

This Instrument
Prepared by & Returned to:
K & L Development, Inc
2901 South Street
Leesburg, FL 34748

**SIXTH AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS, EASEMENTS, AND RESTRICTIONS FOR ROYAL OAK
ESTATES**

This amendment of the Declaration of Covenants, Conditions,
Easements, and Restrictions for Royal Oak Estates made this 18th day of
Jan, 2007, by K & L Development, Inc.

WHEREAS, the Declaration is hereby amended pursuant to Article
VIII, Section 8.3 of the Declaration of Covenants, Conditions, Easements,
and Restrictions recorded in Official Record Book 0938, Pages 0401 through
0416, Public Records of Lake County, Florida;

WHEREAS, K & L Development, Inc is the Owner of certain real
property located in Lake County, Florida, and described as follows:

See Attached Exhibit "A"

WHEREAS, said property is either a portion of or contiguous to those
properties presently subject to that certain Declaration of Covenants,
Conditions, Easements, and Restrictions for Royal Oak Estates;

WHEREAS, said Declaration requires that contiguous parcels be
subjected to the terms and conditions of said Declaration;

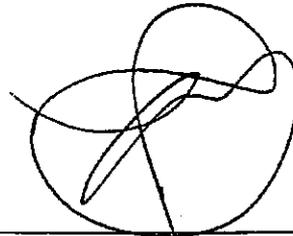
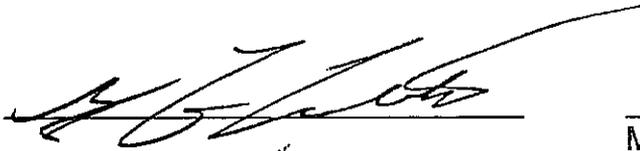
WHEREAS, Declarant is desirous of creating twenty-four (24) additional home sites on that portion of the above-described property that is not presently subject to said Declaration.

NOW THEREFORE, Declarant hereby declares that all of the property herein described shall be subject to the above-described Declarations to the same extent as if it had been originally a part of the land described in said Declaration.

IN WITNESS WHEREOF, the owner, K & L Development, Inc., has cause this instrument to be executed this 18th day of Jan, 2007.

Witnesses:

K & L Development, Inc



Matthew M. King, Jr, President

STATE OF FLORIDA
COUNTY OF LAKE

Execution of the foregoing instrument was acknowledged before me this 24th day of January, 2007 by Matthew M. King, Jr for the purposes expressed herein, and such person was either (X) personally known to me; or () produced _____ as identification.

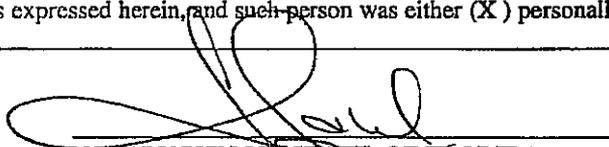

NOTARY PUBLIC - STATE OF FLORIDA
(signature of Notary Public)
Tammy L Dahl
(print name of Notary Public Notary Serial/Commission Number)

Exhibit "A"

ROYAL OAK ESTATES, SIXTH ADDITION

DESCRIPTION:

THAT PORTION OF SECTION 28, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF 'ROYAL OAK ESTATES, FIRST ADDITION', PLAT BOOK 32, PAGE 18 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE NORTH 00°24'06" EAST ALONG THE WEST LINE OF THE OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 28 FOR 416.97 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00°24'06" EAST ALONG WEST LINE, FOR 679.92 FEET TO THE SOUTH LINE OF THE NORTH 35.00 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 28; THENCE SOUTH 89°49'07" EAST ALONG SAID SOUTH LINE FOR 575.30 FEET TO THE EASTERLY BOUNDARY OF A 50.00 FEET WIDE, FLORIDA DEPARTMENT OF TRANSPORTATION DRAINAGE RIGHT OF WAY AS RECORDED IN DEED BOOK 192, PAGE 94 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE SOUTH 09°02'31" WEST ALONG SAID EASTERLY BOUNDARY FOR 35.42 FEET; THENCE NORTH 89°49'07" WEST FOR 127.90 FEET; THENCE SOUTH 00°11'30" WEST FOR 79.98 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°59'23" FOR 39.27 FEET TO THE POINT OF TANGENCY; THENCE NORTH 89°49'07" WEST FOR 252.56 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°46'47" FOR 39.17 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 00°24'06" WEST FOR 420.68 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 47°31'28" FOR 41.47 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 47°55'34" WEST FOR 38.85 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 18.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 64°19'57" FOR 20.21 FEET TO A POINT OF REVERSE CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 46.00 FEET; THENCE SOUTHERLY, WESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 196°48'29" FOR 158.01 FEET TO THE POINT OF BEGINNING.

CONTAINING 3.28 ACRES, MORE OR LESS.



STATE OF FLORIDA, COUNTY OF LAKE
 I HEREBY CERTIFY that the above and
 foregoing is a true and accurate copy of the
 document as reflected in the Official Records.
 JAMES C. WATKINS, Clerk of Court

By S. Clark 1-26-07
 Deputy Clerk Dated

Portions of the document may have been
 redacted as required by law.

