

EXHIBIT A

BEGIN AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 22 SOUTH, RANGE 28 EAST ORANGE COUNTY, FLORIDA; THENCE N00°15'40"E ALONG THE WEST BOUNDARY OF SAID NORTHWEST 1/4, A DISTANCE OF 249.66 FEET TO A CONCRETE MONUMENT; THENCE S89°38'59"E A DISTANCE OF 320.09 FEET TO A CONCRETE MONUMENT MARKING A POINT OF CURVATURE SAID CURVE BEING CONCAVE TO THE NORTH HAVING A RADIUS OF 375.00 FEET, A CENTRAL ANGLE OF 45°00'00" A CHORD OF 287.01 FEET AND A CHORD BEARING OF N67°51'01"E; THENCE ALONG SAID CURVE IN A NORTHEASTERLY DIRECTION AN ARC DISTANCE OF 294.52 FEET TO A CONCRETE MONUMENT MARKING THE POINT OF REVERSE CURVATURE, SAID CURVE BEING CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 478.93 FEET, A CENTRAL ANGLE OF 07°22'49", A CHORD OF 126.01 FEET AND A CHORD BEARING OF N49°02'25"E; THENCE ALONG SAID CURVE IN A NORTHEASTERLY DIRECTION AN ARC DISTANCE OF 126.09 FEET TO A CONCRETE MONUMENT; THENCE N37°16'10"W A DISTANCE OF 135.94 FEET TO A CONCRETE MONUMENT; THENCE N59°06'46"E A DISTANCE OF 341.47 FEET TO A CONCRETE MONUMENT; THENCE N40°21'01"E A DISTANCE OF 331.62 FEET TO A CONCRETE MONUMENT SAID MONUMENT LYING ON A CURVE, SAID CURVE BEING CONCAVE TO THE WEST HAVING A RADIUS OF 1856.33 FEET, A CENTRAL ANGLE OF 03°16'17" A CHORD DISTANCE OF 105.97 FEET AND A CHORD BEARING OF S13°35'00"E; THENCE ALONG SAID CURVE IN A SOUTHERLY DIRECTION AN ARC DISTANCE OF 105.99 FEET TO A CONCRETE MONUMENT; THENCE N75°29'05"E A DISTANCE OF 50.05 FEET TO A CONCRETE MONUMENT MARKING THE POINT OF CURVATURE SAID POINT HAVING A RADIAL BEARING OF N77°59'06"E SAID CURVE BEING CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 88°21'09" A CHORD OF 34.84 FEET AND A CHORD BEARING OF S56°11'29"E; THENCE ALONG SAID CURVE IN A SOUTHERLY DIRECTION A DISTANCE OF 38.55 FEET TO A CONCRETE MONUMENT; THENCE S11°08'15"E A DISTANCE OF 60.00 FEET TO A CONCRETE MONUMENT MARKING THE POINT OF CURVATURE, SAID POINT HAVING A RADIAL BEARING OF S10°23'00"E SAID CURVE BEING CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 90°00'00" A CHORD OF 35.36 FEET AND A CHORD BEARING OF S34°37'00"W SAID POINT ALSO LYING ON THE NORTH BOUNDARY OF LOT 101 SAWMILL PHASE I AS RECORDED IN PLAT BOOK 23 PAGE 32 OF THE OFFICIAL RECORDS OF ORANGE COUNTY, FLORIDA; THENCE ALONG SAID CURVE IN A SOUTHWESTERLY DIRECTION A DISTANCE OF 39.27 FEET TO A CONCRETE MONUMENT; THENCE S10°23'00"E A DISTANCE OF 55.00 FEET TO A CONCRETE MONUMENT MARKING THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 966.96 FEET, A CENTRAL ANGLE OF 01°13'57", A CHORD OF 54.55 FEET AND A CHORD BEARING OF S03°46'01"E; THENCE ALONG SAID CURVE A DISTANCE OF 54.56 FEET TO A CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF LOT 101, SAWMILL PHASE I; THENCE N79°17'28"E ALONG THE SOUTHERLY BOUNDARIES OF LOTS 101 THROUGH 104 A DISTANCE OF 268.69 FEET TO A CONCRETE MONUMENT; THENCE S03°18'58"E ALONG THE WEST BOUNDARIES OF LOTS 106 AND 107, SAWMILL PHASE I A DISTANCE OF 114.77 FEET TO A CONCRETE MONUMENT; THENCE S22°48'57"W ALONG THE WESTERLY BOUNDARY OF LOTS 108 THROUGH 110 A DISTANCE OF 249.30 FEET TO A CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF LOT 110; THENCE S18°04'38"E ALONG THE WESTERLY BOUNDARY OF LOTS 111 AND 112 SAWMILL PHASE I A DISTANCE OF 177.50 FEET TO A CONCRETE MONUMENT MARKING THE SOUTHWEST CORNER OF LOT 112; THENCE S88°17'16"E ALONG THE SOUTH BOUNDARY OF LOTS 112, 113, 114 AND 133 A DISTANCE OF 472.70 FEET TO A CONCRETE MONUMENT LYING ON THE WESTERLY RIGHT-OF-WAY LINE OF TIMBER RIDGE TRAIL; THENCE S16°05'58"W ALONG SAID WESTERLY RIGHT-OF-WAY LINE A DISTANCE OF 22.28 FEET TO A CONCRETE MONUMENT; THENCE S89°53'25"E CROSSING TIMBER RIDGE TRAIL AND GOING ALONG THE SOUTH BOUNDARY OF LOT 134 SAWMILL PHASE I, A DISTANCE OF 195.19 FEET TO A CONCRETE MONUMENT MARKING THE SOUTHEAST CORNER OF LOT 144; THENCE S08°51'32"W ALONG THE WEST BOUNDARY OF LOTS 138 AND 139 A DISTANCE OF 151.76 FEET TO A CONCRETE MONUMENT LYING ON THE SOUTHWEST CORNER OF LOT 139; THENCE S03°58'52"W ALONG THE WEST BOUNDARY OF LOTS 140 THROUGH 142 A DISTANCE OF 225.54 FEET TO A CONCRETE MONUMENT LYING ON THE SOUTHWEST CORNER OF LOT 142; THENCE S89°53'25"E ALONG THE SOUTH BOUNDARY OF LOT 142 A DISTANCE OF 133.61 FEET TO A CONCRETE MONUMENT LYING ON THE WEST RIGHT-OF-WAY LINE OF TIMBER RIDGE CIRCLE; THENCE S06°37'45"W ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 42.62 FEET TO A CONCRETE MONUMENT; THENCE S83°22'15"E CROSSING TIMBER RIDGE CIRCLE AND GOING ALONG THE SOUTH BOUNDARY OF LOT 174 SAWMILL PHASE I A DISTANCE OF 187.84 FEET TO A CONCRETE MONUMENT LYING ON THE SOUTHEAST CORNER OF PLOT 174, SAID POINT ALSO LYING ON THE WEST RIGHT-OF-WAY LINE OF THE SEABOARD COASTLINE RAILROAD; THENCE S06°37'45"W ALONG SAID RIGHT-OF-WAY LINE A DISTANCE 249.33 FEET TO A CONCRETE MONUMENT;

