

**DISTRICT NO. 4 FENCE MATRIX**

**KEY:** Pres. = Preserve      O = Owner = Lot Owner      S.E. = Special Easement      ROW = Road Right of Way

**\*CHANGE** = This column denotes a change in fence maintenance based upon research of the available resources.

**NOTE:** Surveys and title opinions are required for 100% accuracy. Based on the plats and resources available, assumptions have been made as to whether fences fall within Tract or Lot Owner boundaries. Lot Owners should seek appropriate governmental/county/ SFWMD approval before undertaking any activity in S.E./landscape/buffer areas.

**NOTE:** In addition to the above stated deed restriction sections, the applicable deed restrictions may require Architectural Review prior to fence removal. This is a guide to assist the District in determining its responsibilities. Home owners should rely upon their applicable deed restrictions for determining their responsibilities. This is a guide for District’s responsibilities and should not be relied upon by home owners.

| <b>UNIT</b> | <b>FENCE LOCATION</b>   | <b>RESPON. PARTY</b> | <b>CHANGE*</b> | <b>BUFFER/S. E./DEED RESTRICTION/RULE/FACTS</b>  |
|-------------|-------------------------|----------------------|----------------|--|
| 44          | Tract A-Buena Vista ROW | Dist. 4              |                |  |
|             | Tract B-Buena Vista ROW | Dist. 4              |                |  |
| 45          | Lots 4 – 22             | Owner                | X              | 5’ platted buffer lots 4-22<br><br>S.E. for landscaping along lot 22 on plat<br><br>2.10 O to keep homesite neat & clean<br><br>3.4 O can’t undertake any activity w/in buffer area w/o appropriate governmental approval. If subject to S.E. can’t take any action causing non-compliance with county buffer regulations. |

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|-------------|--------------------------|----------------------|----------------|--|
| 46          | Tract A- Buena Vista ROW | Dist. 4              |                |  |
| 47          | Tract A- Buena Vista ROW | Dist. 4              |                |  |
| 48          | Tract B – Dry Retention  | Dist. 4              |                |  |
|             | Lots 27-31, 58-61        | Owner                | X              | S.E. for landscaping on Lots 27-31 & 58-61 per plat<br><br>2.10 O to keep homesite neat & clean. Owner’s subject to S.E. for landscaping shall perpetually maintain S.E. area and will not remove or destroy any landscaping or fencing thereon originally installed by developer without developer written approval.<br><br>3.1(a) Lots 27-31 & 58-61 subject to S.E. for landscaping |
| 50          | Tract B- Dry Retention   | Dist. 4              |                |  |
|             | Lots 14-25 & 56-64       | Owner                | X              | 2.10 O to keep homesite neat & clean   |
| 51          | Lots 4, 5, 16-24, 26-42  | Owner                | X              | 5’ buffer<br><br>2.10 O to keep homesite neat & clean<br><br>3.4 O can’t undertake any activity w/in Buffer area w/o appropriate governmental approval   |
| <b>UNIT</b> | <b>FENCE LOCATION</b>    | <b>RESPON. PARTY</b> | <b>CHANGE*</b> | <b>BUFFER/S. E./DEED RESTRICTION/RULE /FACTS</b>   |

|    |  |                 |   |   |
|----|--|-----------------|---|---|
| 52 | Tract A & B -Dry Retention<br>Lots 1-22 & 76-108 | Dist.4<br>Owner | X | 5' buffer on Lots 76-82<br><br>2.10 O to keep homesite neat & clean<br><br>3.1 Lots 1-22 & 76-108 have a S.E. for Landscaping for construction of boundary fence and maintenance of such S.E.& fence is to be performed by the homesite Owner |
| 53 | Tract A – Buena Vista ROW                        | Dist. 4         |   |   |
| 55 | Tract P- Lindsey Morse Pres.                     | Dist. 4         |   |   |
| 56 | Tract A - Buena Vista ROW                        | Dist. 4         |   |   |
| 58 | Tract A - Buena Vista ROW                        | Dist. 4         |   |   |
| 59 | Lots 11-13, 19-21, 28-35                         | Owner           | X | 5' buffer<br><br>2.10 O to keep homesite neat & clean<br><br>3.4 O can't undertake any activity w/in Buffer area w/o appropriate governmental approval  |
| 61 | Lots 15-37                                       | Owner           | X | 5' buffer<br><br>2.10 O to keep homesite neat & clean<br><br>3.4 O can't undertake any activity w/in buffer area w/o appropriate governmental approval  |

**UNIT FENCE LOCATION                      RESPON.      CHANGE\*      BUFFER/S. E./DEED RESTRICTION/RULE /FACTS**  
**PARTY**

|             |   |                      |                |  |   |
|-------------|---|----------------------|----------------|--|---|
| 62          | Tract A- Kelsea Louise &<br>Paige Boone Pres. | Dist. 4              |                |  |   |
|             | Lots 17-19 & Lots 56 – 74                     | Owner                | X              | 2.10 O to keep homesite neat & clean             | 3.4 O can't undertake any activity w/in Buffer area w/o appropriate governmental approval |
| 63          | Karney Schwartz Hicks Pres.                   | Dist 4               |                |  |   |
|             | Tracts A & B (except Pres.)                   | VCCDD                |                | RAD sale   |   |
| 64          | Lots 34-43                                    | Owner                | X              | 5' buffer  | 2.10 O to keep homesite neat & clean  |
|             |   |                      |                |  | 3.4 O can't undertake any activity w/in buffer area w/o appropriate governmental approval |
| 65          | Tract C- CR 42 ROW                            |                      |                |  |   |
|             | Lots 23-57                                    | Owner                | X              | 5' buffer  | 2.11 O to keep homesite neat & clean  |
|             |   |                      |                |  | 3.4 O can't undertake any activity w/in buffer area w/o appropriate governmental approval |
| <b>UNIT</b> | <b>FENCE LOCATION</b>                         | <b>RESPON. PARTY</b> | <b>CHANGE*</b> | <b>BUFFER/S. E./DEED RESTRICTION/RULE /FACTS</b> |   |

|             |  |                             |                |  |
|-------------|--|-----------------------------|----------------|--|
| 66          | Lots 5 – 33  | Owner                       | X              | 5' buffer<br>2.10 O to keep homesite neat & clean<br>3.4 O can't undertake any activity w/in buffer area w/o appropriate governmental approval |
| 217         | 'Waverly Villas'<br>Tract A – Buena Vista ROW  | Dist. 4                     |                |  |
| 220         | 'Sunnyside Villas'<br>Tract A –Retention Area  | Dist. 4                     |                |  |
| 222         | 'Sherwood Villas'<br>Tract D - Water retention<br>Tract E – Sycamore Ave<br>Lots 20-28 | Dist. 4<br>Dist. 4<br>Owner | X              | 2.10 O to keep homesite neat & clean<br>3.4 O can't undertake any activity w/in Buffer area w/o appropriate governmental approval              |
| <b>UNIT</b> | <b>FENCE LOCATION</b>  | <b>RESPON. PARTY</b>        | <b>CHANGE*</b> | <b>BUFFER/S. E./DEED RESTRICTION/RULE /FACTS</b>   |

226 'Merryoak Villas'

Tract C – Buena Vista ROW Dist. 4