



July 22, 2022

River Oaks Landing Homeowners Association, Inc.
PO Box 782308
Orlando, Florida 32817

**RE: Florida Statutes 720.3032 – NOTICE OF ASSOCIATION INFORMATION;
PRESERVATION FROM MARKETABLE RECORD TITLE ACT.**

River Oaks Landing Homeowners Association, Inc. is officially filing this document as notice of association information; preservation from Marketable Record Title Act. The Association representing the property owners of River Oaks Landing desires to preserve covenants from potential termination after 30 years by operation of chapter 712 by way of recording this document in the official records of Orange County.

Per 720.3032 (2) Recording this document in substantially the following form satisfies the notice obligation and constitutes a summary notice as specified in s. 712.05(2)(b) sufficient to preserve and protect the referenced covenants and restrictions from extinguishment under the Marketable Record Title Act, chapter 712.

1. Legal name of association: **River Oaks Landing Homeowners Association, Inc.**

2. Mailing and physical addresses of association:
Mailing Address for River Oaks Landing Homeowners Association, Inc.
PO Box 782308, Orlando, Florida 32817

Physical Address for River Oaks Landing Homeowners Association, Inc.
2625 Stanmore Court, Orlando, Florida, 32817

3. Names of the subdivision plats, or, if none, common name of community:
River Oaks Landing
History: Pegasus Planned Development (PD) / River Oaks Preliminary Subdivision Plan (PSP) previously approved December 12, 1995 BCC Conditions of Approval

4. Name, address, and telephone number for management company, if any: **None**

5. This notice **does** constitute a notice to preserve and protect covenants or restrictions from extinguishment under the Marketable Record Title Act.

6. The following Covenants or Restrictions and Bylaws recorded in Orange County, Florida Public Records affecting the River Oaks Landing community which the association desires to be preserved from extinguishment are listed below:

- 03/20/1996 DOC# 5550642 (Original CC&Rs and Bylaw Documents)
- 09/10/1996 DOC# 5754912 (1st Amendment to CC&Rs)
- 2/01/2016 DOC# 20160623249 (1st Amendment to Bylaws)
- 10/25/2017 DOC# 20170584046 (2nd Amendment to CC&Rs)
- 10/25/2017 DOC# 20170584047 (2nd Amendment to Bylaws)
- 04/10/2019 DOC# 20190218000 (3rd Amendment to CC&Rs)
- 01/07/2022 DOC# 20220017592 (4th Amendment to CC&Rs)

7. The legal description of the community affected by the listed covenants or restrictions and bylaws is:

Location: North of Lokanotosa Trail / West of Rouse Road
Parcel ID: 09-22-31-7503-00-005
Total Acres: 35.85 gross acres, 3.27 (private road)

Public Records of Orange County, Florida Plat Book 36, Pages 8 and 9.

Identification by Orange County Taxing Authority:


Site Address: 0 Piping Rock Circle

Property Description(s) of four River Oaks Landing Homeowners Assn Inc.

- #09 22 31 7503 00 001 3# RIVER OAKS LANDING 36/8 TRACT A (OPEN SPACE)
- #09 22 31 7503 00 002 1# RIVER OAKS LANDING 36/8 TRACT B (STORMWATER MNGT)
- #09 22 31 7503 00 003 9# RIVER OAKS LANDING 36/8 TRACT C (CONSERVATION AREA)
- #09 22 31 7503 00 005 4# RIVER OAKS LANDING 36/8 TRACT E (PRIVATE RD)

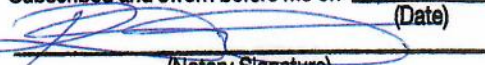
This notice is filed on behalf of River Oaks Landing Homeowners Association, Inc. as of July 22, 2022.

River Oaks Landing Homeowners Association, Inc.

