

FL 705383 B 2387 P 1661  
CO:WALTON ST:FL

FILED AND RECORDED  
DATE 03/07/2002 TM 11:00

MARTHA INGLE CLERK  
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Upon recording, return to:  
St. Joe/Arvida Company, Inc.  
1701 East County Road 30-A  
Santa Rosa Beach, Florida 32459  
Attn: Kenneth Borick

Cross-Reference: Declaration: Book 2350  
Page 0158

WaterSound Bridges Declaration: Book 2353  
Page 1229

**SECOND SUPPLEMENTAL DECLARATION OF  
COVENANTS, CONDITIONS, AND RESTRICTIONS FOR  
WATERSOUND**

**(WaterSound Bridges Neighborhood)**

THIS SECOND SUPPLEMENTAL DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR WATERSOUND (WaterSound Bridges Neighborhood) ("Supplemental Declaration") is made this 6th day of March, 2002, by The St. Joe Company, a Florida corporation ("Declarant").

**W I T N E S S E T H**

WHEREAS, on September 10, 2001, Declarant recorded that certain Declaration of Covenants, Conditions, and Restrictions for WaterSound in Official Records Book 2350, Page 158, *et seq.*, of the Official Records of Walton County, Florida (as amended and supplemented from time to time, the "Declaration"); and

WHEREAS, on September 26, 2001, Declarant recorded that certain Supplemental Declaration of Covenants, Conditions, and Restrictions for WaterSound (WaterSound Bridges Neighborhood), in Deed Book 2353, Page 1229, *et seq.*, of the Official Records of Walton County, Florida (as amended and supplemented from time to time, the "WaterSound Bridges Declaration"); and

WHEREAS, in accordance with Section 6.4 of the Declaration, during the Development and Sale Period, Declarant may record a Supplemental Declaration which assigns property to a specific new or existing Neighborhood (by name or other identifying designation); and

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WHEREAS, in accordance with Section 9.1 of the Declaration, Declarant may subject to the Declaration all or any portion of the property described on Exhibit "B" to the Declaration; and

WHEREAS, in accordance with Section 9.3 of the Declaration, Declarant may subject any portion of WaterSound to additional covenants and easements, including covenants obligating WaterSound Community Association, Inc. ("Association") to maintain and insure portions of such property and to recover its costs through Neighborhood Assessments; and

WHEREAS, in accordance with Article XII of the Declaration, portions of the Common Area within WaterSound may be designated as Limited Common Area and reserved for the exclusive use or primary benefit of Owners and occupants within a particular Neighborhood; and

WHEREAS, the property described on Exhibit "A" attached hereto (the "Additional Property") is a portion of the property described on Exhibit "B" to the Declaration and Declarant is the owner of the Additional Property; and

WHEREAS, Declarant desires to subject the Additional Property to the Declaration and the WaterSound Bridges Declaration and to assign the Additional Property to the WaterSound Bridges Neighborhood;

NOW, THEREFORE, pursuant to Declarant's authority under the Declaration, Declarant hereby submits the Additional Property to the covenants, conditions, easements, and restrictions set forth in the Declaration and the WaterSound Bridges Declaration, which shall apply in addition to the Declaration. The Additional Property shall be sold, transferred, used, conveyed, occupied, and mortgaged or otherwise encumbered pursuant to the Declaration and the WaterSound Bridges Declaration, as each may be amended from time to time. This Supplemental Declaration, the WaterSound Bridges Declaration, and the Declaration shall run with the title to all portions of the Additional Property and shall be binding upon all persons having any right, title, or any interest in such property, their respective heirs, legal representatives, successors, successors-in-title, and assigns.

The Additional Property is hereby assigned to the previously existing Neighborhood known as "WaterSound Bridges," as originally created by the WaterSound Bridges Declaration.

The definitions set out in Article I of the Declaration and the WaterSound Bridges Declaration are incorporated herein by this reference.

[Signatures set forth on the following page]

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**Exhibit "A"**

**Additional Property – Property Description**

The real property depicted and described in that certain plat titled "WaterSound Bridges Phase 2", recorded March 7, 2002 in Plat Book 14, Pages 99, 99A, 99B of the Public Records of Walton County, Florida.