

This instrument was prepared  
by:

John R. Allison, III  
The Allison Firm, P.A.  
1010 Kennedy Drive #302  
Key West, Florida 33040

Doc# 1849477  
Bk# 2532 Pg# 307

**PARTIAL TRANSFER AND ASSIGNMENT OF DEVELOPMENT RIGHTS**

THIS PARTIAL TRANSFER AND ASSIGNMENT OF DEVELOPMENT RIGHTS (hereinafter referred to as this "Transfer"), made this 22 day of August, 2011, by VILLAGE AT HAWKS CAY, INC., a dissolved Florida corporation, and THE SINGH COMPANY, a Florida corporation, both having an address at 1010 Kennedy Drive #302, Key West, Florida 33040 (individually and collectively, the "Transferors") to ANDREW NOVAK and SHARON NOVAK, JOHN NOVAK and RITA NOVAK, having an address at 112 Garboski Rd., Stockton, NJ 08559-1918 (collectively, the "Transferees").

WHEREAS, Transferors are the holders of bedroom and bathroom allocations pursuant to 1986 DRI Development Order for Hawks Cay, including, without limitation, the Hawk's Cay Expansion DRI and Resolution No. 266-2002 and Resolution No. 37-2002 of the Monroe County Commission and the Preliminary Development Agreement, recorded in Official Records Book 977, at Page 2448, as amended by that certain Amendment to Development Order, recorded in Official Records Book 1427, at Page 1500, of the Public Records of Monroe County, Florida, (jointly, the "Development Order"); and

WHEREAS, Transferees are owners of Unit D-046 of Village at Hawk's Cay (as more particularly described in that certain Warranty Deed, recorded in Official Records Book 1525, at Page 2468, of the Public Records of Monroe County, Florida (hereafter referred to as the "Unit"); and

WHEREAS, Transferees have requested Transferors to transfer and assign for the benefit of the Unit a building right allocation to construct two (2) additional bedrooms for the Unit, and Transferors have agreed to such transfer; and

WHEREAS, the transfer by VILLAGE AT HAWKS CAY, INC., a dissolved Florida corporation, is authorized as act winding up the liquidation of such dissolved corporation.

NOW THEREFORE, in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by the parties, Transferors do hereby covenant and agree as follows:

1. Transferors do hereby assign, grant, bargain, transfer, sell and convey to Transferees two (2) bedroom allocations held by Transferors, which bedroom allocations shall be

transferred as an appurtenance to the Unit. This allocation may not be separated from the Unit without the prior written consent of Transferors.

2. This Assignment shall be effective as of the execution hereof.

3. This Transfer and all the covenants of Transferors hereunder shall run with the land and bind Transferors and Transferees, their respective successors and assigns of Transferor (and each of them) and all owners, encumbrances and tenants of the Unit, and shall inure to the benefit of Transferees, their successors and assigns.

IN WITNESS WHEREOF, the duly authorized officers of the parties have executed this Transfer as of the date first above written.

Witnesses:

Tina A. Roy  
Print Name: Tina A Roy

JOAN R. ALLISON, II  
Print Name: JOAN R. ALLISON, II

VILLAGE AT HAWKS CAY, INC., a dissolved Florida corporation

[Signature]  
By: Elizabeth Newland, Vice President

Witnesses:

Tina A. Roy  
Print Name: Tina A Roy

JOAN R. ALLISON, II  
Print Name: JOAN R. ALLISON, II

THE SINGH COMPANY, a Florida corporation

[Signature]  
By: Elizabeth Newland, Vice President

STATE OF FLORIDA )  
COUNTY OF MONROE )

The foregoing instrument was acknowledged before me on the 22 day of August, 2011 by Elizabeth Newland, the Vice President of Village at Hawks Cay, Inc. and The Singh Company, on behalf of such corporations.

Personally Known  OR Produced Identification \_\_\_\_\_  
Type of Identification Produced \_\_\_\_\_

Print or Stamp Name: \_\_\_\_\_  
Notary Public, State of Florida  
My Commission expires: \_\_\_\_\_



John R. Allison, II  
COMMISSION #DD790558  
EXPIRES: JULY 19, 2012  
WWW.AARONNOTARY.COM