

Return to:
Martin County Growth Management Department
2401 SE Monterey Road
Stuart, FL 34996

AMENDED AND RESTATED UNITY OF TITLE

In consideration of the issuance of a permit to Hinck Landlord (DE) Limited Partnership, as Owner, for the construction of Hinckley Yachts in Martin County, Florida, and for other good and valuable considerations, the undersigned hereby agrees to amend and restate that certain unity of title recorded in Official Records Book 1741, Page 941, Public Records of Martin County, Florida (the "Original Unity of Title") by amending and replacing the restrictions set forth in the Original Unity of Title in the following manner:

1. That said property shall be considered as one plot and parcel of land and that no portion of said plot and parcel of land shall be sold, transferred, devised, or assigned separately except in its entirety as one plot and parcel of land; with the sole exception being that a portion of said property may be sold, transferred, devised or assigned to any governmental entity.
2. The undersigned further agrees that this condition, restriction and limitation shall be deemed a covenant running with the land, and shall remain in full force and effect, and be binding upon the undersigned, their/its successors, heirs and assigns until such time as the same may be released in writing by the Martin County Board of County Commissioners.
3. The undersigned further agrees that this instrument shall be recorded in the Public Records of Martin County.
4. Nothing herein contained shall limit, in any manner, the Owner, or their successors or assigns, to mortgage or encumber the property or any part thereof.
5. This amendment of the Original Unity of Title was approved by the Martin County Board of County Commissioners in a public meeting on September 10, 2024.

Martin County Growth Management Department
2401 SE Monterey Road
Stuart, FL 34996

CORPORATE

Signed, acknowledged and notarized on this 12 day of August, 2024.

WITNESSES:

Sign: [Signature]

Print: Michael Arizka

Address: one little harbor landing
Portsmouth RI 02871

Sign: [Signature]

Print: Geoffrey Berger

Address: one little harbor landing
Portsmouth, RI 02871

OWNER:

Hinck Landlord (DE) Limited Partnership,
a Delaware limited partnership

By: [Signature]

Name: Linda Cavanaugh

Title: Chief Financial Officer

Address: One Little Harbord Landing
Portsmouth, RI 02871

Note: Florida Statutes requires one of the following: corporate officer's signature attested by the corporate secretary and corporate seal applied; or, corporate seal applied and one witness: or corporate officer's signature and two witnesses.

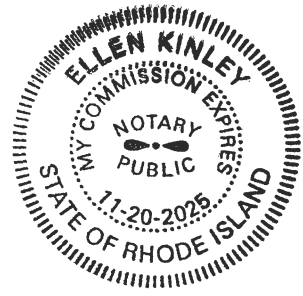
STATE OF Rhode Island
COUNTY OF Newport

The foregoing instrument was acknowledged before me by means of physical presence
or online notarization this 12 day of August 2024

by Linda Cavanaugh of as CFO on behalf

the partnership. He/She is personally known to me or has produced a driver's license issued within the past 5 years as identification.

NOTARY PUBLIC SEAL



Notary Public, State of ~~Florida~~ Rhode Island

[Signature]
Ellen Kinley

(Printed, Typed or Stamped Name of Notary Public)

EXHIBIT "A"

LEGAL DESCRIPTION

Parcel 1:

Start at a concrete monument located at the point where the Westerly right of way line of Robertson Road intersects the South line of the North half of Lot 47, plat of Lots 13 and 14 of the Hanson Grant, Plat Book 1, at Page 89, public records of Palm Beach (now Martin) County, Florida; thence run South 66°22' West along said South line of the North half of Lot 47, a distance of 1,321.85 feet to the Point of Beginning, said Point of Beginning being 21 feet Easterly of the Southwest corner of Lot N shown on map of survey dated March 25, 1961, 1:) Stafford & Brock of Stuart, Florida; thence by curve concave to the Southwest, and with a radius of 144.69 feet, the forward tangent of which bears North 76°18' West, run a distance of 80.22 feet along the arc, through a central angle of 31 °46'; thence run South 71°56' West a distance of 164.70 feet; thence run South 66°22' West a distance of 78.64 feet; thence by curve to the left, with a radius of 16 feet, run a distance of 17.67 feet along the arc, through a central angle of 63°17'33"; thence run South 3°04'27" West a distance of 30.65 feet; thence by curve to the right, with a radius of 16 feet, run a distance of 17.67 feet along the arc, through a central angle of 63° 17'33", to the point of tangency with said South line of the North half of Lot 47; thence run North 66°22' East, along said South line, a distance of 358.67 feet to the Point of Beginning.

Parcel 2:

The North one-half of Lot 47 of the Subdivision of Lots 13 and 14, of the Hanson Grant, according to the plat thereof made by J.S. and E.S. Frederick, recorded in Plat Book 1, at Page 89, public records of Palm Beach (now Martin) County, Florida; LESS and EXCEPTING therefrom those certain lands described in Warranty Deed dated March 25, 1965, and recorded in Official Records Book 153, at Page 7, Martin County, Florida, public records.

Parcel 3:

The South half {S ½} of Lot Forty Seven (47) of the Subdivision of Lots 13 and 14 of the Hanson Grant, according to the plat thereof made by J.S. and E.S. Frederick, recorded in Plat Book 1, at Page 89, public records of Palm Beach (now Martin) County, Florida.

Parcel 4:

Lots 1 and 2 of J.O. Jackson's Allotment, according to the plat thereof filed 15 June, 1914, recorded in Plat Book 5, at Page 56, Palm Beach (now Martin) County, Florida, public records; and supplemental plat of J.O. Jackson's Allotment filed 6 October, 1914, recorded in Plat Book 5, at Page 70, Palm Beach (now Martin) County, Florida, public records; and

Also, that part of Tract 1, of said J.O. Jackson's Allotment, described as follows:

Beginning at the Northwest corner of said Tract 1; thence run North 66° East along the North line of said Tract 1, a distance of 200 feet to a point; thence run South 24 ° East on a line parallel to the West line of said Tract 1, a distance of 100 feet to a point; thence run South 66° West, a distance of 200 feet to a point on the West line of said Tract 1; thence run North 24° West, a distance of 100 feet to the Point of Beginning.

Parcel 5:

Lot 3 of J.O. Jackson's Allotment in the Miles or Hanson Grant, according to the plat thereof recorded in Plat Book 5, at Page 70 of the public records of Palm Beach (now Martin) County, Florida.

Parcel 6

Lots IO, 11, 12, 13 and 14, J.O. Jackso 's Allotment, according to the plat thereof filed June 15, 1914, and recorded in Plat Book 5, at Page 56, Palm Beach (now Martin) County, Florida, public records; and supplemental plat of J.O. Jackson's Allotment's filed October 6, 1914 and recorded in Plat Book 5, at Page 70, Palm Beach (now Martin) County, Florida.

Parcel 7

The Westerly 75 feet of Lots 2 and 3, Salerno Pines, according to the plat thereof recorded in Plat Book 2, at Page 93, public records of Martin County, Florida.

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