SUPERINTENDENT OF REAL ESTATE

INDIVIDUAL EXEMPTION NUMBER 58

LUXVILLAS DEVELOPMENT, LLC (the “Developer”)

The Developer, with respect to its proposed development and marketing of 99 subdivision lots (the “Subdivision Lots”) on land legally described as Tract 1, Bellavida Phase 2A, Plat Book 23, Pages 110 and 111, Osceola County, Florida (the “Development”), is exempt from the requirement, under section 18(1) of the Real Estate Development Marketing Act, that it promptly place any deposits it receives from a purchaser in relation to the purchase of a subdivision lot in the Development with a brokerage, lawyer, notary public or prescribed person who must hold the deposits as trustee in a trust account in a savings institution in British Columbia, on the condition that all such deposits:

(a) are promptly placed in an escrow account in the account of the Closing Agent, Inc. (the “Escrow Agent”) at Winter Park National Bank, 201 N. New York Avenue, Suite 100, Winter Park, Florida, 32789;

(b) are held by the Escrow Agent in escrow in the manner required under the purchase and sale agreements for the Subdivision Lots in a manner that complies with the requirements of section 501.1375 of the Florida Statutes; and

(c) are held by the Escrow Agent in the manner required by, and not released except in accordance with, sections 18(2) to 18(6) of the Real Estate Development Marketing Act.

MAY 13 2020

Date

Micheal Noseworthy
Superintendent of Real Estate