MANDARIN MALLARD COVE ASSOCIATION, INC.

SUBJECT: Revitalization of the Declaration of Covenants, Conditions and Restrictions for Mandarin Mallard Cove Unit One

Dear Friends and Neighbors of Mandarin Mallard Cove, Unit One:

We need your help once again. Last year the community undertook an effort to revitalize the Association's covenants under Florida's Marketable Record Title Act Statute 712 (MRTA). We all joined forces, as a community and agreed to revitalize our existing covenants. We submitted it to the State for approval. We accomplished this as a community! Unfortunately, the State rejected the effort. After multiple conference calls with our attorney and the Attorney for the State of Florida Department of Community Development, we learned we need to separate our revitalization efforts by each Unit due to how the developer originally designed our community. We didn't know that and we didn't do that. We went back to the drawing board, hired new counsel, and separated each revitalization effort by each Unit. That took a lot of time but we are all ready to try again.

Please find enclosed a copy of your Unit's current restrictive covenants together with its amendment, the Association's Bylaws, and the Association's Articles of Incorporation. Also provided is a listing of the legal description of each parcel and a roster of the current owners within your Unit. These are the same documents which governed your Unit. Please look over the covenants and accompanying materials for your Unit when considering revitalization of these documents.

Attached to this email is a consent form to be executed (signed) and returned. Please take at least the next fourteen (14) days to review these documents before returning the signed consent form if you approve this effort. If you have any questions regarding the restrictive covenants, please contact a committee member listed below. You can give the signed form to one of your committee members or mail it to the address on the consent form.

The Organizing Committee for Revitalization of the governing documents and contacts for questions consist of the following individuals:

Sam Maze 10270 Poplar Lake Dr. Jacksonville, FL 32257 904-219-9078	Jerry Steckloff 10361 Marble Egret Dr. Jacksonville, FL 32257 904-874-1859	Warren Wyatt 10305 Ripple Rush Dr. W. Jacksonville, FL 32257 904-918-2505

Sincerely,

Your Board of Directors