

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, PARTIAL RELEASE AND
MODIFICATION OF RESTRICTIVE COVENANTS**

WHEREAS, on June 25, 2001, a Declaration of Restrictive Covenant was executed by Daniel W. Burris and Lorraine D. Burris (the "Owners") and subsequently recorded on July 2, 2001, in Official Records Book 1408, Page 2126, of the Public Records of St. Lucie County, Florida, encumbering the following described real property, to wit:

Lots 9 and 10, Block 1320, Port St. Lucie Section Twelve, according to the Plat thereof, as recorded in Plat Book 12, Pages 55, 55A through 55G of the Public Records of St. Lucie County, Florida ("Lots 9 and 10").

WHEREAS, by said Declaration of Restrictive Covenants, the Owners stated that Lots 9 and 10 shall be considered one lot, and that any future development of Lots 9 and 10 shall be restricted to one single family residential unit and permitted accessory usages under the Code of the City of Port St. Lucie for a single lot; and

WHEREAS, on July 18, 2001, a Restrictive Covenant was executed by the Owners and subsequently recorded on November 27, 2001, in Official Records Book 1458, Page 2693, of the Public Records of St. Lucie County, Florida, encumbering the following described real property, to wit:

Lots 9, 10, 25 and 26, Block 1320, Port St. Lucie Section Twelve, according to the Plat thereof, as recorded in Plat Book 12, Pages 55A through 55G of the Public Records of St. Lucie County, Florida (the "Subject Property")

WHEREAS, by said Restrictive Covenant, the Owners stated that they are the owners of the Subject Property, they have a principal residence on Lots 25 and 26, they occupy the Subject Property as one single residential unit, and they intend to restrict the Subject Property so that it can be occupied and used only as one single residential unit; and

WHEREAS, the Restrictive Covenant was created for the purpose of combining the Subject Property so Lots 9, 10, 25 and 26, Block 1320, Port St. Lucie Section Twelve, would be assessed by the City of Port St. Lucie as a single residential unit for the special assessment program to fund the extension of utility services to all properties located within the assessment areas, including the Subject Property; and

WHEREAS, Lorraine D. Burris wishes to separate Lot 9 from the Subject Property and wishes to occupy the Lots 10, 25 and 26, Block 1320, Port St. Lucie Section Twelve as one single residential unit; and

WHEREAS, the City of Port St. Lucie agrees to the Termination, Partial Release and Modification of the Restrictive Covenants, upon payment of the total sum of **Two Hundred Dollars and Zero Cents (\$200.00)**, which sum represents the administrative fee for processing the Owners' request, there being no outstanding assessments due and owing on the Subject Property based upon equivalent residential connections (ERC) within the Utility Service assessment area; and

WHEREAS, this Termination, Partial Release and Modification of Restrictive Covenants terminates, modifies and supersedes both the Declaration of Restrictive Covenants and the Restrictive Covenant.

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 this Termination, Partial Release and Modification of Restrictive Covenants.
3. The Declaration of Restrictive Covenant recorded in Official Records Book 1408, Page 2126, of the Public Records of St. Lucie County, Florida, is hereby terminated.
4. The Restrictive Covenant recorded in Official Records Book 1458, Page 2693, of the Public Records of St. Lucie County, Florida, is hereby modified so that it applies only to Lots 10, 25 and 26 (the "New Property"), restricting the New Property to one single residential unit.
5. By this Termination, Partial Release and Modification of Restrictive Covenants, Lot 9 and the New Property may each be subject to assessments by the City of Port St. Lucie as separate residential units.
6. Lot 9 and the New Property may be developed independently of each other in accordance with the rules and regulations of the City of Port St. Lucie.

{SIGNATURES ON FOLLOWING PAGES}

IN WITNESS WHEREOF, Lorraine D. Burris has caused her hand and seal to be affixed hereto on this 15 day of August 2024.

Signed, sealed and delivered
in the presence of:

WITNESSES

[Signature]
Signature of Witness
Print Name: C Cooper
Address: 121 SW Port St
Lucie Blvd, PSL, FL 34983

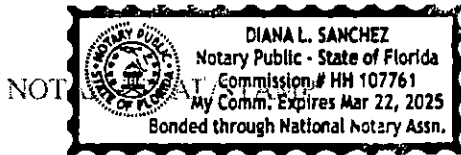
OWNER

[Signature]
Signature of Owner
Print Name: Lorraine D. Burris

[Signature]
Signature of Witness
Print Name: RENATA LUKASZUK
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 15th day of August, 2024 by Lorraine D. Burris, who is [] personally known to me, or who has produced the following identification:
FL Drivers Lic.



[Signature]
Signature of Notary Public
Print Name: DIANA L. SANCHEZ
Notary Public, State of Florida
My Commission expires 3-22-2025

IN WITNESS WHEREOF, the City of Port St. Lucie has caused this Termination, Partial Release and Modification of Restrictive Covenants to be executed in its name, by its proper and duly authorized officer.

WITNESSES

CITY OF PORT ST. LUCIE,
a Florida municipal corporation

Signature
Print Name: _____
Address: 121 SW Port St. Lucie Boulevard
Port St. Lucie, Florida 34984

By: _____
Shannon M. Martin, Mayor

Signature
Print Name: _____
Address: 121 SW Port St. Lucie Boulevard
Port St. Lucie, Florida 34984

STATE OF FLORIDA)
COUNTY OF ST. LUCIE)

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization, this ____ day of _____ 2024, by Shannon M. Martin 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 _____.

NOTARY SEAL/STAMP

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