By: 

Christopher Straub (Name of individual officer)

Treasurer (Title of officer)

State of FL County of SEMINOLE
Subscribed and sworn before me on 7/28/2022
(Date)

(Notary Signature)



Ryan Encarnacion
State of Florida
My Commission Expires 04/09/2026
Commission No. HH 243127

(Notary acknowledgment)

(3) A copy of the notice, as filed, must be included as part of the next notice of meeting or other mailing sent to all members.

(4) The original signed notice must be recorded in the official records of the clerk of the circuit court or other recorder for the county.

History.—s. 8, ch. 2018-55.

The 2021 Florida Statutes

Title XL

REAL AND PERSONAL PROPERTY

Chapter 720

HOMEOWNERS' ASSOCIATIONS

[View Entire Chapter](#)

720.3032 Notice of association information; preservation from Marketable Record Title Act.—

(1) Any property owners' association desiring to preserve covenants from potential termination after 30 years by operation of chapter 712 may record in the official records of each county in which the community is located a notice specifying:

- (a) The legal name of the association.
- (b) The mailing and physical addresses of the association.
- (c) The names of the affected subdivision plats and condominiums or, if not applicable, the common name of the community.
- (d) The name, address, and telephone number for the current community association management company or community association manager, if any.
- (e) Indication as to whether the association desires to preserve the covenants or restrictions affecting the community or association from extinguishment under the Marketable Record Title Act, chapter 712.
- (f) A listing by name and recording information of those covenants or restrictions affecting the community which the association desires to be preserved from extinguishment.
- (g) The legal description of the community affected by the covenants or restrictions, which may be satisfied by a reference to a recorded plat.
- (h) The signature of a duly authorized officer of the association, acknowledged in the same manner as deeds are acknowledged for record.

(2) Recording a document in substantially the following form satisfies the notice obligation and constitutes a summary notice as specified in s. 712.05(2)(b) sufficient to preserve and protect the referenced covenants and restrictions from extinguishment under the Marketable Record Title Act, chapter 712.

Notice of (Name of association) under s. 720.3032, Florida Statutes, and notice to preserve and protect covenants and restrictions from extinguishment under the Marketable Record Title Act, chapter 712, Florida Statutes.

→ Instructions to recorder: Please index both the legal name of the association and the names shown in item 3.

1. Legal name of association:
2. Mailing and physical addresses of association:
3. Names of the subdivision plats, or, if none, common name of community:
4. Name, address, and telephone number for management company, if any:
5. This notice does does not constitute a notice to preserve and protect covenants or restrictions from extinguishment under the Marketable Record Title Act.
6. The following covenants or restrictions affecting the community which the association desires to be preserved from extinguishment:

(Name of instrument)

(Official Records Book where recorded & page)

RIVER OAKS LANDING

HOMEOWNERS ASSOCIATION, INC. EST 1996

August 16, 2022

Dear Homeowners,

Subject: Florida Statute 720.3032 – Preservation from Marketable Record Title Act

Florida Statute 720.3032 (Notice of association information; preservation from Marketable Record Title Act) requires any property owners association desiring to preserve covenants from potential termination after 30 years by operation to record such notice in the official records of each county in which the community is located.

As a result, River Oaks Landing Homeowner Association Board of Directors is making all homeowners aware that the enclosed notice will be filed in Orange County official record, in compliance with FS720.3032.

Enclosure

Notice of Association Information

River Oaks Landing Homeowners Association, Inc. Board of Directors – 2022

Sean Maguire	Sarah Lavoie	Chris Straub	Delroy Davis	Brian Miller
President	Secretary	Treasurer	Director, ARC	Director, Gate

Notice: This correspondence from River Oaks Landing Homeowners Association Corporation (ROLHOA), is for the private internal use of ROLHOA and ROLHOA Members. All email sent to or from the ROLHOA corporate email system is subject to archiving, monitoring and/or review by ROLHOA and ROLHOA Members. The RiverOaksLandingHOA.COM domain name, website, email system, and content, are property of ROLHOA.

HOA BOX PHYSICAL ADDRESS:

MAILING ADDRESS:
PO Box 782308
Orlando, FL 32878

EMAIL BOARD: BOARD@RiverOaksLandingHOA.com