

PROPOSED

RESOLUTION NO.

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA, AUTHORIZING THE CONVEYANCE OF THREE PARCELS OF REAL PROPERTY TO THE CITY OF TAMARAC, PURSUANT TO SECTION 125.38, FLORIDA STATUTES; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, Broward County, a political subdivision of the State of Florida, ("County"), is the owner of certain real property located in the City of Tamarac, Florida ("Property"), which Property is more particularly described in the legal descriptions and sketches made subject to the Quit Claim Deeds, which are attached hereto and made a part hereof as Attachments A, B, and C ("Quit Claim Deeds");

WHEREAS, the City of Tamarac, a Florida municipal corporation, ("City"), is willing to accept the conveyance the Property from the County, pursuant to Section 125.38, Florida Statutes, and in accordance with the terms of the Quit Claim Deeds; and

WHEREAS, the Board of County Commissioners of Broward County, Florida ("Board"), has determined that conveyance of the Property serves a public purpose and is in the best interest of the County, NOW, THEREFORE,

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF BROWARD COUNTY, FLORIDA:

Section 1. The recitals set forth in the preamble to this Resolution are true, accurate, and incorporated by reference herein as though set forth in full hereunder.

1 Section 2. The Board hereby finds that: (1) the City applied to the Board for the
2 conveyance of the Property for the Stated Purpose in accordance with Section 125.38,
3 Florida Statutes; (2) the Stated Purpose promotes public or community interest and
4 welfare; and (3) the Property is required by the City for the Stated Purpose, and is not
5 needed for County purposes.

6
7 Section 3. The Board authorizes the conveyance of the Property to the City for
8 the Stated Purpose in exchange for the total price of Ten Dollars (\$10.00).

9
10 Section 4. The Board authorizes the Mayor or Vice-Mayor of the Board to
11 execute the Quit Claim Deeds in the same form as Attachment A, B, and C, and
12 authorizes the County Administrator to attest to such execution.

13
14 Section 5. The Quit Claim Deeds shall be properly recorded in the
15 Official Records of Broward County, Florida.

16
17 Section 6. Severability.

18 If any portion of this Resolution is determined by any court to be invalid, the invalid
19 portion will be stricken, and such striking will not affect the validity of the remainder of this
20 Resolution. If any court determines that this Resolution, in whole or in part, cannot be
21 legally applied to any individual, group, entity, property, or circumstance, such
22 determination will not affect the applicability of this Resolution to any other individual,
23 group, entity, property, or circumstance.

Section 7. Effective Date.

This Resolution is effective upon adoption.

ADOPTED this day of , 2022. **PROPOSED**

Approved as to form and legal sufficiency:
Andrew J. Meyers, County Attorney

By: /s/ Reno V. Pierre 10/25/2021
 Reno V. Pierre (date)
 Assistant County Attorney

By: /s/ Annika E. Ashton 10/25/2021
Annika E. Ashton (date)
Deputy County Attorney

RVP/jws
10/25/2021
Resolution - Quit Claim Deeds – Tamarac Parcel Transfer.doc
#591770v1

Return recorded copy to:
Real Property Section
115 South Andrews Avenue, Room 501
Fort Lauderdale, Florida 33301

This document prepared by
and approved as to form by:
Reno V. Pierre, Esq.
Office of the County Attorney
Broward County, Florida
115 South Andrews Avenue, Room 423
Fort Lauderdale, Florida 33301

Folio: 4941-0801-0017

QUITCLAIM DEED

(Pursuant to Section 125.411 and Section 125.38, Florida Statutes)

THIS QUITCLAIM DEED, made the ____ day of _____, 2022, by Broward County, a political subdivision of the State of Florida (the "Grantor"), whose address is 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, and City of Tamarac, a Florida municipal corporation (the "Grantee"), whose address is 6011 Nob Hill Road, Tamarac, Florida 33021.

