

1 RESOLUTION NO. 2019-

2  
3 A RESOLUTION OF THE BOARD OF COUNTY  
4 COMMISSIONERS OF BROWARD COUNTY, FLORIDA,  
5 APPROVING AND AUTHORIZING THE CONVEYANCE OF  
6 COUNTY-OWNED PROPERTY TO THE CITY OF LAUDERHILL  
7 PURSUANT TO SECTION 197.592(3), FLORIDA STATUTES;  
8 AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE  
9 DATE.

10 WHEREAS, Broward County (the "County") acquired title to certain real property  
11 ("Property"), located within the City of Lauderhill (the "City"), as more particularly  
12 described in the quitclaim deed attached hereto and made a part hereof as Exhibit A  
13 ("Quitclaim Deed"), which Property escheated to the County by virtue of delinquent ad  
14 valorem tax payments in accordance with law;

15 WHEREAS, Section 197.592(3), Florida Statutes, provides that "[l]ands acquired  
16 by any county of the state for delinquent taxes in accordance with law which have not  
17 been previously sold, acquired for infill housing, or dedicated by the board of county  
18 commissioners, which the board of county commissioners has determined are not to be  
19 conveyed to the record fee simple owner . . . and which are located within the boundaries  
20 of an incorporated municipality of the county shall be conveyed to the governing board of  
21 the municipality in which the land is located. Such lands conveyed to the municipality  
22 shall be freely alienable to the municipality without regard to third parties. Liens of record  
23 held by the county on such parcels conveyed to a municipality shall not survive the  
24 conveyance of the property to the municipality []";

1           WHEREAS, the Property has not been previously sold, acquired for infill housing,  
2 or dedicated by the Board of County Commissioners of Broward County, Florida  
3 (“Board”); and  
4

5           WHEREAS, the Board has determined that the Property should not be conveyed  
6 to the prior record fee simple owner because such owner has not filed a verified written  
7 application or petition with the Board seeking the restitution of the Property in the manner  
8 prescribed by Section 197.592, Florida Statutes, NOW, THEREFORE,  
9

10           BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF  
11 BROWARD COUNTY, FLORIDA:  
12

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

15           Section 2.   Pursuant to Section 197.592(3), Florida Statutes, the Board  
16 authorizes the conveyance of the Property to the City.

17           Section 3.   The Board authorizes the Mayor or Vice-Mayor of the Board to  
18 execute the Quitclaim Deed, in the form of the attached Exhibit A, and the County  
19 Administrator to attest to the execution.

20           Section 4.   The Quitclaim Deed shall be properly recorded in the Public Records  
21 of Broward County, Florida.

22           Section 5.   The Property conveyed shall be freely alienable by the  
23 City without regard to third parties, and the County’s liens of record on the Property shall  
24 not survive the conveyance of the Property to the City.

1 Section 6. Severability.

2 If any portion of this Resolution is determined by any court to be invalid, the invalid  
3 portion will be stricken, and such striking will not affect the validity of the remainder of this  
4 Resolution. If any court determines that this Resolution, in whole or in part, cannot be  
5 legally applied to any individual, group, entity, property, or circumstance, such  
6 determination will not affect the applicability of this Resolution to any other individual,  
7 group, entity, property, or circumstance.

8 Section 7. Effective Date.

9 This Resolution is effective upon adoption.

10  
11 ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

12  
13 Approved as to form and legal sufficiency:  
14 Andrew J. Meyers, County Attorney

15 By /s/ Sara F. Cohen 10/29/19  
16 Sara F. Cohen (Date)  
17 Assistant County Attorney

18 By /s/ Annika E. Ashton 10/29/19  
19 Annika E. Ashton (Date)  
20 Deputy County Attorney

**Exhibit A**

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 by  
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: 4942-31-24-0030

**QUITCLAIM DEED**

(Pursuant to Section 125.411 and Section 197.592(3), Florida Statutes)

THIS QUITCLAIM DEED, made this \_\_\_\_ day of \_\_\_\_\_, 2019, 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 Lauderhill, a Florida municipal corporation** (the "Grantee"), whose address is 5581 W. Oakland Park Boulevard, Lauderhill, Florida 33313

(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 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 (the "Property"), to wit:

INDUSTRIAL 100 UNIT 2 85-2 B TR E LESS PT DESC WITHIN ORS 7047/475,8583/853 & 8777/569 & LESS COMM AT NW COR OF TR E, ELY 87.64 TO POB,CONT ELY 432.60 SLY 203.30,WLY 407.74,NLY 30, WLY 24,NLY 173.30 TO POB & LESS PT DESC WITHIN ORS 9577/139,9667/990,9674/91,9689/273,10063/140,12528/121,13332/965,13807/113,13961/968 13982/675, 16350/145,16829/61,17276/147, 17866/376,17951/270 & 14604/682 18812/688 & 19174/530 & 23567/38; being the same property conveyed to Broward County pursuant to Tax Deed 24166, dated March 5, 2019, recorded in Instrument Number 115654961 of the Public Records of Broward County, Florida.

**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 2019 and all subsequent years. Provided, however, that such Property shall be freely alienable to Grantee without regard to third parties, and Grantor's liens of record on such Property shall not survive this conveyance of the Property to Grantee.

**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

(Official Seal)  
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 \_\_\_\_\_, 20\_\_\_\_

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: \_\_\_\_\_  
Sara F. Cohen (Date)  
Assistant County Attorney

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

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

SC/mdw  
10/29/19  
#474369