

This instrument was prepared under the direction of:

James D. Stokes, Esq., City Attorney

Prepared by:

CITY OF PORT ST. LUCIE

City Attorney's Office

121 S.W. Port St. Lucie Boulevard

Port St. Lucie, FL 34984

(Space above this line reserved for recording office use only)

TERMINATION OF DECLARATION OF RESTRICTIVE COVENANT

WHEREAS, on August 1, 2001, a Declaration of Restrictive Covenant was executed by Carlos A. Bonet and Yvonne S. Bonet ("Owners") and recorded on August 17, 2001, in Official Records Book 1424 at Page 2329, of the Public Records of St. Lucie County, Florida, encumbering the following described property, to wit:

Lots 28 and 29, Block 1290, Port St. Lucie Section Twelve, according to the Plat thereof, as recorded in Plat Book 12, at Page 55, 55A through 55G, of the Public Records of St. Lucie County, Florida (the "Subject Property").

WHEREAS, by said Declaration of Restrictive Covenant, the Owners stated that they occupied the Subject Property as one single residential unit and intended to restrict the Subject Property so that it can be occupied and used only as one single residential unit; and

WHEREAS, the Declaration of Restrictive Covenant was created for the purpose of combining the lots so they would be assessed by the City of Port St. Lucie as a single residential unit for the water/sewer extension project, referred to as Utility Service Area 5, 6, and 7A; and

WHEREAS, the Owners wish to separate the Subject Property and no longer desire to occupy the Subject Property as one single residential unit; and

WHEREAS, the City of Port St. Lucie agrees to the Termination of said Declaration of Restrictive Covenant upon payment of the total sum of **Two Hundred Dollars and Zero Cents (\$200.00)**, which sum represents the total outstanding assessments due and owing on the Subject Property based upon equivalent residential connections (ERC) within the Utility Service assessment area; and

WHEREAS, by the Termination of the Declaration of Restrictive Covenant, each of the lots identified herein will be subject to assessment by the City of Port St. Lucie as a separate residential unit for the water/sewer extension project, referred to as Utility Service Area 5, 6, and 7A.

NOW, THEREFORE, for and in consideration of the sum of **\$200.00**, and other good and valuable consideration the receipt and sufficiency of which are hereby acknowledged, the City of Port St. Lucie hereby covenants and agrees as follows:

1. The foregoing recitals are true and correct and are incorporated herein by reference.

2. The City of Port St. Lucie hereby acknowledges receipt of full and complete payment in satisfaction of the referenced Declaration of Restrictive Covenant and said Declaration of Restrictive Covenant is hereby released, satisfied and discharged in its entirety.
3. The Declaration of Restrictive Covenant recorded in Official Records Book 1031, at Page 1033, of the Public Records of St. Lucie County, Florida, restricting the subject property to one single residential unit is hereby terminated.
4. By the Termination of said Declaration of Restrictive Covenant, the lots described herein shall each be subject to assessment by the City of Port St. Lucie as a separate residential unit for the water/sewer extension project, referred to as Utility Service Area 5, 6, and 7A.
5. Lots 28 and 29, Block 1290, Port St. Lucie Section Twelve, may be developed independently of each other in accordance with the rules and regulations of the City of Port St. Lucie.

IN WITNESS WHEREOF, the City of Port St. Lucie, Florida, a Florida municipal corporation, has caused this Termination of Declaration of Restrictive Covenant to be executed by its proper and duly authorized public official on this ___ day of _____, 2021.

WITNESSES

CITY OF PORT ST. LUCIE
a Florida municipal corporation

By: _____
Gregory J. Oravec, Mayor

Signature
Print Name: _____

Signature
Print Name: _____

NOTARIZATION AS TO CITY OF PORT ST. LUCIE'S EXECUTION

STATE OF FLORIDA)
COUNTY OF ST. LUCIE)

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this ___ day of _____, 2021, by GREGORY J. ORAVEC, as Mayor of the City of Port St. Lucie, and on behalf of the City of Port St. Lucie who is [x] personally known to me, or who has [] produced the following identification _____.

Signature of Notary Public
Print Name: _____
Notary Public, State of _____
My Commission expires _____

NOTARY SEAL/STAMP