

This instrument prepared by and return to:
Stephanie Harris, Esq.
Law Office of Harris & Associates, LLC
1551 Forum Place, Suite 300E
West Palm Beach, Florida 33401

AMENDED* DECLARATION OF UNITY OF TITLE

KNOW ALL MEN BY THESE PRESENTS, that pursuant to the ordinances of the City of Delray Beach pertaining to the issuance of building permits and regulating building construction activities, the undersigned, being the fee owner(s) of the following described real property situated in the City of Delray Beach, County of Palm Beach, State of Florida, to-wit:

SEE EXHIBIT "A"

do(es) hereby make the following declarations of condition, limitation and restriction on said lands, hereinafter to be known and referred to as a Declaration of Unity of Title, as to the following particulars:

1. That the aforesaid plot of combination of separate lots, plots, parcels, acreage or portions thereof, shall hereinafter be regarded and is hereby declared to be unified under one title as an indivisible building site.
2. That the said property shall henceforth be considered as one plat or parcel of land, and that no portion thereof shall be sold, assigned, transferred, conveyed or devised separately except in its entirety as one plot or parcel of land.

The undersigned further agree(s) that this Declaration of Unity of Title shall constitute a covenant to run with the land, as provided by law, and shall be binding upon the undersigned, their heirs, successors and assigns, and all parties claiming under until such time as the same may be released in writing under the order of the Chief Building Official of the City of Delray Beach as provided in Section 7.1.3 of the Land Development Regulations of the Code of Ordinances of the City of Delray Beach, Florida. If the release is not given by the Chief Building Official, an appeal from such determination may be taken to the Board of Adjustment. The undersigned also agree(s) that this instrument shall be placed of record in the Office of the Clerk of the Circuit Court of Palm Beach County, Florida.

***This instrument is being recorded to correct a portion of the legal description in the Unity of Title document recorded 10/14/2022 at CFN 20220112275; OR BK 33885 PG 1877, Public Records of Palm Beach County, Florida.**

Signed, sealed, witnessed and acknowledged this 20 day of November, 2022, at

Delray Beach, Florida.

DELRAY COMMUNITY MISSIONARY
BAPTIST CHURCH INC
a Florida not for profit corporation

Witness #1:

[Signature]
Signature
Print Name: Joselyn Allen

By: [Signature]
Print Name: Linda Allen
Title: Trustee

Witness #2:

[Signature]
Signature
Print Name: Jeff Temple

STATE OF FLORIDA

COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 20 day of November, 2022, by Linda Allen
(name of person), as Trustee (type of authority) for Delray Community Missionary Baptist Church, Inc.; who is personally known ☒ OR produced _____
as Identification.

(seal)



LINDA MOORE
Notary Public
State of Florida
Comm# HH238909
Expires 3/10/2026

[Signature]
Notary Public
Linda Moore
Print Name
My Commission Expires: 3/10/26

EXHIBIT "A"

LOTS 9 AND 10, BLOCK 22 OF "SUBDIVISION OF THE NORTH HALF (N½) OF BLOCK 22, TOWN OF LINTON (NOW DELRAY), FLA.", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 38, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

ALSO DESCRIBED AS:

A PORTION OF BLOCK 22 OF "TOWN OF DELRAY" (FORMELY KNOWN AS THE TOWN OF LINTON), ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 3, OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

TOGETHER WITH:

WEST 17.2 FEET OF EAST 152 FEET LESS THE NORTH 129.28 FEET OF THE SOUTH 369.28 FEET OF EAST 8.6 FEET; NORTH 50 FEET OF THE SOUTH 150 FEET AND SOUTH 50 FEET OF EAST 15 FEET, BLOCK 21, TOWN OF DELRAY BEACH AS PER PLAT THEROF ON FILE IN THE OFFICE OF THE CLERK OF COURT, PALM BEACH COUNTY, FLORIDA.

AND

A LOT 50'x135' IN BLOCK 21 IN DELRAY BEACH, FORMERLY KNOWN AS LINTON, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 1, PAGE 3 OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, FLORIDA.

OR DESCRIBED AS FOLLOWS:

COMMENCING 50' FEET NORTH FROM THE SOUTHEAST CORNER OF BLOCK 21 FOR A POINT OF BEGINNING; THENCE WEST 135.0 FEET; THENCE 50 FEET; THENCE EAST 135.0 FEET; THENCE 50 FEET TO THE POINT OF BEGINNING IN DELRAY BEACH, PALM BEACH COUNTY, FLORIDA.