



<b>Site Address</b>	NW 4 AVENUE, FORT LAUDERDALE	<b>ID #</b>	4942 34 04 9770
<b>Property Owner</b>	CITY OF FORT LAUDERDALE	<b>Millage</b>	0312
<b>Mailing Address</b>	100 N ANDREWS AVE FORT LAUDERDALE FL 33301	<b>Use</b>	80

<b>Abbreviated Legal Description</b>	PROGRESSO 2-18 D LOT 43 BLK 190
--------------------------------------	---------------------------------

The just values displayed below were set in compliance with [Sec. 193.011](#), Fla. Stat., and include a reduction for costs of sale and other adjustments required by [Sec. 193.011\(8\)](#).

<b>Property Assessment Values</b>					
Click here to see 2014 Exemptions and Taxable Values as reflected on the Nov. 1, 2014 tax bill.					
Year	Land	Building	Just / Market Value	Assessed / SOH Value	Tax
2015	\$10,130		\$10,130	\$10,130	
2014	\$10,130		\$10,130	\$10,130	
2013	\$10,130		\$10,130	\$10,130	

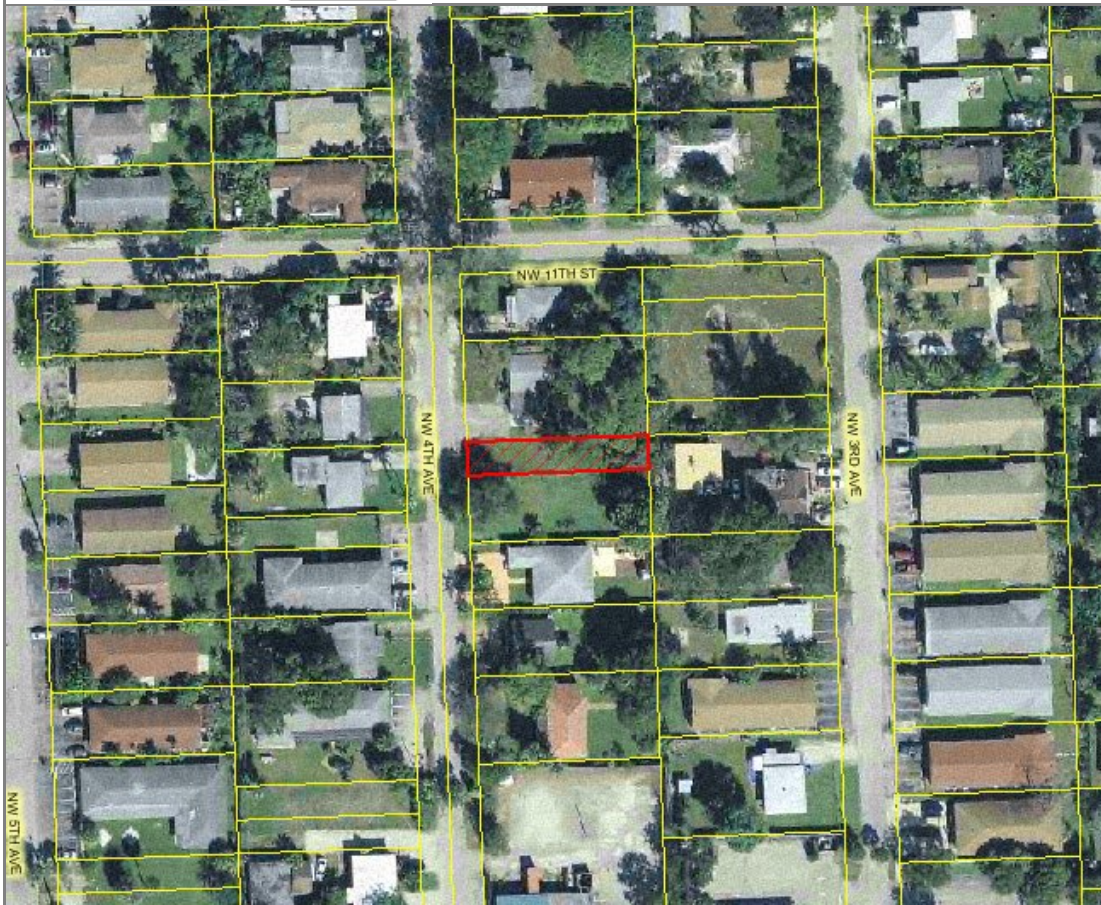
**IMPORTANT:** The 2015 values currently shown are "roll over" values from 2014. These numbers will change frequently online as we make various adjustments until they are finalized on June 1. Please check back here AFTER June 1, 2015, to see the actual proposed 2015 assessments and portability values.

