

This instrument prepared by
and return to :
<name and address>

Parcel ID #: _____

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

THIS DECLARATION is made this ____ day of _____, 20__ by
_____ and _____,
whose mailing address is _____,
hereinafter "Owner."

WHEREAS, Owner is/are the record owner(s) of the following described
real property lying and being in Charlotte County, Florida, to wit:

<legal description>

This is improved property known as: <street address>

WHEREAS, Owner has applied for a permit to place a structure on that
property which includes an enclosed area below the base flood elevation
constructed in accordance with the requirements of Charlotte County Code,
chapter 3-2, article VIII, under permit number _____.

WHEREAS, Owner is recording this instrument pursuant to Charlotte
County Code section 3-2-173(4) and certifies and declares that the following
covenants, conditions and restrictions are placed on the subject property as a
condition of granting the permit, and affect the rights and obligations of the
Owner and are binding on the Owner, his/her/their heirs, personal
representatives, successors and assigns.

**UPON THE TERMS AND SUBJECT TO THE FOLLOWING
CONDITIONS:**

1. The structure or part thereof to which these conditions apply is
_____.
2. At this site, the base flood elevation is _____ feet above mean sea level,
National Geodetic Vertical Datum.
3. Enclosed areas below the base flood elevation shall be used solely for the
parking of vehicles, limited storage and access to the building. All interior walls,
ceilings and floors below base flood elevation shall be unfinished or constructed
of flood resistant materials. Mechanical, electrical and plumbing devices shall not
be installed below base flood elevation.

4. The walls of the enclosed areas below base flood elevation shall be equipped and remain equipped with openings shown on the permit documents.

5. Charlotte County may take any appropriate legal action to enforce the terms of this instrument and correct any violation. Violations may result in fines which shall become a lien on the property, if unpaid. Any alterations or changes to the permitted construction in violation of applicable law may also render the structure uninsurable or increase the cost of flood insurance.

Other conditions _____.

IN WITNESS WHEREOF, the undersigned execute(s) this instrument for the purposes herein contained on the day and year aforesaid.

Witness:

Owner:

Signature

Signature

Print Name

Print Name

Address _____

Witness:

Owner:

Signature

Signature

Print Name

Print Name

Address _____

STATE OF FLORIDA COUNTY OF _____

Sworn to (or affirmed) and subscribed before me this ___ day of _____,
20___, by _____ (name of person making statement).

(Signature of Notary Public-State of Florida)

(Name of Notary Typed, Printed or Stamped)

(NOTARY SEAL)

Personally Known _____ OR Produced Identification _____

Type of Identification Produced _____