

**CERTIFICATE OF AMENDMENT
TO THE
DECLARATION OF CONDOMINIUM OF OCEANIQUE OCEANFRONT,
A CONDOMINIUM**

A Corporation Not-For-Profit Under the Laws of the State of Florida

The Declaration of Condominium of Oceanique Oceanfront Condominium Association, Inc. was recorded in the public records of S. Lucie County, Florida commencing at Official Record Book 2752, Page 1842, and as amended as Official Record Book 2879, Page 2146; Official Record Book 3055, Page 486; Official Record Book 3126, Page 993; Official Record Book 3237, Page 800; Official Record Book 3816, Page 983; and Official Record Book 3864, Page 893. The same Amendments to the Declaration of Condominium of Oceanique Oceanfront, A Condominium are amended as approved by the membership by a vote sufficient for approval at the Annual Members Meeting held on January 26, 2023.

1. 7. MAINTENANCE AND REPAIRS.

7.3 Limited Common Elements.

7.3.1 Balconies. Except as provided below, each Unit Owner shall, at his sole cost and expense, maintain the surface of the floor, ceiling and walls of any balcony that is appurtenant to his Unit as a Limited Common Element, the surface of the interior face of any parapet that partially surrounds that balcony and any wiring, electrical outlets, light bulbs and other fixtures located on or in that balcony. The Association shall be responsible for the maintenance, repair and replacement of any structural elements of any floor, ceiling, wall, parapet wall and railing of any balcony serving a Unit. Additionally, the Association shall be responsible for the painting of the balcony railings serving a Unit.

(The balance of Section 7 remains unchanged)

2. The foregoing amendment to the Declaration of Condominium of Oceanique Oceanfront, A Condominium was adopted approved by the membership by a vote sufficient for approval at the Annual Members Meeting held on January 26, 2023.

3. The adoption of this amendment appears upon the minutes of said meetings and is unrevoked.

4. All provisions of the Declaration of Condominium of Oceanique Oceanfront, A Condominium are herein confirmed and shall remain in full force and effect, except as specifically amended herein.

IN WITNESS WHEREOF, the undersigned has caused these presents to be signed in its name by its President, its Secretary and its corporate seal affixed this 1st day of February 2023.

WITNESSES AS TO PRESIDENT:

OCEANIQUE OCEANFRONT
CONDOMINIUM ASSOCIATION, INC.

[Signature]
Printed Name: Thomas Najem

By: Deborah S Ford
Deborah S. Ford, President

William Feldpausch
Printed Name: William Feldpausch

STATE OF FLORIDA
COUNTY OF ST. LUCIE

The foregoing instrument was subscribed, sworn, and acknowledged before me by means of physical presence or online notarization, by Deborah S. Ford as President of Oceanique Oceanfront Condominium Association, Inc., who is personally known to me or produced _____ as identification on February 1, 2023.

Notarial Seal 

Julie Barrett Gerber
Notary Public

WITNESSES AS TO SECRETARY:

OCEANIQUE OCEANFRONT
CONDOMINIUM ASSOCIATION, INC.

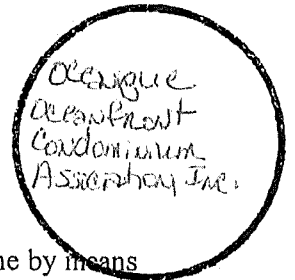
[Signature]
Printed Name: Thomas Najem

By: William Feldpausch
William Feldpausch Secretary

Deborah S. Ford
Printed Name: Deborah S. Ford

STATE OF FLORIDA
COUNTY OF ST. LUCIE

CORPORATE
SEAL



The foregoing instrument was subscribed, sworn, and acknowledged before me by means of physical presence or online notarization, by William Feldpausch as Secretary of Oceanique Oceanfront Condominium Association, Inc., who is personally known to me or produced _____ as identification on February 1 2023.

Notarial Seal 

Julie Barrett Gerber
Notary Public