<b>2015 Exemptions and Taxable Values by Taxing Authority</b>				
	County	School Board	Municipal	Independent
<b>Just Value</b>	\$10,130	\$10,130	\$10,130	\$10,130
<b>Portability</b>	0	0	0	0
<b>Assessed/SOH</b>	\$10,130	\$10,130	\$10,130	\$10,130
<b>Homestead</b>	0	0	0	0
<b>Add. Homestead</b>	0	0	0	0
<b>Wid/Vet/Dis</b>	0	0	0	0
<b>Senior</b>	0	0	0	0
<b>Exempt Type 14</b>	\$10,130	\$10,130	\$10,130	\$10,130
<b>Taxable</b>	0	0	0	0

<b>Sales History</b>				<b>Land Calculations</b>		
Date	Type	Price	Book/Page or CIN	Price	Factor	Type
1/14/1997	QC*		25912 / 396	\$3.00	3,378	SF
2/1/1996	TXD		24459 / 946			
				<b>Adj. Bldg. S.F.</b>		

\* Denotes Multi-Parcel Sale (See Deed)

<b>Special Assessments</b>								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
03								EXHIBIT 3
X								CAM 15-0313 PAGE 1 of 5



- Streets
- Parcels
- Aerials (2014)
- County Boundary

# Map

0  51 ft

Created on 2/26/2015 3:42:55 PM using ArcIMS 4.0.1. Source: Broward County Property Appraiser

**QUITCLAIM DEED**

THIS DEED, made this 14 day of January, 1997, by BROWARD COUNTY, a political subdivision of the state of Florida, whose address is Governmental Center, 115 South Andrews Avenue, Fort Lauderdale, Florida, 33301, and City of Fort Lauderdale, a Florida municipal corporation, whose address is Post Office Box 12450, 100 North Andrews Avenue, Fort Lauderdale, Florida 33302.

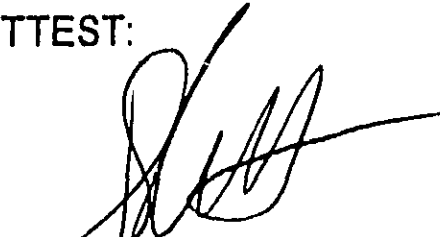
**WITNESSETH:**

That BROWARD COUNTY, for good and sufficient consideration, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the City of Fort Lauderdale, its heirs, successors and assigns forever, lands lying and being in Broward County, Florida, which property is legally described on the attached Exhibit B.

**SUBJECT TO ALL EXISTING PUBLIC PURPOSE UTILITY AND GOVERNMENT EASEMENTS AND RIGHTS OF WAY.**


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

ATTEST:

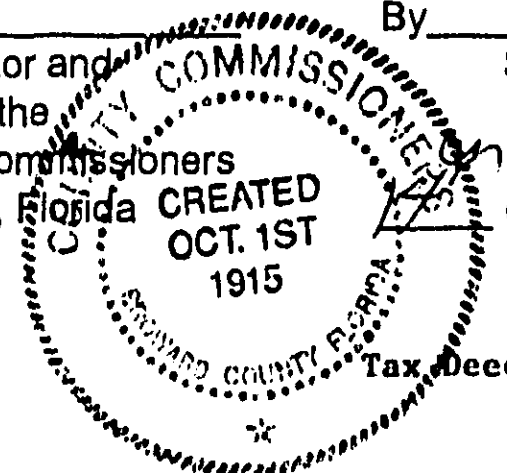


County Administrator and  
Ex-Officio Clerk of the  
Board of County Commissioners  
of Broward County, Florida

BROWARD COUNTY, FLORIDA  
By Its Board of County Commissioners

By   
SCOTT I. COWAN, Chairman

day of January, 1997.



RSR:jfy  
Quitclaim.197  
12/18/96  
96-089

Tax Deed #	11753	12070
	11756	12087
	11894	12090
	11998	12094
	12005	12095
	12006	12926
	12068	12935
		12939
		12940

Approved BCC 1-14-97-#5  
Submitted By Rene Property

→ RETURN TO DOCUMENT CONTROL

③ DA NC

BR25912PG0396

**EXHIBIT "B"**

**Property I.D.'s and Legal Descriptions  
City of Fort Lauderdale**

1. Tax Deed File No. 11753  
Property Identification No. 9236 15 049  
BAL HARBOUR 40-47 B  
LOT 47-A
  
2. Tax Deed File No. 11756  
Property Identification No. 0221 08 0211  
WHITE ACRES 19-33 B  
PT LOT 18 DESC AS COMM AT NE  
COR OF LOT 18, WLY 100.7, SLY  
144.5 TO POB, S 6.76 W TO PT  
ON LINE 270 E OF W/L OF LOT,  
N ALG SAME 10.16, ELY 50 TO POB.
  
