

This instrument prepared by, or under the supervision of (and after recording, return to):

Howard J. Vogel, Esq.
Berman Rennert Vogel & Mandler, P.A.
100 S.E. 2nd Street, Suite 100
Miami, Florida 33131

(Reserved for Clerk of Court)

**SECOND AMENDMENT TO
DECLARATION OF CONDOMINIUM
OF
HOLLYWOOD STATION, A CONDOMINIUM**

THIS SECOND AMENDMENT TO DECLARATION OF HOLLYWOOD STATION (the "Second Amendment") is made as of the ____ day of February 2009 by Hollywood Dixie Associates, LLC, a Florida limited liability company ("Developer").

RECITALS

WHEREAS, Developer executed that certain Declaration of Condominium of Hollywood Station, a Condominium, recorded August 24, 2007, in Official Records Book 44531, Page 884, as amended by that certain First Amendment to Declaration of Condominium of Hollywood Station, a Condominium, recorded September 8, 2008, in Official Records Book 45661, Page 1371, of the Public Records of Broward County, Florida (collectively, the "Declaration of Condominium").

WHEREAS, on October 20, 2004, the City Commission of the City of Hollywood, Florida adopted Resolution 2004-361 which modified certain off-street parking and loading requirements of Article 7 of the Zoning and Land Development Regulations of the City, and further required that such modifications be disclosed to Unit Owners in the Declaration of Condominium.

WHEREAS, Section 6.6 of the Declaration of Condominium provides that Developer has the right to amend the Declaration of Condominium without the consent of any other party.

WHEREAS, Developer desires to amend the Declaration of Condominium as hereinafter provided.

NOW, THEREFORE, in consideration of the premises set forth above, Developer, for itself, its successors and assigns, hereby amends the Declaration of Condominium as follows:

1. Recitals. The foregoing recitals are true and correct.
2. Definitions. All initially capitalized terms not defined herein shall have the meaning set forth in the Declaration of Condominium. The defined term "Declaration" or "Declaration of Condominium" shall mean the Declaration of Condominium and this Second Amendment, together with all amendments and modifications thereof.
3. Amendment. Article 30 is hereby amended to add the following Section 30.5 titled Resolution 2004-361 Disclosure:

30.5 City of Hollywood Resolution 2004-361 Disclosure. Each Unit Owner, by acceptance of title to its Unit, understands and acknowledges that (i) the parking garage shall have 8.6 ft. wide parking spaces adjacent to the walls; (ii) the columns shall be between 12-36 inches from the entrance to a parking space; (iii) there shall be a 6 inch separation between the edge of drive aisles and columns/bollards; and (iv) any modified parking space shall be valet parking only or assigned to a specific Unit and shall be designated and painted on each concrete wheelstop.
4. Ratification. Except as modified by this Second Amendment, the Declaration of Condominium shall remain in full force and effect and the execution and delivery thereof is ratified and affirmed and the terms thereof, as modified by this Second Amendment, are incorporated and restated herein.

IN WITNESS WHEREOF, Developer has caused this Second Amendment to be duly executed and its corporate seal to be hereunto affixed on the date and year written on the first page of this Second Amendment.

Witnessed by:

HOLLYWOOD DIXIE ASSOCIATES, LLC, a
Florida limited liability company

Name: GEORGE FERNANDEZ-DAVILA

By: [Signature]
Leon J. Wolfe, President

Name: Debbie Ambros

Address: 2121 Ponce de Leon Blvd, PH
Coral Gables, FL 33134

[Corporate Seal]

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

The foregoing Second Amendment to Declaration of Condominium was acknowledged before me this 9 day of March 2009 by Leon J. Wolfe as President of Hollywood Dixie Associates, LLC, a Florida limited liability company, on behalf of the company. He is personally known to me or produced a driver's license as identification.

[Notary Seal]:

[Signature]
Name: _____
Notary Public, State of Florida
My Commission Expires: _____



LEYANI ROMAN
MY COMMISSION # DD 783396
EXPIRES: April 28, 2012
Bonded Thru Budget Notary Services