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Prepared by and return to:
MELISSA S. TURRA, Esq. *MST*
Holland & Knight LLP
50 North Laura Street, Suite 3900
Jacksonville, Florida 32202

INSTR # 200410235
OR BK 01216 PGS 1707-1708
RECORDED 03/19/2004 03:09:24 PM
J. M. OXLEY JR
CLERK OF CIRCUIT COURT
NASSAU COUNTY, FLORIDA
RECORDING FEES 10.50

REC 10.50

**FIRST AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS,
RESTRICTIONS AND EASEMENTS FOR HICKORY VILLAGE**

THIS FIRST AMENDMENT is made this 4th day of March 2004, by MARSH CREEK DEVELOPMENT CORPORATION, a Florida corporation ("Developer").

RECITALS:

A. Developer subjected certain lands owned by it to the Declaration of Covenants, Conditions, Restrictions and Easements for Hickory Village recorded in Official Records Book 1169, page 625, of the public records of Nassau County, Florida (the "Declaration").

B. Pursuant to the provisions of Article XI, Section H.3 of the Declaration, Developer may amend any term of the Declaration in such manner as it deems necessary and convenient.

C. Developer desires to amend the Declaration as hereinafter set forth to eliminate the application fee and compliance binder in connection with the architectural review process.

NOW THEREFORE, in consideration of the premises, Developer declares as follows:

1. Subsection B.3.(i) of Article VI (Architectural Control / Procedures / Application Fee) is hereby deleted in its entirety
2. Subsection B.3.(ii) of Article VI (Architectural Control / Procedures / Compliance Binder) is hereby deleted in its entirety.
3. Except as amended in this instrument, all terms and conditions of the Declaration remain in full force and effect.

IN WITNESS WHEREOF, Developer has caused this instrument to be executed in its name the date and year first above written.

Signed, sealed and delivered in the presence of:

MARSH CREEK DEVELOPMENT CORPORATION, a Florida corporation

Richard A. O'Brien
Print Name RICHARD O'BRIEN
Lauren L. Owens
Print Name Lauren L. Owens

By: *Gregory J. Barbour*
Gregory J. Barbour
Its President

STATE OF FLORIDA
COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this 4TH day of March, 2004, by Gregory J. Barbour, the President of Marsh Creek Development Corporation, a Florida corporation, for and on behalf of said corporation. He is personally known to me, has produced _____ as identification.

Lauren L. Owens
(Signature of Notary Public)
Lauren L. Owens
(Print Name of Notary Public)
NOTARY PUBLIC, State of Florida
My Commission expires:
Commission No.:



Lauren L. Owens
My Commission #CC952724
Expires November 3, 2004
Bonded through Troy Fain Insurance, Inc.

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