

EXHIBIT "3"

TO

DECLARATION OF SUMMER HOUSE IN OLD PONTE VEDRA CONDOMINIUM

**FRACTIONAL INTERESTS IN COMMON ELEMENTS,
AND SHARE OF COMMON EXPENSES AND COMMON SURPLUS**

The Units in Phase I of Summer House in Old Ponte Vedra Condominium will have Fractional Interests in Common Elements and Fractional Shares in Common Expenses and Common Surplus based upon their respective share of the Total Square Footage of all Units as set forth on the following page.

The foregoing determination is based upon the square footage of heated and air conditioned space contained within the Units. The as built square footages may vary from the foregoing, but no adjustment shall be made in the foregoing assignment of shares.

At such time as the Subsequent Phase is subjected to the Declaration, the Units shall be assigned a fractional interest in the Common Elements and share in the Common Expenses and Surplus, the numerator of which is the number of square footage of heated and air conditioned space in Unit and the denominator of which is total of the square footage of heated and air conditioned space for all Units.

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EXHIBIT "3"
Percent Ownership Interests

PHASE I

Unit #	Size	Percent	Unit #	Size	Percent	Unit #	Size	Percent
701	1,113	0.2763%	787	1,215	0.3016%	873	1,033	0.2565%
702	790	0.1961%	788	790	0.1961%	874	1,033	0.2565%
703	1,113	0.2763%	789	1,215	0.3016%	875	1,033	0.2565%
704	790	0.1961%	790	1,215	0.3016%	876	1,033	0.2565%
705	1,330	0.3302%	791	790	0.1961%	877	734	0.1822%
706	1,215	0.3016%	792	1,215	0.3016%	878	734	0.1822%
707	1,330	0.3302%	793	790	0.1961%	879	890	0.2210%
708	1,215	0.3016%	794	790	0.1961%	880	890	0.2210%
709	790	0.1961%	795	1,113	0.2763%	881	890	0.2210%
710	790	0.1961%	796	790	0.1961%	882	890	0.2210%
711	790	0.1961%	797	1,113	0.2763%	883	734	0.1822%
712	790	0.1961%	798	1,113	0.2763%	884	734	0.1822%
713	1,215	0.3016%	799	1,113	0.2763%	885	734	0.1822%
714	790	0.1961%	800	1,113	0.2763%	886	734	0.1822%
715	1,215	0.3016%	801	1,113	0.2763%	887	890	0.2210%
716	790	0.1961%	802	1,215	0.3016%	888	890	0.2210%
717	790	0.1961%	803	1,330	0.3302%	889	890	0.2210%
718	790	0.1961%	804	1,215	0.3016%	890	890	0.2210%
719	790	0.1961%	805	1,330	0.3302%	891	1,033	0.2565%
720	790	0.1961%	806	790	0.1961%	892	1,033	0.2565%
721	790	0.1961%	807	1,215	0.3016%	893	1,033	0.2565%
722	1,215	0.3016%	808	790	0.1961%	894	1,033	0.2565%
723	790	0.1961%	809	1,215	0.3016%	895	1,033	0.2565%
724	1,215	0.3016%	810	1,113	0.2763%	896	1,033	0.2565%
725	1,215	0.3016%	811	790	0.1961%	897	890	0.2210%
726	1,113	0.2763%	812	1,113	0.2763%	898	890	0.2210%
727	1,215	0.3016%	813	790	0.1961%	899	890	0.2210%
728	1,113	0.2763%	814	1,215	0.3016%	900	734	0.1822%
729	1,113	0.2763%	815	790	0.1961%	901	1,033	0.2565%
730	1,215	0.3016%	816	1,215	0.3016%	902	1,033	0.2565%
731	1,113	0.2763%	817	790	0.1961%	903	734	0.1822%
732	1,215	0.3016%	818	790	0.1961%	904	890	0.2210%
733	1,330	0.3302%	819	1,113	0.2763%	905	890	0.2210%
734	1,330	0.3302%	820	790	0.1961%	906	890	0.2210%

