

DISCLOSURE OF INTEREST AFFIDAVIT

BEFORE ME, the undersigned authority, duly authorized to take acknowledgments and administer oaths, personally appeared the undersigned person on the date set forth below, who, first being duly sworn, deposes and says under penalties of perjury:

1. That the record property owner(s) of the Real Property described in **Exhibit "A"** to this Affidavit is (are) as follows:

Name	Address
Palm City GA Homes, LLC RJ Investment Management Services, LLC Robert Johns, Manager	1900 NE 16th Terrace Fort Lauderdale, Florida 33305
Midland Trust Company as Custodian FBO Jane Cutler	P.O. Box 07520 Fort Myers, Florida 33919
TomJac, Inc. Tom Hammell, CEO	3031 N Ocean Boulevard Apt. 1406 Fort Lauderdale, Florida 33308
Genco Palm Bluff, LLC	4825 N Dixie Highway Oakland Park, Florida 33334

(If more space is needed attach separate sheet)

2. That the following is a list of every natural person and entity with any legal or equitable interest in the property (as defined in Section 10.2.B.3. Land Development Regulations, Martin County Code):

Name	Address	Interest
Palm City GA Homes, LLC	1900 NE 16th Terrace Fort Lauderdale, Florida 33305	43%
Midland Trust Company as Custodian FBO Jane Cutler	P.O. Box 07520 Fort Myers, Florida 33919	19%
TomJac, Inc.	3031 N Ocean Boulevard Apt. 1406 Fort Lauderdale, Florida 33308	19%
Genco Palm Bluff, LLC	4825 N Dixie Highway Oakland Park, Florida 33334	19%

(If more space is needed attach separate sheet)

3. That the following is a list of those, who have any interest in a contract for sale of the property, or a conveyance of any interest in the property, including but not limited to, real estate brokers and salespersons; and any and all mortgagees of the property:

Name	Address	Interest
N/A		

(If more space is needed attach separate sheet)

4. That the following is a list of all other applications for which the applicant has an interest as defined in subsection b. and c. of Section 10.2.B.3. Land Development Regulations, Martin County Code currently pending before Martin County. The list shall include any development applications, waiver applications, road opening applications, and lien reduction requests.

Application Name and/or Project Number	Names & Addresses of Parties involved	Date	Type of Application	Status of Application*
N/A				

(If more space is needed attach separate sheet)

- Status defined as:
A = Approved

P = Pending
D = Denied
W = Withdrawn

This Affidavit is given for the purpose of establishing compliance with the provisions of Section 10.2.B.3 Land Development Regulations; Martin County Code.

FURTHER AFFIANT SAYETH NOT.

AFFIANT

Robert W. Johns

STATE OF Florida
COUNTY OF Broward

The foregoing Disclosure of Interest Affidavit was sworn to, affirmed and subscribed before me this 5th day of October 2018, by Robert W. Johns, who is personally known to me or have produced Florida D.L as identification.

Paula Hanson
Notary Public, State of Florida
Print Name: Paula Hanson
My Commission Expires: 2-9-2019

(Notary Seal)



PALM BLUFF TOWNHOMES LEGAL DESCRIPTION

PARCEL 1: PARCEL ID 24-38-40-000-003-00010-8

THE WEST 100 FEET OF TRACT 3, SECTION 24, TOWNSHIP 38 SOUTH, RANGE 40 EAST, PALM CITY FARMS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE(S) 42, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, THE LAND HEREBY CONVEYED IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A STAKE IN THE NORTHWEST CORNER OF SAID TRACT 3; THENCE RUN EAST 100 FEET TO A STAKE; THENCE RUN SOUTH 662.4 FEET TO A STAKE IN THE SOUTH LINE OF SAID TRACT 3; THENCE RUN WEST 100 FEET TO A STAKE IN THE SOUTHWEST CORNER OF SAID TRACT 3; THENCE RUN NORTH 662.4 FEET TO THE PLACE OF BEGINNING. EXCEPTING THEREFROM THE RIGHT-OF-WAY OF STATE ROAD 714.

