



**IN THE COURT OF CHANCERY OF THE STATE OF DELAWARE**

IN RE: )  
Land situated in the City of Rehoboth Beach, ) C.A. No.: 2017-0621-PWG  
Lewes & Rehoboth Hundred, <sup>SUSSEX</sup> Kent County, )  
State of Delaware )

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**ORDER TO QUIET TITLE**

**WHEREAS**, the City of Rehoboth, a municipal corporation of the State of Delaware, has filed a Petition to Quiet Title in the Court of Chancery of the State of Delaware, seeking to quiet title to certain lands and premises situated in the City of Rehoboth Beach, Lewes & Rehoboth Hundred, Sussex County and the State of Delaware, comprising approximately 3.46 acres of land, more particularly identified as Sussex County Tax Parcel No. 334-14.17-93.00, and which is comprised of lands known as Middle Lawn and Lots 73, 75, and 77 (the "Property"); and

**WHEREAS**, the Property is part of the same lands and premises designated and depicted on the plot of lands laid out by Rehoboth Beach Camp Meeting Association of the M.E. Church recorded in the offices of the Recorder of Deeds in and for Sussex County in Georgetown, Delaware at Deed Book 84, Page 603; and

**WHEREAS**, the City of Rehoboth has good and marketable title to Lot 77 of Sussex County Tax Parcel No. 334-14.17-93.00 as set forth in the most recent

deed to Lot 77 recorded in the offices of the Recorder of Deeds in and for Sussex County in Georgetown, Delaware at Deed Book 524, Page 235; and

**WHEREAS**, an agreement is recorded in the offices of the Recorder of Deeds in and for Sussex County in Georgetown, Delaware at Deed Book 326, Page 404, and concerning Lots 69, 71, 73, and 75 whereby the Board of Education of the Rehoboth Special School District granted and conveyed to the City of Rehoboth Beach the lots known as Lots 69, 71, 73 and 75; and

**WHEREAS**, Petitioner has made open and continual use of the Property since 1941 which demonstrates with a high degree of certainty that the intent of the Board of Education of the Rehoboth Special School District was to convey and, if fact, did convey the Property to the City of Rehoboth Beach; and

**WHEREAS**, the City of Rehoboth Beach has demonstrated that from as early as 1941 to the present date, the City of Rehoboth Beach and its immediate predecessors in interest have possessed, occupied, utilized, enjoyed, maintained, developed, and improved the Property openly, exclusively, notoriously, continuously, adversely, to the exclusion of all others, and under a claim of right which is hostile to all others, such that title to the Property ought to be quieted in the name of the City of Rehoboth Beach, free and clear of any claims in interest regarding the ownership of the Property.

**NOW, THEREFORE, IT IS HEREBY ORDERED** as follows:

1. Title to the Property, as more more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference, shall be and is hereby quieted and confirmed to be held in the name of the City of Rehoboth Beach free and clear of any claims in interest related to concerning ownership of the Property.

2. A copy of this Order shall be recorded in the Office of the Recorder of Deeds in and for Sussex County, Georgetown, Delaware, and shall be appropriately indexed and notated by such office so that the same shall appear in the chain of title for the Property, in order to give adequate notice that title to the Property has been duly quieted and confirmed to be held in the name of the City of Rehoboth Beach, free and clear of any claims in interest related to concerning ownership of the Property.

IT IS SO ORDERED this 27<sup>th</sup> day of October, 2017.

Patricia Griffin  
Master Patricia W. Griffin

# **EXHIBIT A**

## **Legal Description**

ALL that certain lot, piece, and parcel of land, situate, lying and being in the City of Rehoboth Beach, County of Sussex and State of Delaware, generally known as Middle Lawn and Lots 73, 75 and 77 of or near Rehoboth Avenue, and so designated upon a plot of lots laid out by Rehoboth Beach Camp Meeting Association of the M.E. Church, said plot now of recorded in the offices of the Recorder of Deeds in and for Sussex County in Georgetown, Delaware at Deed Book 84, Page 603.