(The terms "Grantor" and "Grantee" as used herein shall refer to the respective parties, and the heirs, personal representatives, successors, and assigns of such parties.)

W I T N E S S E T H:

That Grantor, for and in consideration of TEN DOLLARS (\$10.00) and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim unto Grantee, its successors and assigns, forever, all of Grantor's rights, title, and interest, if any, in and to the following described lands, lying and being in Broward County, Florida, to wit:

See legal description provided in Exhibit A, attached to and made a part hereof.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit, and behalf of the said Grantee forever.

THIS CONVEYANCE IS SUBJECT TO all zoning rules, regulations, and ordinances and other prohibitions imposed by any governmental authority with jurisdiction over the Property conveyed herein; existing public purpose utility and government easements and rights of way and other matters of record; and real estate taxes for this year 2022 and all subsequent years.

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name by its Board of County Commissioners acting by the Mayor or Vice-Mayor of said Board, the day and year aforesaid.

GRANTOR

ATTEST:

BROWARD COUNTY, by and through
its Board of County Commissioners

Broward County Administrator, as
ex officio Clerk of the Broward County
Board of County Commissioners

By: _____
Mayor

____ day of _____, 2022

(Official Seal)

Approved as to form by
Andrew J. Meyers
Broward County Attorney
Governmental Center, Suite 423
115 South Andrews Avenue
Fort Lauderdale, Florida 33301
Telephone: (954) 357-7600
Telecopier: (954) 357-7641

By: _____
Reno V. Pierre (Date)
Assistant County Attorney

By: _____
Annika E. Ashton (Date)
Deputy County Attorney

REF: Approved BCC _____ Item No: _____
Return to BC Real Property Section

RVP
Quitclaim Deed 4941-0801-0017
10/13/2021
#591762v1

**EXHIBIT A
LEGAL DESCRIPTION**

A portion of Parcel "A", THE GREENS, according to the plat thereof, as recorded in Plat Book 81, Page 2, of the Public Records of Broward County, Florida, described as follows:

BEGINNING at the Northwest corner of said Parcel "A";

THENCE North 89°35'18" East, along the North line of said Parcel "A", 500.09 feet to the most Northerly Northeast corner of said Parcel "A";

THENCE South 01°27'09" East, along an East line of said Parcel "A", 18.50 feet;

THENCE South 89°35'18" West, 149.91 feet;

THENCE North 87°15'37" West, 220.38 feet;

THENCE North 88°48'54" West, 67.61 feet;

THENCE South 89°35'18" West, 62.80 feet, to the West line of said Parcel "A";

THENCE North 01°27'09" West, along the West line of said Parcel "A", 4.50 feet to the POINT OF BEGINNING.

Said lands lying In the City of Tamarac, Broward County, Florida, containing 6159 square feet, more or less.

Return recorded copy to:
Real Property Section
115 South Andrews Avenue, Room 501
Fort Lauderdale, Florida 33301

This document prepared by
and approved as to form by:
Reno V. Pierre, Esq.
Office of the County Attorney
Broward County, Florida
115 South Andrews Avenue, Room 423
Fort Lauderdale, Florida 33301

Folio: 4941-0801-0020

QUITCLAIM DEED

(Pursuant to Section 125.411 and Section 125.38, Florida Statutes)

THIS QUITCLAIM DEED, made the ____ day of _____, 2022, by Broward County, a political subdivision of the State of Florida (the "Grantor"), whose address is 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, and City of Tamarac, a Florida municipal corporation (the "Grantee"), whose address is 6011 Nob Hill Road, Tamarac, Florida 33021.

(The terms "Grantor" and "Grantee" as used herein shall refer to the respective parties, and the heirs, personal representatives, successors, and assigns of such parties.)

W I T N E S S E T H:

That Grantor, for and in consideration of TEN DOLLARS (\$10.00) and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim unto Grantee, its successors and assigns, forever, all of Grantor's rights, title, and interest, if any, in and to the following described lands, lying and being in Broward County, Florida, to wit:

See legal description provided in Exhibit A, attached to and made a part hereof.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit, and behalf of the said Grantee forever.

