

Instrument Prepared By:  
Martin County Attorney's Office  
2401 SE Monterey Road  
Stuart, FL 34996

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**TERMINATION OF GOLF WORLD  
PLANNED UNIT DEVELOPMENT ZONING AGREEMENT**

THIS Termination Agreement to the Golf World Planned Unit Development ("PUD") Zoning Agreement ("Amendment") is made and entered into this 6<sup>th</sup> day of June 2023, by and between Baron Landings, LLC, a Florida Limited Liability Company, hereinafter referred to as the "Owner", and Martin County, a Political Subdivision of the State of Florida, hereinafter referred to as "County".

**W I T N E S S E T H :**

**WHEREAS**, after appropriate notice, public hearing and approval, the prior Developer and the County on or about the 9<sup>th</sup> day of August 1988, entered into a Planned Unit Development Zoning Agreement for the development of a project in Martin County, Florida, known as Golf World, which Agreement is recorded in Official Records Book 788, Page 2543, public records of Martin County, Florida, and which Agreement as amended from time to time is hereinafter referred to as the "Golf World PUD Agreement"; and

**WHEREAS**, the Owner has acquired all right and title to all of the real property included in the Golf World PUD ("Property") ; and

**WHEREAS**, Owner desires to terminate the Golf World PUD Agreement to rezone the property.

**NOW, THEREFORE**, it is agreed between the Owner and the County as follows:

The Golf World PUD Agreement is hereby terminated; however, Owner acknowledges that there is an existing Preserve Area Management Plan (PAMP) on the Property, but that the exact location and dimensions of the preserve areas cannot be

identified, determined or quantified. Accordingly, the Owner agrees to include preserve areas on the first final site plan submitted for the Property that are ecologically equivalent to those intended as part of the Golf World PUD Agreement, with the exact location and size to be determined during the first final site plan approval.

IN WITNESS WHEREOF, the parties hereto have caused this Termination to be made and entered into the day and year first written.

**OWNER**

Signed, sealed and delivered  
in the presence of:

BARON LANDINGS, LLC,  
a Florida Limited Liability Company

\_\_\_\_\_  
Print Name: \_\_\_\_\_

\_\_\_\_\_

By: \_\_\_\_\_

Print Name: \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF \_\_\_\_\_

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization, this \_\_\_\_\_ day of \_\_\_\_\_, 2023, by \_\_\_\_\_ who is the \_\_\_\_\_ of Baron Landings, LLC, a Florida Limited Liability Company, who is ☐ personally known to me or ☐ produced \_\_\_\_\_ as identification.

\_\_\_\_\_  
NOTARY PUBLIC

(Notarial Seal)

My Commission Expires:

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
MARTIN COUNTY, FLORIDA

\_\_\_\_\_  
CAROLYN TIMMANN, CLERK OF THE  
CIRCUIT COURT AND COMPTROLLER

\_\_\_\_\_  
EDWARD V. CIAMPI, CHAIRMAN

SUFFICIENCY:

APPROVED AS TO FORM & LEGAL

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ELYSSE A. ELDER  
DEPUTY COUNTY ATTORNEY