From: Laura Minton Young
To: "Anita Geraci"; Steve Bozarth
Cc: "clay@redjackdev.com"; "Bill Ray" (wrayassoc@aol.com); "Lawrence White"; "djensen264@gmail.com"
Subject: RE: Springs / Vista / Cape
Date: Wednesday, November 25, 2015 5:26:33 PM
Attachments: Draft Master Declaration (V0232931-3xA35FB).doc
CHERRY LAKE. Community Assoc. Articles (V0134832-3xA35FB).doc
Master Bylaws Cherry Lake (V0134584-3xA35FB).doc
Declaration of Cape (V0133990-5xA35FB).doc

Dear Anita and All,

Attached is the latest draft of the Master Declaration for the Cherry Lake project, the Articles of Incorporation for the Master Association and the Bylaws for the Master Association. Also attached is a draft of the District Declaration of the Cape. The other District Declarations will mirror for the most part this one for the Cape. All of these documents are still undergoing comment and revision and do not yet include the language you requested regarding protecting the integrity of the backyard swales as part of the Master Drainage System, but we will be inserting that language in all of the Declarations.

Please let me know if you have any questions or comments.

Thanks,
Laura

DEAN MEAD

Laura Minton Young
Board Certified Real Estate Lawyer
LYoung@deanmead.com

Dean Mead
7380 Murrell Rd, Suite 200
Viera, Florida 32940
321-259-8900 · Fax 321-254-4479

www.deanmead.com
Orlando | Fort Pierce | Gainesville | Tallahassee | Tampa | Viera/Melbourne

PRIVILEGED INFORMATION DISCLAIMER: This email is intended solely for the use of the individual to whom it is addressed and may contain information that is privileged, confidential or otherwise exempt from disclosure under applicable law. If the reader of this email is not the intended recipient or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please delete this email, destroy any hard copies thereof, and notify us immediately by telephone. Thank you.

From: Anita Geraci [mailto:anita@agclaw.net]
Sent: Wednesday, November 25, 2015 3:53 PM
To: Steve Bozarth
Cc: 'clay@redjackdev.com'; 'Bill Ray' (wrayassoc@aol.com); 'Lawrence White'; 'djensen264@gmail.com'; Laura Minton Young; Donna Divine; Ryan Berger
Subject: RE: Springs / Vista / Cape

Steve,

Thank you. I look forward to receiving the HOA documents. My concentration will be to review the easement language, as well as other language required by the City Code.

Anita

Anita Geraci-Carver, Esquire
Law Office of Anita Geraci-Carver, P.A.
1560 Bloxam Avenue
Clermont, Florida 34711
(352) 243.2801
(352) 243.2768 facsimile

This message contains legally privileged and confidential information intended only for the individual or entity named above. If the reader of this message is not the intended recipient, you are hereby notified that any review, dissemination, distribution or copying of this communication is prohibited. If this communication was received in error, please immediately notify the sender and promptly delete this message from your computer. Thank you.

From: Steve Bozarth [mailto:SBozarth@deanmead.com]
Sent: Wednesday, November 25, 2015 10:52 AM
To: Anita Geraci
Cc: 'clay@redjackdev.com'; 'Bill Ray' (wrayassoc@aol.com); 'Lawrence White'; 'djensen264@gmail.com'; Laura Minton Young
Subject: Springs / Vista / Cape

Anita:

This is a further response to your e-mail of November 19, 2015.

Concerning the question contained in paragraph 1 of your e-mail, I have been informed by Clay Frankel that the engineers have agreed upon a "Master Easement Exhibit" which coincides with the sketches and legal descriptions and which the engineers believe will eliminate any confusion. I have asked Clay to have that agreed-upon "Master Easement Exhibit" forwarded to you for your review.

The second paragraph of your e-mail concerns the Master HOA documents. All of those documents have been prepared by my law partner, Laura Young. I have asked Laura to e-mail to you the most recent drafts of all of the HOA documents, to include the HOA documents pertaining to the Master Association. All of the HOA documents are coordinated, therefore, in order to effectively review the Master Association documents, it will be necessary for you to refer to certain of the provisions of the sub-association documents.

Should you have any further questions or need anything else from us, please let me know.

Steve

DEAN MEAD
Stephen J. Bozarth
Board Certified Real Estate Lawyer
407-428-5133
SBozarth@deanmead.com
Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A.

800 North Magnolia Avenue, Suite 1500
Orlando, Florida 32803
407-841-1200 · Fax 407-423-1831
www.deanmead.com
Orlando | Fort Pierce | Gainesville | Tallahassee | Tampa | Viera/Melbourne

PRIVILEGED INFORMATION DISCLAIMER: This email is intended solely for the use of the individual to whom it is addressed and may contain information that is privileged, confidential or otherwise exempt from disclosure under applicable law. If the reader of this email is not the intended recipient or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please delete this email, destroy any hard copies thereof, and notify us immediately by telephone. Thank you.