THIS CONVEYANCE IS SUBJECT TO all zoning rules, regulations, and ordinances and other prohibitions imposed by any governmental authority with jurisdiction over the Property conveyed herein; existing public purpose utility and government easements and rights of way and other matters of record; and real estate taxes for this year 2022 and all subsequent years.

GRANTOR

ATTEST:

BROWARD COUNTY, by and through
its Board of County Commissioners

Broward County Administrator, as
ex officio Clerk of the Broward County
Board of County Commissioners

By: _____
Mayor

____ day of _____, 2022

(Official Seal)

Approved as to form by
Andrew J. Meyers
Broward County Attorney
Governmental Center, Suite 423
115 South Andrews Avenue
Fort Lauderdale, Florida 33301
Telephone: (954) 357-7600
Telecopier: (954) 357-7641

By: _____
Reno V. Pierre (Date)
Assistant County Attorney

By: _____
Annika E. Ashton (Date)
Deputy County Attorney

REF: Approved BCC _____ Item No: _____
Return to BC Real Property Section

RVP Quitclaim Deed
4941-0801-0020 10/13/2021
#591764v1

EXHIBIT A
LEGAL DESCRIPTION

A portion of the FORT LAUDERDALE TRUCK FARMS SUBDIVISION, of Section 8, Township 49 South, Range 41 East, as recorded in Plat Book 4, Page 31, of the Public Records of the Broward County, Florida, described as follows:

COMMENCING at the Northeast corner of said Section 8;

THENCE South 89°35'18" West along the North line of said Section 8, 753.70 feet;

THENCE South 01°27'09" East, 53.01 feet to the Northwest corner of Parcel "A", The Greens, according to the plat thereof, as recorded in Plat Book 81, Page 2 of the Public Records of Broward County, Florida, and to the POINT OF BEGINNING;

THENCE continue South 01°27'09" East, along the West line of said Parcel "A", a distance of 4.50 feet;

THENCE South 89°35'10" West, 100.00 feet;

THENCE North 01°27'09" West, 4.50 feet to a point on the South Right-of-Way line of McNab Road;

THENCE North 89°35'18" East along the South Right-of-way line of McNab Road, 100.00 feet to the POINT OF BEGINNING,

Said lands lying in the City of Tamarac, Broward County, Florida, containing 450 square feet, more or less.

Return recorded copy to:
Real Property Section
115 South Andrews Avenue, Room 501
Fort Lauderdale, Florida 33301

This document prepared by
and approved as to form by:
Reno V. Pierre, Esq.
Office of the County Attorney
Broward County, Florida
115 South Andrews Avenue, Room 423
Fort Lauderdale, Florida 33301

Folio: 4941-1101-0010

QUITCLAIM DEED

(Pursuant to Section 125.411 and Section 125.38, Florida Statutes)

THIS QUITCLAIM DEED, made the ____ day of _____, 2022, by Broward County, a political subdivision of the State of Florida (the "Grantor"), whose address is 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, and City of Tamarac, a Florida municipal corporation (the "Grantee"), whose address is 6011 Nob Hill Road, Tamarac, Florida 33021.

(The terms "Grantor" and "Grantee" as used herein shall refer to the respective parties, and the heirs, personal representatives, successors, and assigns of such parties.)

W I T N E S S E T H:

That Grantor, for and in consideration of TEN DOLLARS (\$10.00) and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim unto Grantee, its successors and assigns, forever, all of Grantor's rights, title, and interest, if any, in and to the following described lands, lying and being in Broward County, Florida, to wit:

See legal description provided in Exhibit A, attached to and made a part hereof.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity, and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit, and behalf of the said Grantee forever.