THENCE N89°42'26"W A DISTANCE OF 435.04 FEET TO A CONCRETE MONUMENT; THENCE S00°02'14"W A DISTANCE OF 601.23 FEET TO A CONCRETE MONUMENT LYING ON THE NORTH RIGHT-OF-WAY LINE OF HACKNEY PRAIRIE ROAD; THENCE N89°57'15"W ALONG THE SAID NORTH RIGHT-OF-WAY LINE A DISTANCE OF 41.37 FEET TO A CONCRETE MONUMENT; THENCE N00°06'35"E A DISTANCE OF 615.53 FEET TO A CONCRETE MONUMENT; THENCE N89°48'58"W A DISTANCE OF 189.87 FEET TO A CONCRETE MONUMENT; THENCE N00°06'35"E A DISTANCE OF 325.02 FEET TO A CONCRETE MONUMENT; THENCE N89°48'58"W A DISTANCE OF 150.00 FEET TO A CONCRETE MONUMENT; THENCE S00°06'35"W A DISTANCE OF 75.00 FEET TO A CONCRETE MONUMENT; THENCE N89°48'58"W A DISTANCE OF 466.81 FEET TO A CONCRETE MONUMENT; THENCE S00°06'35"W A DISTANCE OF 193.41 FEET TO A CONCRETE MONUMENT; THENCE N89°48'58"W A DISTANCE OF 250.10 FEET TO A CONCRETE MONUMENT; THENCE N89°48'58"W A DISTANCE OF 1193.41 FEET TO A CONCRETE MONUMENT LYING ON THE WEST BOUNDARY OF SECTION 3; THENCE N00°21'01"E ALONG SAID BOUNDARY OF 670.13 FEET TO THE POINT OF BEGINNING

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JOINDER AND CONSENT
TO
FIRST AMENDMENT TO
DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
OF SAWMILL

The undersigned hereby certifies that it is the owner and holder of that certain Mortgage recorded August 30, 1988, in Official Records Book 4009, Page 4639; that certain Assignment of Leases and Rents recorded August 30, 1988, in Official Records Book 4009, Page 4665; and that certain UCC Financing Statement recorded August 30, 1988, in Official Records Book 4009, Page 4677, all being recorded in the Public Records of Orange County, Florida, encumbering the real property affected by this First Amendment to Declaration of Covenants, Conditions and Restrictions of Sawmill. The undersigned hereby joins in and consents to this First Amendment to Declaration of Covenants, Conditions and Restrictions of Sawmill.

SOUTHEAST BANK, N.A.,
a national banking association

By: J. Todd South
J. Todd South

As Its: Vice President

Lisa M. Bott
Witness

Jan Pendleton
Witness

STATE OF FLORIDA)
)SS.
COUNTY OF ORANGE)

I HEREBY CERTIFY that, on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgements, personally appeared J. TODD SOUTH, well known to me to be the Vice President of SOUTHEAST BANK, N.A., a national banking association, executing the foregoing First Amendment to Declaration of Covenants, Conditions and Restrictions of Sawmill, and that he acknowledged executing same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in him by said corporation, and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State aforesaid this 9th day of March, 1990.

Lisa M. Bott
Notary Public
My Commission Expires:

2-28-93

OR 4165 PG 2048

RECORDED & RECORD VERIFIED
Martha D. Hynes
County Comptroller, Orange Co., FL