

## ***QUITCLAIM DEED***

***THIS QUITCLAIM DEED***, made this \_\_\_\_ day of \_\_\_\_\_ 2026, between the **City of Port St. Lucie, a Florida municipal corporation** (“Grantor”) whose address is 121 SW Port St. Lucie Blvd, Port St. Lucie, FL 34984, and **St. Lucie Habitat for Humanity CHDO, Inc. a Florida not for profit corporation** (“Grantee”) whose address is 702 S. 6<sup>th</sup> Street, Fort Pierce, FL 34950.

**WITNESSETH**, that the Grantor, for and in consideration of the sum of -----TEN & NO/100 (\$10.00)-----DOLLARS, and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained and quitclaimed to the said Grantee and Grantee’s successors and assigns forever, the following described land, situate, lying and being in the County of St. Lucie, State of Florida, to-wit:

**Lot 17, Block 132, Port St. Lucie Section Twenty-Seven, according to the plat thereof, as recorded in Plat Book 14, Pages 5, 5A through 5I, of the Public Records of St. Lucie County, Florida;**

**Lot 19, Block 501, Port St. Lucie Section Ten, according to the plat thereof, as recorded in Plat Book 12, Pages 49, 49A through 49 G, of the Public Records of St. Lucie County, Florida; and**

**Lot 14, Block 152, Port St. Lucie Section Four, according to the plat thereof, as recorded in Plat Book 12, Pages 14, 14A through 14G, of the Public Records of St. Lucie County, Florida (collectively, the “Property”).**

**TO HAVE AND TO HOLD** the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of Grantor, either in law or equity, for the use, benefit and profit of the said Grantee forever.

**GRANTOR HEREBY** provides that this conveyance is expressly made on the following condition: Grantee shall cause the substantial completion of the construction of a single-family residential dwelling on the Property, in material compliance with St. Lucie County Request for Proposal 25-084, applicable laws and permits, within three (3) years after the date of this Deed (the “Completion Deadline”). For purposes of this provision, “substantial completion” means that the dwelling is sufficiently complete so that it may be lawfully occupied for its intended residential use, as evidenced by a certificate of occupancy or equivalent authorization by the applicable governmental authority.

If substantial completion has not occurred on or before the Completion Deadline, then, without the necessity of any further action, notice, or demand, fee simple title to the Property, together with all improvements and appurtenances thereon, shall automatically revert to Grantor or Grantor’s successors and assigns, and Grantee’s estate and all right, title, and interest in and to the Property shall automatically terminate.

Upon occurrence of the automatic reverter described above, Grantor or Grantor’s successors and assigns, may execute and record in the public records for St. Lucie County, Florida, an affidavit and/or notice of reversion confirming that the condition has failed and that title has reverted, which instrument shall serve to provide record notice of the reversion; however, such recordation shall be evidentiary only and is not a prerequisite to the vesting of title in Grantor by operation of this provision.

The condition and reverter set forth herein are covenants running with the land and are binding upon Grantee and Grantee's successors, and assigns, and shall inure to the benefit of Grantor and Grantor's successors and assigns.

**IN WITNESS WHEREOF**, the Grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed, and delivered in our presence:

\_\_\_\_\_  
Witness #1 Signature

\_\_\_\_\_  
**Jesus Merejo, City Manager**

\_\_\_\_\_  
Witness #1 Printed Name

Address: 121 SW Port St. Lucie Blvd.  
Port St. Lucie, FL 34984

\_\_\_\_\_  
Witness #2 Signature

\_\_\_\_\_  
Witness #2 Printed Name

Address: 121 SW Port St. Lucie Blvd.  
Port St. Lucie, FL 34984

**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 \_\_\_\_\_ 2026, by **Jesus Merejo, City Manager of the City of Port St. Lucie**, who is personally known to me.

**SEAL**

\_\_\_\_\_  
Notary Signature  
My Commission Expires:

\_\_\_\_\_  
Print Name