

**Grand Palms Community Association, Inc.**  
a Florida Non-Profit Corporation (the "Association")

**NOTICE OF SPECIAL BOARD OF DIRECTORS MEETING TO VOTE ON**  
**PROPOSED PRESERVATION OF THE MASTER DECLARATION**  
**FOR**  
**GRAND PALMS**

NOTICE is hereby given, in accordance with Section 712.05, Florida Statutes, that a meeting of the Association's Board of Directors will be held on the following date, at the time and place listed below, and for the purpose listed below:

DATE: Tuesday, April 16, 2019

TIME: 7:00 p.m.

PLACE: Grand Palms Management Office  
901 Sabal Palm Dr.  
Pembroke Pines, Florida 33027

PURPOSE: To vote on a proposal to preserve the Master Declaration for Grand Palms, as same have been amended and supplemented from time to time (the "Declaration").

Copies of the Declaration and other governing documents of the Association are available for inspection and copying from its Secretary, 901 Sabal Palm Dr., Pembroke Pines, Florida 33027 or can be obtained through the Public Records at [www.officialrecords.Broward.org/acclaimweb](http://www.officialrecords.Broward.org/acclaimweb). If action is not timely taken to preserve the covenants and restrictions contained in the Declaration, then the Declaration will be extinguished in accordance with Florida's Marketable Record Titles to Real Property Act, Chapter 712, Florida Statutes.

If the Board of Directors vote at this special Board Meeting to preserve the Declaration and Bylaws, then a Notice of Preservation shall be recorded in the Public Records of Broward County, Florida and the Declaration will be preserved and renewed as a matter of law for a period of thirty (30) years.

The following Statement is hereby given to all members as required by the provisions of Sections 712.05 and 712.06, Florida Statutes:

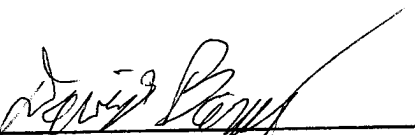
## STATEMENT OF MARKETABLE TITLE ACTION

Grand Palms Community Association, Inc. (the Association) has taken action to ensure that the Master Declaration for Grand Palms, recorded in Official Records Book 16368, Page 732, of the Public Records of Broward County, Florida, as may be amended from time to time, currently burdening the property of each and every member of the Association, retains its status as the source of marketable title with regard to the transfer of a member's residence. To this end, the Association shall cause the notice required by Chapter 712, Florida Statutes, to be recorded in the Public Records of Broward County, Florida. Copies of this notice and its attachments are available through the Association pursuant to the Association's governing documents regarding official records of the Association.

### NOTE TO OWNERS AND MEMBERS:

All members of the Association may attend every meeting of the Association's Board of Directors. The preservation of our Declaration is an important issue for all members, and your Board of Directors encourages you to attend this important meeting.

Respectfully submitted,

By:   
David Barry, Secretary

Grand Palms Community Association, Inc.

Dated: 