PHASE I

Unit #	Size	Percent	Unit #	Size	Percent	Unit #	Size	Percent
735	1,330	0.3302%	821	1,113	0.2763%	907	1,033	0.2565%
736	1,330	0.3302%	822	1,215	0.3016%	908	1,033	0.2565%
737	1,113	0.2763%	823	1,215	0.3016%	909	1,033	0.2565%
738	1,113	0.2763%	825	890	0.2210%	910	1,033	0.2565%
739	1,113	0.2763%	826	890	0.2210%	911	1,033	0.2565%
740	1,113	0.2763%	827	734	0.1822%	912	1,033	0.2565%
741	790	0.1961%	828	734	0.1822%	913	890	0.2210%
742	1,330	0.3302%	829	734	0.1822%	914	890	0.2210%
743	790	0.1961%	830	734	0.1822%	915	890	0.2210%
744	1,330	0.3302%	831	890	0.2210%	916	734	0.1822%
745	790	0.1961%	832	890	0.2210%	917	734	0.1822%
746	1,113	0.2763%	833	890	0.2210%	918	890	0.2210%
747	790	0.1961%	834	890	0.2210%	919	890	0.2210%
748	1,113	0.2763%	835	734	0.1822%	920	734	0.1822%
749	1,113	0.2763%	836	734	0.1822%	921	734	0.1822%
750	1,113	0.2763%	837	1,033	0.2565%	922	890	0.2210%
751	1,113	0.2763%	838	1,033	0.2565%	923	890	0.2210%
752	1,113	0.2763%	839	1,033	0.2565%	924	734	0.1822%
753	790	0.1961%	840	1,033	0.2565%	925	734	0.1822%
754	1,113	0.2763%	841	1,033	0.2565%	926	734	0.1822%
755	790	0.1961%	842	1,033	0.2565%	927	890	0.2210%
756	1,113	0.2763%	843	1,033	0.2565%	928	890	0.2210%
757	1,215	0.3016%	844	1,033	0.2565%	929	1,033	0.2565%
758	1,330	0.3302%	845	1,033	0.2565%	930	1,033	0.2565%
759	1,215	0.3016%	846	1,033	0.2565%	931	1,033	0.2565%
760	1,330	0.3302%	847	890	0.2210%	932	1,033	0.2565%
761	1,113	0.2763%	848	890	0.2210%	933	1,033	0.2565%
762	1,113	0.2763%	849	890	0.2210%	934	1,033	0.2565%
763	1,113	0.2763%	850	890	0.2210%	935	890	0.2210%
764	1,113	0.2763%	851	734	0.1822%	936	890	0.2210%
765	1,113	0.2763%	852	734	0.1822%	937	890	0.2210%
766	790	0.1961%	853	1,033	0.2565%	938	890	0.2210%
767	1,113	0.2763%	854	1,033	0.2565%	939	1,033	0.2565%
768	790	0.1961%	855	1,033	0.2565%	940	1,033	0.2565%
769	1,215	0.3016%	856	1,033	0.2565%	941	1,033	0.2565%
770	1,215	0.3016%	857	734	0.1822%	942	1,033	0.2565%
771	1,215	0.3016%	858	734	0.1822%	943	1,033	0.2565%
772	1,215	0.3016%	859	890	0.2210%	944	1,033	0.2565%
773	1,113	0.2763%	860	890	0.2210%	945	734	0.1822%

PHASE I

Unit #	Size	Percent
774	1113	0.2763%
775	1113	0.2763%
776	1113	0.2763%
778	1113	0.2763%
779	1113	0.2763%
780	1113	0.2763%
781	1113	0.2763%
782	790	0.1961%
783	1215	0.3016%
784	790	0.1961%
785	1215	0.3016%
786	790	0.1961%

Unit #	Size	Percent
861	890	0.2210%
862	890	0.2210%
863	734	0.1822%
864	734	0.1822%
865	734	0.1822%
866	734	0.1822%
867	890	0.2210%
868	890	0.2210%
869	890	0.2210%
870	890	0.2210%
871	734	0.1822%
872	734	0.1822%

Unit #	Size	Percent
946	734	0.1822%
947	890	0.2210%
948	890	0.2210%

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