Prepared by: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Return to: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

File No.: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

# PARTIAL RELEASE OF LIS PENDENS

**NOW ALL MEN BY THESE PRESENTS:**

WHEREAS, on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ filed a lis pendens recorded in O.R. Book \_\_\_\_\_\_\_\_\_\_\_ Page \_\_\_\_\_\_\_\_\_\_\_\_\_ Public Records of \_\_\_\_\_\_\_\_\_\_ County, Florida in the case styled \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (“LP”); and

WHEREAS, the LP encumbered, inter alia, the following property:

WHEREAS, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, the plaintiff in the above styled lawsuit, agrees to release the above described property from the LP.

NOW THEREFORE, for and in consideration of $1.00 in hand paid to \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ for execution of this instrument and for other good and valuable consideration, the receipt of which is hereby acknowledged, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ does hereby remise, release, quit-claim, exonerate and discharge from LP unto the owners thereof, their heirs, successors and assigns, the following described property:

Provided always, nevertheless, that nothing herein contained shall in anywise impair, alter or diminish the effect, lien or encumbrance of the LP on the remaining part of the premises not hereby released from the LP, or any of the rights and remedies of the holder thereof.

IN WITNESS WHEREOF, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its duly authorized officer this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

(Name of Lender)

(CORP. SEAL)

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

Its: \_\_\_\_\_ President

STATE OF FLORIDA

COUNTY OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_

The foregoing instrument was acknowledged before me by means of ☐ physical presence or

☐ online notarization, this \_\_\_\_\_day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20      , by (name of person acknowledging) \_\_\_\_ as \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, a \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ corporation, on behalf of the corporation.

Personally Known ☐ OR Produced Identification ☐

Type of Identification Produced: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Notary Public, State of Florida

Name:

My Commission Expires:

My Commission Number: