

Return recorded copy to:
Real Property and Real Estate Development Division
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: Right-of-way

QUITCLAIM DEED

(Pursuant to Section 125.411, Florida Statutes)

THIS QUITCLAIM DEED, is made this ____ day of _____, 2025, by and between **Broward County**, a political subdivision of the State of Florida, whose address is Broward County Governmental Center, 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, hereinafter called "**Grantor**", and the **State of Florida Department of Transportation**, an agency of the State of Florida, whose address is 3400 West Commercial Boulevard, Fort Lauderdale, Florida 33309, hereinafter called "**Grantee**". Grantor and Grantee are hereinafter referred to collectively as the "Parties," and individually referred to as a "Party."

(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 **Exhibit A**, attached hereto and made a part hereof ("Property").

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 2025 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 _____, 2025

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

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 and Real Estate Development Division

RVP/sr
Quitclaim Deed - FDOT Dedication (Convention Center Hotel Site)
03/13/2025
iManage #1153570

EXHIBIT A
LEGAL DESCRIPTION

FOR: BALFOUR BEATTY CONSTRUCTION

SKETCH AND DESCRIPTION
FDOT RIGHT OF WAY DEDICATION
EXHIBIT "A"

LEGAL DESCRIPTION:

A PORTION OF PARCEL "A", "PORT EVERGLADES PLAT NO. 2", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 108, PAGE 31, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF SAID PARCEL "A"; THENCE NORTH 88°04'52" EAST ALONG THE NORTH BOUNDARY OF SAID PARCEL "A" AND ALONG THE SOUTH RIGHT OF WAY LINE FOR S.E. 17th STREET CAUSEWAY, A DISTANCE OF 656.89 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE NORTH 88°04'52" EAST, A DISTANCE OF 156.37 FEET; THENCE SOUTH 01°55'08" EAST, A DISTANCE OF 12.00 FEET; THENCE SOUTH 69°46'08" WEST, A DISTANCE OF 21.58 FEET; THENCE SOUTH 75°46'55" WEST, A DISTANCE OF 8.12 FEET; THENCE SOUTH 75°01'44" WEST, A DISTANCE OF 5.99 FEET; THENCE NORTH 14°18'04" WEST, A DISTANCE OF 13.02 FEET; THENCE SOUTH 88°07'27" WEST, A DISTANCE OF 89.24 FEET; THENCE NORTH 75°06'23" WEST, A DISTANCE OF 31.41 FEET TO THE POINT OF BEGINNING.

SAID LANDS SITUATE IN THE CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA. CONTAINING 1,589 SQUARE FEET OR 0.036 ACRES MORE OR LESS.

NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON AN ASSUMED BEARING AND ARE REFERENCED TO THE NORTH BOUNDARY OF PARCEL "A", "PORT EVERGLADES PLAT NO. 2", ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 108, PAGE 31, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, WHICH BEARS NORTH 88°04'52" EAST.
2. THIS SKETCH AND DESCRIPTION CONSISTS OF 2 SHEETS AND EACH SHEET SHALL NOT BE CONSIDERED FULL, VALID AND COMPLETE UNLESS ATTACHED TO THE OTHER.

CERTIFICATE:

WE HEREBY CERTIFY THAT THIS SKETCH AND DESCRIPTION AND OTHER PERTINENT DATA SHOWN HEREON, OF THE ABOVE DESCRIBED PROPERTY, CONFORMS TO THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF FLORIDA, AS OUTLINED IN CHAPTER 5J-17, (FLORIDA ADMINISTRATIVE CODE) AS ADOPTED BY DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES, BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS, PURSUANT TO CHAPTER 472.027, FLORIDA STATUTES AND THAT SAID SKETCH AND DESCRIPTION IS TRUE AND CORRECT TO THE BEST OF OUR KNOWLEDGE AND BELIEF.

LEGEND:

FDOT FLORIDA DEPARTMENT OF TRANSPORTION

CRAVEN THOMPSON & ASSOCIATES, INC.
LICENSED BUSINESS NUMBER #271

Raymond
Young

Digitally signed by Raymond
Young
Date: 2024.11.18 09:43:08
-05'00'

RAYMOND YOUNG
PROFESSIONAL SURVEYOR AND MAPPER NO 5799
STATE OF FLORIDA

THIS SKETCH AND DESCRIPTION OR COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OR A UNIQUE ELECTRONIC SIGNATURE OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER UNDER CHAPTER RULES 5J-17.061 & 5J-17.062 FLORIDA ADMINISTRATIVE CODE.

\\CTAFILE02\SURVEY_PROJECTS\PROJECTS\1987\87-0028-025-04 BCCC WEST EXPAN CONSTRUCTION LAYOUT\DRAWNGS\87-0028-025-04 BCCC_SD_ROW

THIS IS NOT A SKETCH OF SURVEY, but only a graphic depiction of the description shown hereon. There has been no field work, viewing of the subject property, or monuments set in connection with the preparation of the information shown hereon.

