

Return recorded copy to:
Broward County Facilities Management Division
Real Property Section
115 South Andrews Avenue, Room 501
Fort Lauderdale, FL 33301

This document prepared
and approved as to form by:
Sara F. Cohen
Broward County Attorney's Office
115 South Andrews Avenue, Room 423
Fort Lauderdale, FL 33301

Folio: 4842-1200-0030

QUITCLAIM DEED

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

THIS QUITCLAIM DEED, made this _____ day of _____, 2020, by **BROWARD COUNTY, a political subdivision of the State of Florida** ("Grantor"), whose address is 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, and the **City of Deerfield Beach, a Florida municipal corporation** ("Grantee"), whose address is 150 NE 2nd Avenue, Deerfield Beach, Florida 33441.

(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.)

WITNESSETH:

That Grantor, for and in consideration of TEN DOLLARS (\$10.00) and other valuable consideration, 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 Exhibit B-1 attached hereto 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 2020 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 _____, 2020

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:  _____ 1/28/2020
Sara F. Cohen (Date)
Assistant County Attorney

By:  _____ 1/28/2020
Annika E. Ashton (Date)
Deputy County Attorney

REF: Approved BCC _____ Item No: _____
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Exhibit B-1

A parcel of land in the Northwest Quarter (NW 1/4) of Section 12, Township 48 South, Range 42 East, Broward County, Florida, more particularly described as follows:

Beginning at the Southwest corner of the Northwest Quarter (NW 1/4) of said section 12, thence run N1°32'46"W a distance of 1,742.17 feet along the West boundary of said section 12 to a point of intersection with a curve to the right; thence run Northeasterly a distance of 317.04 feet along the arc of said curve, having for its elements a radius of 584.0 feet and a central angle of 31° 06'15" and a chord bearing of N37°53'16"E to a point of intersection with the North boundary of the Southwest Quarter (SW 1/4) of the Northwest Quarter (NW 1/4) of said section 12; thence run N88°30'20"E a distance of 212.21 feet along said North boundary to a point; thence run S1°28'54" E a distance of 16.18 feet to a point of intersection with a curve to the left; thence run Southwesterly a distance of 626.55 feet along the arc of said curve, having for its elements a radius of 478.0 feet and a central angle of 75°06'06" and a chord bearing of S36°00'17"W to a point of tangency; thence run S1°32'46"E a distance of 1,506.10 feet along a line 56.0 feet East of and parallel to the West boundary of said section 12 to a point; thence run S88°49'24"W a distance of 56.00 feet along the South boundary of the Northwest Quarter (NW 1/4) of said section 12 to the Point of Beginning. LESS the portion described in Official Records Book 5905, Page 266 of Broward County.