

This document prepared by and return to:
Nicolle M. Shalley
Levy County Attorney
612 E. Hathaway Ave
Bronson, FL 32621

PARCEL I.D. # 1451300000

RELEASE OF UNITY OF TITLE

Whereas, on January 4, 2022, Robert E. Hanchey and Debra K. Hanchey recorded a Unity of Title Instrument in Official Record Book 1619, Page 542, of the Public Records of Levy County, Florida, which by its terms encumbers **Lots 8 and 9, Block 3, Oak Knoll Estates, according to the plat thereof recorded in Plat Book 5, Page 18, of the Public Records of Levy County Florida (collectively the “Property”)** and restricts the future transfer of either lot, except as one unified plot or parcel of land;

Whereas, by Warranty Deed recorded September 20, 2022 in Official Record Book 1658, Page 270, of the Public Records of Levy County, Florida, Robert E. Hanchey and Debra K. Hanchey sold the Property to **Bullard Real Estate Group, L.L.C., a Florida Limited Liability Company (the “Property Owner”)**;

Whereas, the Property Owner now requests release of the Unity of Title Instrument in order to convey the Property as separate lots;

Whereas, the Unity of Title Instrument states that it is a covenant running with the land “until such time as the same may be released in writing by the Board of County Commissioners of Levy County;”

Whereas, the County Property Appraisers website, the County Development Department and the Property Owner all confirm that the Property is vacant, unimproved land and that no building permits have been applied for or issued; therefore, there appears to be no public purpose served by the continued Unity of Title encumbrance on the Property.

Now therefore, the Board of County Commissioners of Levy County, Florida, having received the Property Owner’s request for release of the Unity of Title Instrument, hereby releases, cancels and discharges the same of record.

Approved by the Board this 22nd day of November, 2022.

**BOARD OF COUNTY COMMISSIONERS
LEVY COUNTY, FLORIDA**

ATTEST: Clerk of the Circuit Court
and Ex Officio to the Board

Russell Meeks Jr., Chairman

Danny J. Shipp

Approved as to form and legal sufficiency

Nicolle M. Shalley, County Attorney