THIS CONVEYANCE IS SUBJECT TO all zoning rules, regulations, and ordinances and other prohibitions imposed by any governmental authority with jurisdiction over the Property conveyed herein; existing public purpose utility and government easements and rights of way and other matters of record; and real estate taxes for this year 2022 and all subsequent years.

GRANTOR

ATTEST:

BROWARD COUNTY, by and through
its Board of County Commissioners

Broward County Administrator, as
ex officio Clerk of the Broward County
Board of County Commissioners

By: _____
Mayor

____ day of _____, 2022

(Official Seal)

Approved as to form by
Andrew J. Meyers
Broward County Attorney
Governmental Center, Suite 423
115 South Andrews Avenue
Fort Lauderdale, Florida 33301
Telephone: (954) 357-7600
Telecopier: (954) 357-7641

By: _____
Reno V. Pierre (Date)
Assistant County Attorney

By: _____
Annika E. Ashton (Date)
Deputy County Attorney

REF: Approved BCC _____ Item No: _____
Return to BC Real Property Section

RVP Quitclaim Deed
4941-1101-0010 10/13/2021
#591765v1

EXHIBIT A
LEGAL DESCRIPTION

A portion of Tracts 9, 15, and 16, of FORT LAUDERDALE TRUCK FARMS SUBDIVISION of Section 11, Township 49 South, Range 41 East, as recorded In Plat Book 4, Page 31, of the Public Records of Broward County, Florida, being more particularly described as follows:

Commencing at the Southeast corner of said Section 11; thence N 00°14'09" W, along the East line of said Section 11, a distance of 53.01 feet; thence N 89°10'51" W, parallel with and 53.00 feet North of, as measured at right angles to the South line of said Section 11, a distance of 1303.07 feet to the Point of Curvature of a circular curve to the right and being the Point of Beginning of this description; thence Westerly and Northerly along the arc of said curve, having a radius of 25.00 feet, an arc distance of 39.27 feet to the Point of Tangency; thence N 00°49'09" E, a distance of 441.00 feet to the Point of Curvature of a circular curve to the right; thence Northeasterly along the arc of said curve, having a radius of 500.00 feet, an arc distance of 235.73 feet to the Point of Tangency; thence N 27°49'55" E, a distance of 738.55 feet to the Point of Curvature of a circular curve to the left; thence Easterly and Northerly along the arc of said curve, having a radius of 580.0 feet, an arc distance of 284.13 feet to the Point of Tangency; thence N 00°14'09" W, a distance of 896.06 feet to the Point of Curvature of a circular curve to the right; thence Northerly and Easterly along the arc of said curve, having a radius of 25.00 feet, an arc distance of 25.45 feet to the Point of Tangency; thence N 89°10'51 " W, a distance of 130.01 feet to an Intersection with the arc of a circular curve to the right; whose radius point bears S 00°49'09" W, from the last described point; thence Easterly and Southerly along the arc of said curve, having a radius of 25.00 feet, an arc distance of 24.54 feet to the Point of Tangency; thence S 00°14'09" E, a distance of 898.46 feet to the Point of Curvature of a circular curve to the right; thence Southerly and Westerly along the arc of said curve, having a radius of 500.00 feet, an arc distance of 244.94 feet to the Point of Tangency; thence S 27°49'55" W, a distance of 738.55 feet to the Point of Curvature of a circular curve to the left; thence Westerly and Southerly along the arc of said curve, having a radius of 580.0 feet, an arc distance of 273.45 feet to the Point of Tangency; thence S 00°49'09" W, a distance of 441.00 feet to the Point of Curvature of a circular curve to the right; thence Southerly and Westerly along the arc of said curve, having a radius of 25.00 feet, an arc distance of 39.27 feet to the Point of Tangency; thence S 89°10'51" E, parallel with and 53.00 feet North of, as measured at right angles to the South line of said Section 11, a distance of 130.00 feet to the Point of Beginning. Said lands situate, lying and being in Broward County, Florida.