CFN 2006065585
Bk 03147 Pgs 2366 - 2368; (3pgs)
DATE: 05/01/2006 09:27:26 AM
JAMES C. WATKINS, CLERK OF COURT
LAKE COUNTY
RECORDING FEES 27.00

This Instrument
Prepared by & Returned to:

R K & L Development, Inc
2901 South Street
Leesburg, FL 34748

**SIXTH AMENDMENT TO DECLARATION OF COVENANTS,
CONDITIONS, EASEMENTS, AND RESTRICTIONS FOR ROYAL
OAK ESTATES**

This amendment of the Declaration of Covenants, Conditions, Easements, and
Restrictions for Royal Oak Estates made this 28th day of April, 2006, by
Royal Oak Estates.

WHEREAS, the Declaration is hereby amended pursuant to Article VIII, Section 8.3 of
the Declaration of Covenants, Conditions, Easements, and Restrictions recorded in
Official Record Book 0938, Pages 0401 through 0416, Public Records of Lake County,
Florida;

WHEREAS, K & L Development is the owner of certain real property located in Lake
County, Florida, and described as follows:

See Attached Exhibit "A"

WHEREAS, said property is either a portion of or contiguous to those properties
presently subject to that certain Declaration of Covenants, Conditions, Easements, and
Restrictions for Royal Oak Estates;

WHEREAS, said Declaration requires that contiguous parcels be subjected to the terms
and conditions of said Declaration;

WHEREAS, Declarant is desirous of creating twenty (20) additional homesites on that portion of the above-described property that is not presently subject to said Declaration. NOW THEREFORE, Declarant hereby declares that all of the property herein described shall be subject to the above-described Declarations to the same extent as if it had been originally a part of the land described in said Declaration.

IN WITNESS WHEREOF, the owner, K & L Development, Inc., has caused this instrument to be executed this 28th day of April, 2006.

Witnesses:

Royal Oak Estates
Homeowners Association, Inc

Tammy L. Dahl
Print Name
[Signature]
Print Name

Benjamin Mason
Benjamin Mason, President

STATE OF FLORIDA
COUNTY OF LAKE

Execution of the foregoing instrument was acknowledged before me this 28th day of April, 2006 by Benjamin Mason Jr. for the purposes expressed herein, and such person was either () personally known to me; or () produced AISSO: 072.SI.DD.O as identification.

[Signature]
NOTARY PUBLIC - STATE OF FLORIDA
(Signature of Notary Public)

Tammy L. Dahl
(Print name of Notary Public)
Notary Serial/Commission Number

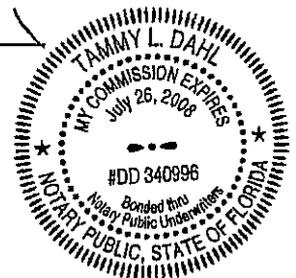


EXHIBIT "A"

LEGAL DESCRIPTION
ROYAL OAK ESTATES 6TH ADDITION.

THAT PORTION OF SECTION 28, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF 'ROYAL OAK ESTATES, FIRST ADDITION', PLAT BOOK 32, PAGE 18 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE NORTH 00°24'06" EAST ALONG THE WEST LINE OF THE OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF AFORESAID SECTION 28 FOR 416.97 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE NORTH 00°24'06" EAST ALONG WEST LINE, FOR 679.92 FEET TO THE SOUTH LINE OF THE NORTH 35.00 FEET OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 28; THENCE SOUTH 89°49'07" EAST ALONG SAID SOUTH LINE FOR 524.69 FEET TO THE WESTERLY BOUNDARY OF A 50.00 FEET WIDE, FLORIDA DEPARTMENT OF TRANSPORTATION DRAINAGE RIGHT OF WAY AS RECORDED IN DEED BOOK 192, PAGE 94 OF THE PUBLIC RECORDS OF LAKE COUNTY, FLORIDA; THENCE SOUTH 09°02'31" WEST ALONG SAID WESTERLY BOUNDARY FOR 35.42 FEET; THENCE NORTH 89°49'07" WEST FOR 77.30 FEET; THENCE SOUTH 00°11'30" WEST FOR 79.98 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°59'23" FOR 39.27 FEET TO THE POINT OF TANGENCY; THENCE NORTH 89°49'07" WEST FOR 252.56 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 25.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 89°46'47" FOR 39.17 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 00°24'06" WEST FOR 420.68 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHWESTERLY AND HAVING A RADIUS OF 50.00 FEET; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 47°31'28" FOR 41.47 FEET TO THE POINT OF TANGENCY; THENCE SOUTH 47°55'34" WEST FOR 38.85 FEET TO A POINT OF CURVATURE WITH A CIRCULAR CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 18.00 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 64°19'57" FOR 20.21 FEET TO A POINT OF REVERSE CURVATURE WITH A CIRCULAR CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 46.00 FEET; THENCE SOUTHERLY, WESTERLY AND NORTHERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 196°48'29" FOR 158.01 FEET TO THE POINT OF BEGINNING.

CONTAINING 3.24 ACRES, MORE OR LESS.



STATE OF FLORIDA, COUNTY OF LAKE

I HEREBY CERTIFY, that the above and foregoing is a true copy of the original filed in this office.

JAMES C. WATKINS, Clerk Circuit Court
By *[Signature]* Deputy Clerk

5/1/06