

Prepared by:

John C. Primeau, Esq.
Primeau Law, P.A.
12555 Orange Drive
Suite 100-B
Davie, FL 33330

Record and return to:

City Attorney's Office
200 N.W. 1st Avenue
Delray Beach, FL 33444

PCN# - 12-43-46-17-72-018-0000

Address: 35 NW 4th Avenue, Delray Beach, FL 33444

BILL OF SALE FOR IMPROVEMENTS

THIS INDENTURE, made this _____ day of _____, 202____, by and between **ATLANTIC GROVE PARTNERS, L.L.C.** a Florida limited liability company, with a mailing address of P.O. Box 8319, Delray Beach, FL 33482 (Grantor), and the **CITY OF DELRAY BEACH**, a municipal entity, with a mailing address of 100 N.W. 1st Avenue, Delray Beach, Florida 33444, a municipal corporation in Palm Beach County, State of Florida (Grantee):

WITNESSETH: That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to them in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred, and delivered to Grantee, its successors, and assigns forever, any and all rights of ownership belonging to Grantor of the following goods and chattels:

Potable Water, Reclaimed Water, Wastewater, and/or Pump Station Facilities consisting of those components set forth on "Exhibit "A" attached hereto and made a part hereof all as is, where is, and located within the Project herein described as: Atlantic Grove Phase 2.

GRANTOR does hereby fully warrant that Grantor is the lawful owner of said improvements, that they are free from all encumbrances, that Grantor has good right to sell the improvements, and that Grantor will warrant and defend the sale of said improvements against the lawful claims of all persons whomsoever claimed by, through or under it, that it has good right and lawful authority to grant the above-described improvements.

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IN WITNESS WHEREOF, the parties to this Bill of Sale set their hands and seal the day and year first above written.

WITNESS #1

[Signature]
Signature
Mercedes Diaz
Printed or Typed Name
2600 E. Commercial Blvd
FT. Lauderdale FL. 33308
Address

WITNESS #2

[Signature]
Signature
Angella Williams
Printed or Typed Name
2600 E Commercial Blvd.
Fort Lauderdale, FL. 33308
Address

GRANTOR

By: [Signature]
Name: Timothy L. Hernandez
Title: Vice President
for
Company: NEW URBAN COMMUNITIES CORPORATION, a Florida corporation, as the Manager of NEW URBAN ATLANTIC GROVE, L.L.C., a Florida limited liability company, as the Manager of ATLANTIC GROVE PARTNERS, L.L.C., a Florida limited liability company

STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me, by means of [xx] physical presence or [] online notarization, this 5th day of June, 2025, by TIMOTHY L. HERNANDEZ (name of person), as Vice President (type of authority) for NEW URBAN COMMUNITIES CORPORATION, a Florida corporation, as the Manager of NEW URBAN ATLANTIC GROVE, L.L.C., a Florida limited liability company, as the Manager of ATLANTIC GROVE PARTNERS, L.L.C., a Florida limited liability company (name of party on behalf of whom instrument was executed).

Personally known OR Produced Identification
Type if Identification Produced _____



[Signature]
Notary Public – State of Florida

ATTEST:

**GRANTEE / CITY OF DELRAY
BEACH, FLORIDA**

By: _____
City Clerk

By: _____
Mayor

Approved as to Form:

By: _____
City Attorney

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Exhibit "A"
List of Goods and Chattels

Exhibit "A"
List of Goods and Chattels

Water Distribution System

Qty	Description	Unit Cost	Total Cost
170	L.F. 8" DIP	\$64.00	\$10,880.00
1	MJ DI fittings	\$2,250.00	\$2,250.00
2	8" Gate Valve	\$2,400.00	\$4,800.00
2	2" Gate Valve	\$1,010.00	\$2,020.00
6	Single Service	\$885.00	\$5,310.00
5	Double Service	\$1,720.00	\$8,600.00
1	Automatic Flushing Station	\$7,110.00	\$7,110.00
TOTAL - Water Distribution			\$40,970.00

Wastewater Collection System

Qty	Description	Unit Cost	Total Cost
171	L.F. 8" PVC 0'-6' Cut	\$58.00	\$9,918.00
1	Manhole 0'-6'	\$6,880.00	\$6,880.00
7	Double Service	\$1,235.00	\$8,645.00
TOTAL - Wastewater Collection			\$25,443.00
TOTAL			\$66,413.00