

**SECOND AMENDMENT**  
**TO AGREEMENT FOR PURCHASE AND SALE OF REAL PROPERTY**

**WHEREAS**, Delray Beach Community Redevelopment Agency (the “Purchaser”) and **Larry C. Singleton and Phyllis G. Tomczyk, husband and wife** (collectively the “Seller”) entered into that certain Agreement for Purchase and Sale of Real Property (the “Agreement”) dated November 15, 2018 concerning the real property located at 300 SW 5<sup>th</sup> Ave., Delray Beach, Florida (the “Property”).

**WHEREAS**, the Agreement was amended by that certain First Amendment to Agreement for Purchase and Sale of Real Property (the “First Amendment”) which extended the Inspection Period to on or before August 30, 2019.

**WHEREAS**, it has come to Purchaser’s attention that the legal descriptions for the two parcels that comprise the Property contain errors that do not render the title marketable.

**WHEREAS**, Seller’s counsel was notified of the errors in the legal description and Seller has agreed to have Seller’s counsel insure title to the Property at Seller’s expense.

**WHEREAS**, the Purchaser and Seller have agreed to have the title insurance for the Property paid for by the Seller.

NOW THEREFORE, in consideration of the mutual covenants, the Purchaser and Seller do agree to enter into this Fourth Amendment to provide that:

1. The Whereas clauses are hereby ratified and confirmed.
2. The last sentence of Paragraph 5.1 of the Agreement is hereby amended to read: The costs and expenses relative to the issuance of a title commitment and an owner’s title policy shall be borne by the Seller.
3. The following is added to Paragraph 10.2 of the Agreement: c) Owner’s Title Insurance Policy
4. The following is deleted from Paragraph 10.3: c) Owner’s Title Insurance Policy.
5. The First Amendment is superseded by the terms of this Second Amendment.
6. In the event of any inconsistencies between this Second Amendment and the Agreement, the provisions contained in this Second Amendment shall prevail. In all other respects, the terms and provisions of the Agreement are ratified and confirmed.

**PLEASE SEE SIGNATURES ON PAGE 2.**

**SELLER:**

DocuSigned by:

*Larry C. Singleton*

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Larry C. Singleton

DocuSigned by:

*Phyllis G. Tomczyk*

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Phyllis G. Tomczyk

Date: 6/25/2019      6/25/2019

**PURCHASER:**

**Delray Beach Community  
Redevelopment Agency**

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By: Shelly Petrolia

Title: Chair

Date: \_\_\_\_\_

I HEREBY CERTIFY THAT I HAVE  
APPROVED THIS AMENDMENT AS TO  
FORM:

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Donald J. Doody, Esq.