



CFN 2013R0954954  
DR Bk 28938 Pgs 3719 - 3723; (5pgs)  
RECORDED 12/05/2013 14:44:53  
HARVEY RUVIN, CLERK OF COURT  
MIAMI-DADE COUNTY, FLORIDA

This instrument was prepared by, and after recording return to:

Name: Juan J. Mayol, Jr., Esq.  
Address: Holland & Knight  
701 Brickell Avenue, Suite 3000  
Miami, Florida 33131

(Space reserved for Clerk of Court)

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**RELEASE OF DECLARATIONS OF RESTRICTIONS**

**WHEREAS**, Terra Acon Doral Palms, LLC (the "Owner") is the owner of the Property legally described in the attached Exhibit "A" (the "Property");

**WHEREAS**, the Property is located within the City of Doral and subject to its jurisdiction;

**WHEREAS**, in connection with a certain prior zoning approval for the Property, a Declaration of Restrictions was recorded in Official Records Book 26316 at Page 689 of the Public Records of Miami-Dade County, Florida (the "Declaration");

**WHEREAS**, two (2) public hearings for the rezoning of the Property to the Doral Palms North Planned Unit Development were held before the City Council on June 5, 2013 and June 25, 2013, at which hearings the City Council adopted Ordinance No. 2013-15 (the "Ordinance");

**WHEREAS**, the Ordinance approved a rezoning and development program that superseded all previous development approvals on the Property;

**WHEREAS**, the Director of the City Planning and Zoning Department (the "Director") is authorized to execute this release of the Declaration on behalf of the City of Doral pursuant to Section 53-558 of the City's Land Development Code;

**WHEREAS**, the Owner has affirmed that it has abandoned said previous zoning approvals and all rights thereunder; and

**WHEREAS**, the Director desires to terminate the Declaration with respect to the Property.

**NOW, THEREFORE**, in consideration of the foregoing and along with other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Owner and the City of Doral agree as follows:

1. Recitals. The foregoing recitals are true and correct and are hereby incorporated herein by reference. All exhibits to this Release are hereby deemed a part hereof.
2. Release. The following Declaration is hereby released, declared of no further legal effect, null and void, and terminated:

- 1) Declaration of Restrictions recorded in Official Records Book 26316 at Page 689 of the Public Records of Miami-Dade County, Florida.

The Clerk of the Circuit Court of Miami-Dade County, Florida, is hereby directed to note the same upon the records.

*[Execution Pages Follow]*

IN WITNESS WHEREOF, the parties have executed this Agreement as of the day and year first above written.

WITNESSES:

[Signature]  
Signature

Adam Adler  
Print Name

[Signature]  
Signature

Sandra Ramos  
Print Name

OWNER:

Terra Acon Doral Palms, LLC,  
a Florida limited liability company

By: [Signature]

Name: David Martin

Title: Manager

STATE OF FLORIDA            )  
  )  
COUNTY OF MIAMI-DADE    )        SS.

The foregoing instrument was acknowledged before me this 27 day of June, 2013, by David Martin, as Manager of Terra Acon Doral Palms, LLC, a Florida limited liability company, on behalf of the company. He is personally known to me or has produced \_\_\_\_\_ as identification, and acknowledged that she did execute this instrument freely and voluntarily for the purposes stated herein.

My Commission Expires:



[Signature]  
Notary Public, State of Florida

Sandra Ramos  
Print Name

Signed, witnessed, executed and acknowledged at Doral, Florida, on this -  
19 day of November, 2013.

Witnesses:

M. Arce  
Signature

Mercy Arce  
Print Name

[Signature]  
Signature

Flor Garcia  
Print Name

CITY OF DORAL  
PLANNING & ZONING DEPARTMENT

By: [Signature]  
Nathan Kogon, Director

Approved as to legal sufficiency:

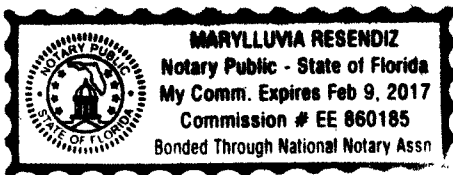
[Signature]  
City Attorney

STATE OF FLORIDA            )  
  )  
COUNTY OF MIAMI-DADE    )

I HEREBY CERTIFY that on this 25 day of November, 2013, before me personally appeared Nathan Kogon, personally known to me as the Director of the City of Doral Planning and Zoning Department, who is described herein and who executed the foregoing instrument, and he did acknowledge to me the execution thereof for the uses and purpose mentioned and his capacity as Director of the City of Doral Planning and Zoning Department.

[Signature]  
Notary Public  
Mary Ilvna Resendiz  
Print Name

My Commission Expires:



**EXHIBIT "A"**

LEGAL DESCRIPTION:

***Tracts 18 and 19 of FLORIDA FRUIT LANDS COMPANY'S SUBDIVISION NO. 1, in Section 17, Township 53 South, Range 40 East, according to the Plat thereof, as recorded in Plat Book 2, Page 17, of the Public Records of Miami-Dade County, Florida; less that portion of said Tracts 18 and 19 lying within the East 250 feet of the Northwest 1/4 of said Section 17***

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