3. Tax Deed File No. 11894  
Property Identification No. 9234 31 0014  
34-49-42  
PT OF E 579.83 OF W 1329.83 OF  
N 1/2 OF N 1/2 OF NE 1/4 LYING S OF  
S FORK OF MIDDLE RIVER, AKA 25 FT  
STRIP LYING S OF LOT 1 UNREC  
DE DON TERRACE.
  
4. Tax Deed File No. 11998  
Property Identification No. 9209 00 0018  
9-49-42  
N 1/2 OF NE 1/4 OF NE 1/4 LESS  
W 339.90 OF E 406.90 OF S 199.90  
OF N 249.90, LESS N 50 FOR RD,  
LESS E 67 FOR RD & LESS W 30 &  
LESS ORS 3902/6, 3883/715,  
4205/794, 4698/29, 4791/631,  
6132/851, 6302/58, 7062/473.
  
5. Tax Deed File No. 12005  
Property Identification No. 0204 12 0553  
LINCOLN PARK FIRST ADD  
CORR PLAT 5-1 B  
LOT 4 E 4, 6 W 1 BLK 16
  
6. Tax Deed File No. 12006  
Property Identification No. 0205 07 144  
RIVER GARDENS 19-23 B  
THAT 10 RESERVATION FOR  
DRAINAGE DITCH IN BLK 7 LESS  
THAT PT VACATED BY PLAT OF  
RIVIERA HACIENDA PB 58/25
  
7. Tax Deed File No. 12068  
Property Identification No. 9210 00 025  
10-49-42  
S 8.90 OF W 367 OF E 643.80  
M/L OF S 3/4 OF W 1/2 OF W 1/2  
OF NW 1/4

THIS IS NOT AN  
OFFICIAL COPY

BK 25 912 PG 0397

8. Tax Deed File No. 12070  
Property Identification No. 9211 06 0051  
CORAL RIDGE ISLES 45-47 B  
THAT POR OF PLANTING STRIP LYING  
E & ADJACENT TO NE 14 AVE R/W  
BETWEEN N & S PROPERTY LINES OF  
N 70.01 OF S 150.01 OF LOT 3  
BLK 3

9. Tax Deed File No. 12087  
Property Identification No. 9223 17 001  
REV PLAT OF LAUDERDALE MANORS  
RESUB OF POR OF BLK A 35-6 B  
LOTS 10 TO 30, W 10

10. Tax Deed File No. 12090  
Property Identification No. 9234 03 792  
PROGRESSO 2-18 D  
LOT 1 BLK 135

11. Tax Deed File No. 12094  
Property Identification No. 9234 31 0022  
34-49-42  
A 25 FOOT STRIP LYING S  
OF LOT 8,9,10,11 & 17  
OF UNREC DON TERRACE

12. Tax Deed File No. 12095  
Property Identification No. 9236 15 025  
BAL HARBOUR 40-47 B  
LOT 24-A

13. Tax Deed File No. 12926  
Property Identification No. 9234 04 977  
PROGRESSO 2-18 D  
LOT 43 BLK 190

14. Tax Deed File No. 12935  
Property Identification No. 0202 24 025  
GREENS SUB 19-18 B  
STRIP OF LAND E OF E B/L LOT 9 &  
W OF W B/L LOT 1 BLK 2 CENTRAL  
PARK PB 16/57B, LESS E 19 IN BLK 2

15. Tax Deed File No. 12939  
Property Identification No. 0204 16 002  
LINCOLN PARK FIFTH ADD  
AMEN PLAT 7-3 B  
LOT 3 N 8 FT 4 IN BLK 1

16. Tax Deed File No. 12940  
Property Identification No. 0204 16 013  
LINCOLN PARK FIFTH ADD  
AMEN PLAT 7-3 B  
LOT 26 LESS S 16 FT 8 IN BLK 1

THIS IS NOT AN  
OFFICIAL COPY

PROPERTY RECORDS SECTION  
COUNTY OF DADE, FLORIDA  
RECORDS SECTION

RK25912PG0398