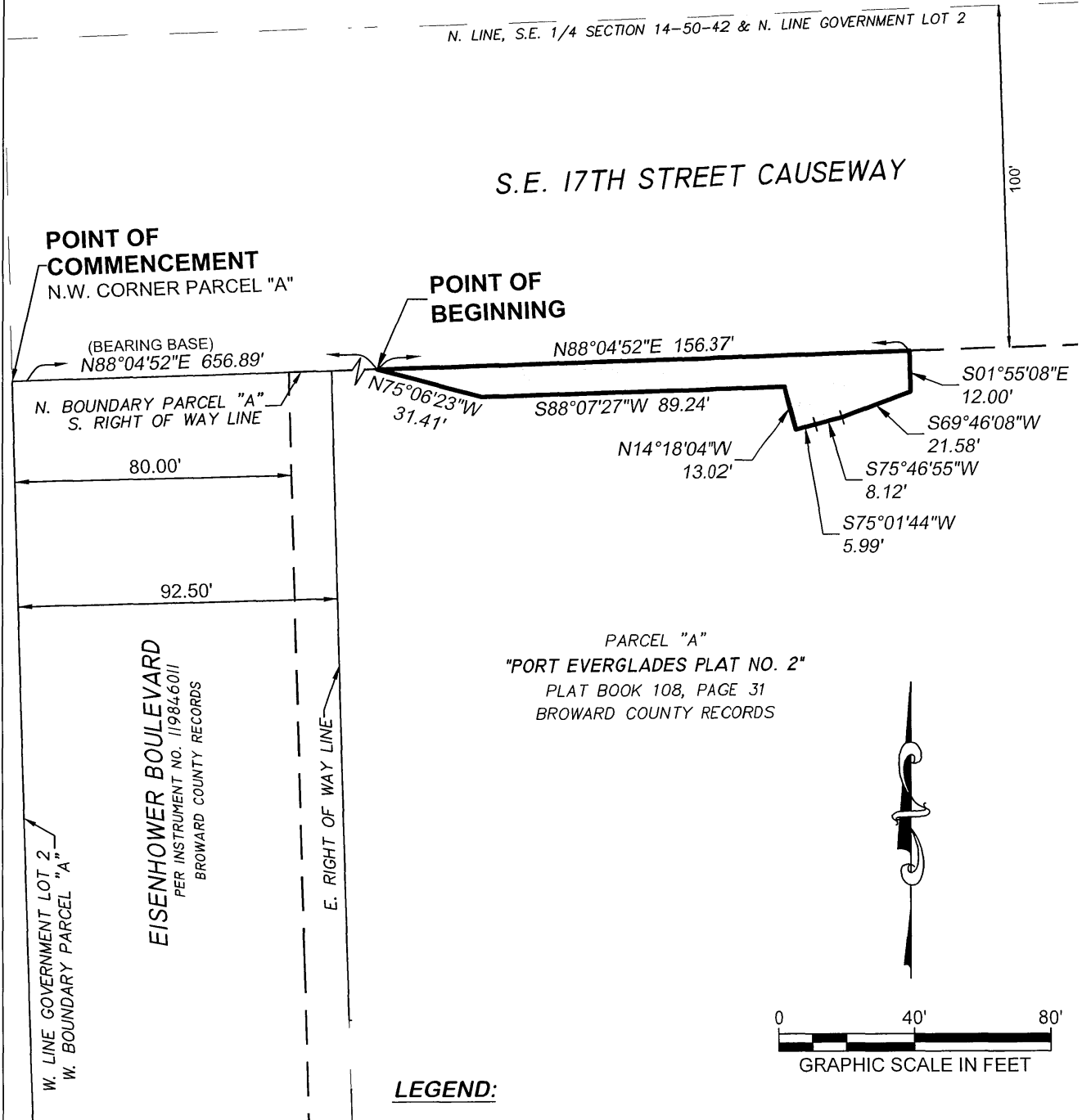
The undersigned and CRAVEN-THOMPSON & ASSOCIATES, INC. make no representations or guarantees as to the information reflected hereon pertaining to easements, rights-of-way, set back lines, reservations, agreements and other similar matters, and further, this instrument is not intended to reflect or set forth all such matters. Such information should be obtained and confirmed by others through appropriate title verification. Lands shown hereon were not abstracted for right-of-way and/or easements of record.

UPDATES and/or REVISIONS	DATE	BY	CK'D
1. REVISE EASEMENT TITLE	11/08/24	RY	RY
2. REVISE CERTIFICATE LANGUAGE	11/13/24	RY	RY
3. REVISE EISENHOWER BLVD R/W	11/18/24	RY	RY

 **CRAVEN • THOMPSON & ASSOCIATES, INC.**
ENGINEERS PLANNERS SURVEYOR'S
3563 N.W. 53RD STREET, FORT LAUDERDALE, FLORIDA 33309 FAX: (954) 739-6409 TEL.: (954) 739-6400
FLORIDA LICENSED ENGINEERING, SURVEYING & MAPPING BUSINESS No. 271
MATERIAL SHOWN HEREON IS THE PROPERTY OF CRAVEN-THOMPSON & ASSOCIATES, INC. AND SHALL NOT BE REPRODUCED IN WHOLE OR IN PART WITHOUT WRITTEN PERMISSION. COPYRIGHT (C) 2024

JOB NO.: 87-0028-025	SHEET 1 OF 2 SHEETS
DRAWN BY: RY	F.B.N/A PG.N/A
CHECKED BY: TB	DATED: 04/02/24

FDOT RIGHT OF WAY DEDICATION



\\CTAFILE02\SURVEY_PROJECTS\PROJECTS\1987\87-0028-025-04 BCCC WEST EXPAN CONSTRUCTION LAYOUT\DRAWINGS\87-0028-025-04 BCCC_SD_ROW

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JOB NO.: 87-0028-025	SHEET 2 OF 2 SHEETS
DRAWN BY: RY	F.B. N/A PG. N/A
CHECKED BY: TB	DATED: 04/02/24