:

Tony S. Marks

Elizabeth P. Scott

BRICKELL PLACE ASSOCIATION, an unincorporated association

BY: John Murphy
Vice President

Attest: Quinn T. Duley
Secretary

16⁰

STATE OF FLORIDA)
: ss.
COUNTY OF DADE)

REC'D 10433 TO 2023
I HEREBY CERTIFY that on this 25th day of August,
1977, before me personally appeared S. Mayerson
and C. Janel, ^{vice} President and Secretary,
respectively, of BRICKELL PLACE ASSOCIATION, an unincorporated
association, to me well known to be the persons who signed the
foregoing instrument as such officers and severally acknowledged
the execution thereof to be their free act and deed as such
officers for the uses and purposes therein mentioned and that the
said instrument is the act and deed of said association.

WITNESS my hand and official seal at Miami,
in the County and State, the day and year last aforesaid.

Richard B. Evans
Notary Public, State of Florida
at Large

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES MAY 2 1980
BONDED THRU GENERAL INS. UNDERWRITERS

This Instrument Prepared By:

Richard B. Evans, Esq.
Glass, Schultz, Lobel,
Weinstein, & Glass, P.A.
5915 Ponce de Leon Blvd.
Coral Gables, Florida 33146

RESOLUTION AMENDING DECLARATION OF
CONDOMINIUM OF BRICKELL PLACE,
A CONDOMINIUM

WHEREAS, Section 718.110(5), Florida Statutes, provides that the Board of Administration of a condominium may file an amendment to the declaration of condominium to correct a scrivener's error in the designation of the undivided share of the common elements and/or common expenses appurtenant to a unit; and

WHEREAS, Exhibit VI to the Declaration of Condominium of BRICKELL PLACE, A CONDOMINIUM, contains a scrivener's error in the designation of the undivided shares of the common elements and common expenses appurtenant to units A-106A and A-106B of BRICKELL PLACE; and

WHEREAS, the Board of Administration of the BRICKELL PLACE ASSOCIATION, the Management Association for BRICKELL PLACE, A CONDOMINIUM, wishes to correct said scrivener's error;

NOW, THEREFORE, Exhibit VI to the Declaration of Condominium of BRICKELL PLACE, A CONDOMINIUM, recorded in Official Records Book 9178, at Page 973, of the Public Records of Dade County, Florida is hereby amended as follows:

The reference to Andros Condominium No. A-106 and the PERCENTAGE appurtenant to it of .001 set forth on the first page of Exhibit VI to said Declaration are both hereby deleted in their entirety and the following references and percentages are hereby substituted in their place and stead with the same force and effect as if included in Exhibit VI to said Declaration as originally recorded:

A-106A	.0005
A-106B	.0005

Except as provided above, said Declaration and all Exhibits thereto are hereby ratified and confirmed.

IN WITNESS WHEREOF this Resolution has been duly
executed on this 25 day of August, 1977.

WITNESSES:

BRICKELL PLACE ASSOCIATION, an
unincorporated association

Frank G. Scott

BY: Stanley B. —
Vice President

Oliver S. Marks

Attest: Oliver S. Marks
Secretary

STATE OF FLORIDA)
: SS.
COUNTY OF DADE)

I HEREBY CERTIFY that on this 25th day of August,
1977, before me personally appeared J. Mayallan and
R. Evans, President and Secretary, respectively,
of BRICKELL PLACE ASSOCIATION, an unincorporated association, to
me well known to be the persons who signed the foregoing instrument
as such officers and severally acknowledged the execution thereof
to be their free act and deed as such officers for the uses and
purposes therein mentioned and that the said instrument is the act
and deed of said association.

WITNESS my hand and official seal at Miami,
in the County and State, the day and year last aforesaid.

Keith C. Kleppel
Notary Public, State of Florida
at Large

My Commission Expires:

NOTARY PUBLIC IN FLORIDA
STATE OF FLORIDA
EXPIRES APRIL 1980

This Instrument Prepared By:

Richard B. Evans, Esq.
Glass, Schmitz, Lobel,
Weinstein, & Moss, P.A.
5915 Ponce de Leon Blvd.
Coral Gables, Florida 33145

CONSENT OF OWNER

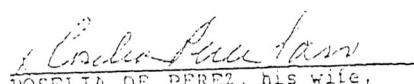
PEDRO PEREZ-LAZO and ROSELIA DE PEREZ, his wife, also known as ROSELIA PEREZ-LAZO, hereby approve and consent to the Amendment to the Declaration of Condominium of BRICKELL PLACE, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 9178, at Page 973, of the Public Records of Dade County, Florida in accordance with the terms and conditions of the Certificate of Amendment to which this Consent is attached.

IN WITNESS WHEREOF, this Consent has been duly executed on this 9th day of MAY, 1979.