AND

PARCEL 2: PARCEL ID 24-38-40-000-003-00020-6

THE EAST 100 FEET OF THE WEST 200 FEET, LESS THE NORTH 35 FEET OF TRACT 3, SECTION 24, TOWNSHIP 38 SOUTH, RANGE 40 EAST, PALM CITY FARMS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE(S) 42, PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA; THE LAND HEREBY CONVEYED IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT A POINT ON THE WEST LINE OF TRACT 14, SECTION 24, TOWNSHIP 38 SOUTH, RANGE 40 EAST, PALM CITY FARMS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 42, PALM BEACH (NOW MARTIN) COUNTY, FLORIDA PUBLIC RECORDS; WHICH IS 154 FEET SOUTH OF THE NORTHWEST CORNER OF SAID TRACT 14; THENCE PROCEED NORTH ON THE WEST LINE OF SAID TRACT 14 TO THE NORTHWEST CORNER OF SAID TRACT 14; THENCE RUN EAST ALONG THE NORTH LINE OF SAID TRACT 14 TO A POINT THAT IS 227 FEET WEST OF THE NORTHEAST CORNER OF SAID TRACT 14; THENCE RUN IN A SOUTHWESTERLY DIRECTION IN A STRAIGHT LINE TO THE POINT OR PLACE OF BEGINNING; THE SAID TRACT SO DESCRIBED BEING TRIANGULAR IN NATURE AND GENERALLY LYING NORTHERLY OF A DRAINAGE DITCH NOW EXISTING ON SAID PROPERTY.

LESS AND EXCEPT: PARCEL NO. 103

A PORTION OF THE WEST 200.00 FEET OF TRACT 3, PALM CITY FARMS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 42 OF THE PUBLIC RECORDS OF PALM BEACH (NOW MARTIN) COUNTY, FLORIDA, LYING IN SECTION 24, TOWNSHIP 38 SOUTH, RANGE 40 EAST, MARTIN COUNTY, FLORIDA, AS SHOWN ON THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP OF COUNTY ROAD 714, ITEM/SEGMENT NO. 2309782, SECTION 89000-2602; SAID PORTION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTH QUARTER CORNER OF SAID SECTION 24, SAID CORNER BEING ON THE BASELINE SURVEY OF SAID COUNTY ROAD 714 (S.W. MARTIN HIGHWAY/S.W. 36TH STREET); THENCE SOUTH 89°42'39" EAST, 678.25 FEET ALONG SAID BASELINE SURVEY; THENCE SOUTH 00°17'21" WEST, 50.00 FEET TO THE SOUTH EXISTING RIGHT OF WAY LINE OF SAID COUNTY ROAD 714 AND THE POINT OF BEGINNING; THENCE SOUTH 89°42'39" EAST, 200.00 FEET ALONG SAID SOUTH EXISTING RIGHT OF WAY LINE; THENCE SOUTH 00°06'49" WEST, 8.75 FEET; THENCE NORTH 89°42'39" WEST, 200.00 FEET TO A POINT ON THE WEST LINE OF SAID TRACT 3; THENCE NORTH 00°06'49" EAST, 8.75 FEET THE POINT OF BEGINNING.

Appendix
Article 10.2.B.3. Article 10, Development Review Procedures;
Land Development Regulations; Martin County Code

10.2.B. Application submittal for development approval. Applications for development approval shall comply with the following described procedures:

1. Initiation. A development application shall be filed with the County Administrator by the owner or other person having a power of attorney from the owner to make the application.
2. Acceptance of the application. A development application will be received for processing on any working day.
3. Verification of property ownership. The documents required below are required prior to an application being determined complete. After the application is determined to be complete, the applicant has a continuing obligation to provide revised documents to reflect any changes to the information provided that may occur before and as of the date of the final public hearing or final action on the application.
 - a. Proof of ownership must be provided for any application for any type of development order. The applicant shall provide a copy of the recorded deed for the subject property, and shall certify any subsequent transfers of interests in the property. If the applicant is not the owner of record, the applicant is required to report its interest in the subject property.
 - b. The applicant must disclose the names and addresses of each and every natural person or entity with any legal or equitable interest in the property of the proposed development, including all individuals, children, firms, associations, joint adventures, partnerships, estates, trusts, business trusts, syndicates, fiduciaries, corporations, limited liability company, professional associations and all other groups or combinations.
 - c. For those entities that are a firm, association, joint adventure, partnership, estate, trust, business trust, syndicate, fiduciary, corporation, limited liability company, professional associations and all other groups or combinations thereof, every natural person or entity that enjoys a legal or equitable interest in property of the proposed development shall be disclosed including but not limited to any partners, members, shareholders, trustees, and stockholders.
 - d. The disclosure required in b. and c. above shall not apply to companies that are publicly traded and to consultants and contractors who may perform professional services or work related to the property.
 - e. In addition, the disclosure must include those having any interest in a contract for sale of the property, or a conveyance of any interest in the property, including but not limited to, real estate brokers and salespersons; and any and all mortgagees of the property.
 - f. The applicant must list all other applications for which they have an interest as defined in subsection b. and c. above that is currently pending before Martin County. The list shall include any development applications, waiver applications, road opening applications, and lien reduction requests.
 - g. Any development order, including applications for Planned Unit Developments which was granted or approved based on false or incomplete disclosure will be presumed to have been fraudulently induced and will be deemed by the Martin County Board of County Commissioners to be void ab initio and set aside, repealed, or vacated.