Signed, sealed and delivered
in the presence of:



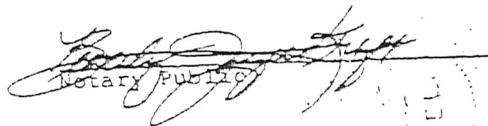
PEDRO PEREZ-LAZO



Roselia De Perez
ROSELIA DE PEREZ, his wife,
also known as ROSELIA PEREZ-LAZO

STATE OF FLORIDA
COUNTY OF DADE

The foregoing Consent was acknowledged before me on this
9th day of May, 1979 by PEDRO PEREZ-LAZO and
ROSELIA DE PEREZ, his wife, also known as ROSELIA PEREZ-LAZO.



Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
MY COMMISSION EXPIRES APR. 23 1981
KENDALL, FLA. 33166 UNDERSIGNED

RECORDED IN OFFICIAL RECORDS BOOK
DADE COUNTY, FLORIDA
APR. 23 1981
RICHARD P. BUNKER
CLERK CIRCUIT COURT

BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC.
Declaration of Condominium recorded in Official
Records Book 9178 at page 973 of the Public
Records of Dade County, Florida.

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AMENDMENT TO

BYLAWS OF

BRICKELL PLACE ASSOCIATION

II.

MEMBERS' MEETINGS

B. An annual meeting of members, commencing with the year 1977, shall be held on the 15th-day-of-March 27th day of December in each year, if-it-is-not-a-federal-holiday, unless a Friday or Saturday night, then on the next secular-day Monday following, at 2:00 8:30 p.m., at which the members shall elect, by a plurality vote, a board of directors, and transact such other business as may properly be brought before the meeting. Proxy holders are to appear at 7:30 p.m.

D. At least 10 days before every election of the directors, a complete list of the members entitled to vote at said election, arranged numerically by apartment units with the residence of each, will be prepared by the secretary. Such list is to be opened at the place-where-the-election-is-to-be-held office of the Association for the examination of any member, and is to be produced and kept at the time and place of election during the whole time thereof, and subject to the inspection of any member who may be present.

E. Special meetings of the members, for any purpose or purposes, unless otherwise prescribed by either statute or by declaration of condominium and bylaws, may be called by the President or Secretary at the request, in writing, of one-third ten percent of the members. Such request shall state the purpose or purposes of the proposed meeting.

H. A majority of members entitled to vote who are present in person or represented by proxy, shall be requisite and shall constitute a quorum at all meetings of the members for the transaction of business except as otherwise provided by statute, the Declaration of Condominium, or these Bylaws. If, however, such quorum shall not be present, or represented at any meeting of the members, the members entitled to vote thereat, either present in person or represented by proxy, shall have power to adjourn the meeting from time to time, without-notice other-than-announcement-at-the-meeting, and notice of the re-scheduled meeting must be posted, until a quorum shall be present or represented. At such adjourned meeting at which a quorum is to be present or represented, any business may be transacted which might have been transacted at the meeting originally called.

Words underlined are proposed additions to the bylaws and words which are struck-through are proposed deletions from the bylaws.

13

REC 10189 NO 1759

VI

MEETINGS OF THE BOARD

B. Special meetings of the Board may be called by the President on ~~at least~~ 7 days' notice in writing to each director, either delivered personally or by mail or by telegram. Special meetings will be called by either the President or Secretary in like manner and on like notice on the written request of two Directors. Notice of any and all meetings of the Board may be waived by appropriate written waiver, of all Directors, subject to the provisions set forth in paragraph B. of Article III above. Minimal notice is required for emergency meetings.

XIX

ASSESSMENTS

Paragraph 5

After the initial determination of the annual cash requirements to be made, the following or future determinations thereof to be made will be on a calendar year basis by the Board of Directors on-the-fifth-day-of-March-of seven days prior to members' meeting each year unless the time thereof is changed by resolution of the Board, provided that it must be before the annual membership meeting. A copy of the proposed annual budget or annual cash requirements, of common expense, shall be mailed to the unit owners not less than thirty (30) days prior to the meeting at which the budget will be considered, together with a notice of that meeting setting forth the time and place at which such meeting of the Board of Directors will consider the budget. Such meeting will be an open meeting.

XXV

AMENDMENTS OF BYLAWS

The Bylaws of said Association may be amended, altered, rescinded, or added to by resolution adopted by a majority vote of the Board of Directors of this Association at any duly called meeting of said Board and ratified and confirmed by a majority vote of the members present at any duly convened meeting of the members; provided, however, that no such meeting shall be deemed competent to consider or amend, alter, rescind or add to these Bylaws unless prior written notice of said meeting specifying the proposed change has been given to ~~six~~-directors-and members at least 20 days prior to the meeting or said notice is appropriately waived by written waiver. Any member of this Association or any member of the Board of Directors of this Association may propose an amendment to these Bylaws to the Board or the membership, as the case may be.

REC 10189 PG 1758

J. At any meeting of the members, every member having the right to vote shall be entitled to vote either in person, or by proxy appointed by an instrument in writing subscribed by such member. Such proxy is to be filed with the Secretary ~~24~~ hours before the opening of the meeting pursuant to Section II.B.

K. Forms for corporate voting designations, individual condominium parcel voting designations and proxies shall be set and determined by the Board of Directors and made available upon request by any member, ~~provided, however, that no one person may be designated to hold more than 5 proxies.~~ Unit owners may vote by proxy.

III.

DIRECTORS

A. The number of Directors which constitute the whole board shall not be less than ~~three~~ five nor more than seven. The initial Board of Directors and the manner of filling vacancies of the initial Board of Directors shall be set forth in Article XXXI of the Declaration of Condominium and they shall serve as provided for therein until their respective successors are chosen and can qualify. The Directors shall be elected at the annual meeting of members, and each director shall be elected to serve until the next annual meeting of the members and/or until his successor is elected and qualifies. Unless otherwise provided for in the Declaration of Condominium, directors must be owners of condominium parcels except in the case of corporation ownership, then any one corporate officer may be designated.

IV

EXECUTIVE-COMMITTEE

A.---The-Board-of-Directors-may--by-resolution-passed unanimously-by-the-whole-Board-&--designate-an-executive-committee to-consist-of-three-or-more-directors-of-the-Association-which, to-the-extent-provided-in-said-resolution, will-have-and-may exercise-the-powers-of-the-Board-of-Directors-in-the-management of-the-business-and-affairs-of-the-Association-and-may-have-power to-authorize-the-seal-of-the-Association-to-be-attached-to-all papers-which-may-require-it.

B.---The-executive-committee-will-keep-regular-minutes of-its-proceedings-and-report-the-same-to-the-Board-when-required. All-minutes-of-the-Executive-Committee-and-Board-of-Directors will-be-open-for-inspection-to-any-member-or-members-at-the-office of-the-Association-between-9:00-a.m.-and-5:00-p.m., Monday-through Friday--except-on-legal-holidays.

REF ID: A6189 PG 1760

XXVIII

**RECORDED IN OFFICIAL RECORDS BOOK
OF STATE BUREAU OF INVESTIGATION
REGD NO. 1000000000**

RULES AND REGULATIONS

The Board of Directors may from time to time adopt rules and regulations for the operation of the condominium and all members will abide thereby; provided, however, that said rules and regulations will be equally applicable to all members similarly situated and uniform in their application and effect.

Note: The Association Attorney may wish to put in here a clause authorizing the association to set sanctions or penalties for breaking of rules and regulations.

This Amendment of the By-Laws of the Declaration of Condominium of BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC., pursuant to Article XXV of the By-laws of said Association, as adopted by a majority vote of the Board of Directors of this Association and ratified and confirmed by a majority vote of the members present at the duly convened Annual Meeting of Members which was held on December 27, 1977, were made and entered into the 27th day of December, 1977 and are hereby submitted for recording on this 12th day of October, 1978.

IN WITNESS WHEREOF, the parties have submitted to recording this
Amendment the day and year written:

In the Presence of:

**BRICKELL PLACE CONDOMINIUM
ASSOCIATION, INC.**

By: *J. C. L.* President
By: *J. C. L.* Director

I HEREBY CERTIFY That on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, Jacques Dreyfuss and Sam Magidson as President and Director of Brickell Place Condominium Association, Inc., to me known to be the persons described in and who executed the foregoing, and severally acknowledged the execution thereto to be their free act and deed as such officer and director, for the uses and purposes therein mentioned, and that they affixed thereto the official seal of said Association, and the said instrument is the act and deed of said Association.

WITNESS My signature and official seal at Miami, ~~Broward~~^{Florida}, County of
Broward, State of Florida, this 19th day of October, 1978.

ROTARY PUBLIC SERVICE COMMITTEE FOR
MY COMMISSION TERM 1947-1948
LEEDS ROTARY CLUB

CERTIFICATE OF RESOLUTION OF THE BOARD OF DIRECTORS
OR BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC.

Pursuant to considerations of promoting unit owner participation and attendance at the Annual Meeting of the Brickell Place Condominium Association each year, it is therefore,

RESOLVED as follows:

The date for the Annual Meeting and Annual Elections are hereby established to be scheduled at a location and time established by the Board of Directors on the date of January 31st of each year. Should January 31st fall on a weekend or holiday, then the meeting shall be held on the next regular business day at the location and time established by the Board.

RESOLVED this 23 day of July, 2007.

BRICKELL PLACE CONDOMINIUM ASSOCIATION, INC.

By: Jeanne M. Chambers
Secretary

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

Before me, a Notary Public, the foregoing instrument was acknowledged this 23 day of July, 2007, by RAIZA VIDAVRASAGA, who is personally known to me or who has produced a driver license as identification, and who did not take an oath.

Jerry Mac Chambers
Notary Public
State of Florida
My Commission Expires:

