

DEPOSIT RECEIPT AND CONTRACT FOR SALE AND PURCHASE

THIS AGREEMENT is made on August ____, 2026 by and between the Seller and the Buyer as follows:

SELLER: CITY OF FORT LAUDERDALE, a municipal corporation of the State of Florida

ADDRESS: 401 S.E. 21st Street
Fort Lauderdale, FL 33316
Attn: Angela Salmon

BUYERS: Raymond B. Ray and Terry Ray

ADDRESS: C/O E. Somerstein, Esq.,
Greenspoon Marder LLP
200 E. Broward Blvd. Ste. 1800
Fort Lauderdale, FL 33301

and

Ross R. Hartog
Palm Title Partners, LLC
100 NE Third Ave., Ste. 610
Fort Lauderdale, FL 33301

1. **AGREEMENT TO SELL:** Seller hereby agrees to sell, and Buyer agrees to purchase in accordance with this Agreement all that certain real property, together with all improvements, easements and appurtenances, hereinafter referred to as the "Property", which is more particularly described as follows:

SEE EXHIBIT "A"

2. **PURCHASE PRICE:** The purchase price of the Property shall be in the amount of Fifty-Six Thousand Two Hundred Fifty and No/100 Dollars (\$56,250.00) and shall be paid in the form of a cashier's check payable to the City of Fort Lauderdale in the following manner:

A. **Deposit:** Buyer deposits herewith: Five Thousand Six Hundred Twenty-Five and No/100 Dollars (\$5,625.00); representing ten percent (10%) of the total purchase price as earnest money made payable to the City of Fort Lauderdale.

B. **Balance:** The balance of the purchase price in the amount of Fifty Thousand Six Hundred Twenty-Five and No/100 Dollars (\$50,625.00) shall be payable at closing by locally drawn cashiers' check subject to prorations as provided herein plus closing costs and other associated costs.

The Buyer is responsible for arranging any necessary financing. The Buyer acknowledges that this Agreement is not contingent on financing.

3. **CLOSING:** This Agreement shall be closed, and the deed delivered within 30 days of the Effective Date of this Agreement. The following are additional details of closing:

A. **Time and Place:** The closing will be held at the office of the City of Fort Lauderdale located at 101 NE 3rd Avenue, Suite 2100, Fort Lauderdale, 33301, at a time to be mutually agreed upon by the Seller and the Buyer or a "mail away" closing as mutually agreed to by the parties.

B. **Conveyance:** At closing, the Seller will deliver to the Buyer a fully executed a Special Warranty Deed conveying the Property and any improvements in its "**AS IS**

CONDITION", without warranties or representations of any kind whatsoever. Seller shall be responsible for preparation of the deed. Seller shall convey the Property without a reservation of mineral and petroleum rights pursuant to Florida Statutes Section 270.11. Buyer hereby petitions Seller to convey the Property without reservation of mineral and petroleum rights and to release the rights of entry relating to such mineral and petroleum rights. Seller hereby finds that conveyance without reservation of mineral and petroleum rights and rights of entry is appropriate and justified in light of the impact reservation of such rights would have upon the marketability, value and development potential of the Property. At closing, Buyer agrees to execute, deliver and record a Declaration of Covenant and Restriction (attached hereto as Exhibit "C") in form and content, acceptable and enforceable by Seller, requiring Buyer to repair and maintain all shoreline structures, including, without limitation, the seawall in accordance with the Seller's rules, regulations and ordinances, including without limitation, regulations under the City of Fort Lauderdale's Unified Land Development Regulations, Article III, Section 47-19.

C. Expenses: The Buyer shall pay all costs of closing, and any other costs associated with this sale and conveyance. Buyer shall select the title company responsible for this closing and shall pay all fees associated therewith.

4. REAL ESTATE TAXES, EASEMENTS, RESTRICTIONS AND ENCUMBRANCES: The Seller agrees to pay all outstanding real estate taxes if any, prorated up to the day of closing. The Buyer agrees to take title to the Property subject to zoning and other governmental restrictions, plat restrictions and qualifications, public utility easements, restrictive covenants, unpaid water and sewer assessments, and all other easements, restrictions, conditions, limitations and other matters of record.

5. A. CONDITION OF THE PROPERTY: The Buyer acknowledges that he or she has inspected the Property, and agrees to accept the Property in its "AS IS CONDITION" and that the Seller has not made and is not making any warranties or representations whatsoever relating to the Property, including, but not limited to those relating to its value, Seller's title to the property, the environmental condition of the property, the physical condition of the Property, any improvements located thereon, or the suitability of the Property for any intended use or the legal ability of Buyer to use the Property for its intended use. Further, Seller shall have no obligation to remove any improvements on the Property, whether below or above ground.

Without in any way limiting the generality of the preceding paragraph, Buyer specifically acknowledges and agrees that it hereby waives, releases and discharges any claim it has, might have had or may have against the Seller with respect to this transaction or the Property, including without limitation, its value, title, suitability, zoning, or its environmental or physical condition either patent or latent. Buyer agrees to execute at closing an acknowledgment in the form attached hereto as Exhibit "B" attesting to said waiver and release.

B. Radon Gas: Radon is a naturally occurring radioactive gas that, when it has accumulated in a building in sufficient quantities, may present health risks to persons who are exposed to it over time. Levels of radon that exceed federal and state guidelines have been found in buildings in Florida. Additional information regarding radon and radon testing may be obtained from your county public health unit.

6. RISK OF LOSS: Buyer assumes all risk of loss with respect to the Property from and after the date of execution of this Agreement by the Buyer.

7. DEFAULT: If the Buyer fails to perform any covenants or obligation of this Agreement, the earnest money deposit paid (the "Liquidated Sum"), or agreed to be paid, shall be retained by the Seller as agreed upon liquidated damages as consideration for the execution of this Agreement and full settlement of any claims arising from or related to this Agreement. Buyer and Seller specifically understand and agree that: i) the foregoing remedy is intended to operate as a liquidated damages clause and not as a penalty or forfeiture provision; ii) the actual damages that the Seller may suffer if Buyer defaults are impossible to ascertain precisely and, therefore, the Liquidated Sum represents the parties' reasonable estimate of such damages considering all of the circumstances existing on the date of this Agreement. If Seller fails to perform any covenants or obligation of this Agreement, the deposit shall be returned to Buyer. In either of the foregoing events, all parties shall be released from their rights and obligations under this Agreement. The foregoing shall constitute the sole and exclusive remedies of the parties hereto.

8. SUCCESSORS: Upon execution of this Agreement by the Buyer, this Agreement

shall be binding upon and inure to the benefit of the Buyer, their heirs, successors or assigns. Upon approval of this Agreement by the City of Fort Lauderdale City Commissioners, its successors and assigns will be similarly bound. All pronouns and variations thereof shall be construed so as to refer to the masculine, feminine, neuter, singular or plural thereof, as the identity of the person or persons or as the situation may require.

9. RECORDING: In no event shall this Agreement or any Memorandum hereof be recorded in the official or public records where the Property is located, and any such recordation or attempted recordation shall constitute a default under this Agreement by the party responsible for such recordation or attempted recordation.

10. ASSIGNMENT: This Agreement may not be assigned by the Buyer, without Seller's written consent, which may be granted or withheld by Seller in its sole and absolute discretion.

11. TIME OF THE ESSENCE: Time is of the essence in the performance of this Agreement.

12. AMENDMENTS: This Agreement contains the entire understanding and Agreement of the parties with respect to the subject matter hereof. No amendment will be effective except in writing signed by all parties.

13. SURVIVAL: The covenants of this Agreement will survive delivery and recording of the deed and possession of the property.

14. BROKERS & COMMISSIONS: Buyer shall be solely responsible to pay any real estate commissions or finder's fees contracted for by Buyer or otherwise resulting from this transaction. Buyer shall indemnify and hold the Seller harmless from any and all such claims, whether disclosed or undisclosed.

15. NOTICES: All notices, requests, demands and other communication hereunder shall be in writing, sent by U.S. certified mail, return receipt requested, postage prepaid to the addresses indicated on the first page of this Agreement or to such other addresses as shall be furnished in writing by either party to the other. All such notices shall be effective upon receipt, or the date which the postal authorities designate the notice as undeliverable as evidenced by the return receipt.

16. CHOICE OF LAW AND CONSTRUCTION: This Agreement shall be governed by the laws of the State of Florida. Any legal action necessary to enforce the Agreement will be held in a State court of competent jurisdiction located in the City of Fort Lauderdale, Florida. No remedy herein conferred upon any party is intended to be exclusive of any other remedy, and each and every such remedy shall be cumulative and shall be in addition to every other remedy given hereunder or now or hereafter existing at law or in equity, by statute or otherwise. No single or partial exercise by any party of any right, power, or remedy hereunder shall preclude any other or further exercise thereof. This Agreement shall not be construed more strongly against any party regardless of who was responsible for its preparation or drafting.

If any provision of this Agreement as applied to either party or to any circumstance shall be adjudged by a court of competent jurisdiction to be void or unenforceable for any reason, the same shall in no way affect, to the maximum extent permissible by law, any other provision of this Agreement, the application of any such provision under circumstances different from those adjudicated by the court, or the validity or enforceability of this Agreement as a whole.

17. FURTHER ASSURANCES: Buyer agrees to execute and deliver to the Seller such further documents or instruments as may be reasonable and necessary to permit performance in accordance with the terms, conditions and covenants hereof.

18. NON-DISCRIMINATION: The parties agree that no person shall, on the grounds of race, color, religion, sex, national origin, age, marital status, political affiliation, familial status, disability, sexual orientation, pregnancy, gender identity or expression, veteran or service member status, lawful source of income, or being the victim of dating violence, domestic violence, or stalking, in connection with employment, public accommodations, or real estate transactions, where applicable, be excluded from the benefits of, or be subjected to any form of discrimination under any activity conducted pursuant to this Agreement.

19. NO THIRD-PARTY BENEFICIARY: No provision of this Agreement is intended to, or shall be construed to, create any third-party beneficiary or to provide any rights to any person or entity not a party to this Agreement, including but not limited to any citizens of Seller or employees of Seller or Buyer.

20. HEADINGS: The paragraph headings or captions appearing in this Agreement are for convenience only and are not to be considered in interpreting this Agreement.

21. EFFECTIVE DATE OF AGREEMENT: The obligations of Buyer under this Agreement are contingent upon the approval hereof by the City Commission of the City of Fort Lauderdale, Florida. The Effective Date of this Agreement shall be the date of execution by the City Commission of the City of Fort Lauderdale .

22. PUBLIC ENTITY CRIMES: As provided in Section 287.132-133, Florida Statutes, a person or affiliate who has been placed on the State of Florida convicted vendor list following a conviction for a public entity crime may not submit a bid for a period of thirty-six (36) months from the date of being placed on the convicted vendor list. By entering into this Agreement or performing any work in furtherance hereof, Buyer certifies that it, its affiliates, suppliers, subcontractors and consultants who will perform hereunder, have not been placed on the convicted vendor list maintained by the State of Florida Department of Management Services within the thirty-six (36) months immediately preceding the Effective Date hereof. This notice is required by Section 287.133(3)(a), Florida Statutes.

REMAINDER OF PAGE INTENTIONALLY LEFT BLANK

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed in their respective names on the dates set forth below.

Signed, sealed and delivered
in the presence of:

Date of Execution by Buyer:
_____, 2026

(Witness)

By: _____
Raymond B. Ray, ("Buyer")

(Print Name)

Date of Execution by Buyer:
_____, 2026

(Witness)

By: _____
Terry Ray, ("Buyer")

(Print name)

(SEAL) **OR**
(SEAL) (corporation not for profit)

Date of Execution by Seller:
_____, 2026

WITNESSES:

**CITY OF FORT LAUDERDALE, a
Florida municipal corporation**

(Witness)

By: _____
Dean J. Trantalis, Mayor

(Print Name)

By: _____
Chris Cooper, Acting City Manager

(Witness)

(Print Name)

ATTEST:

(CORPORATE SEAL)

David R. Soloman, City Clerk

Approved as to Form and Correctness:
Shari L. McCartney, City Attorney

Lynn Solomon, Assistant City Attorney

EXHIBIT "A"
to the DEPOSIT RECEIPT AND CONTRACT FOR
SALE AND PURCHASE

LEGAL DESCRIPTION

WEST 20 FEET OF LOT 8, BLOCK 28, RIO VISTA ISLES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 47, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

Property Identification # 5042-11-18-2991 (the "Property")

EXHIBIT "B"
to the DEPOSIT RECEIPT AND CONTRACT FOR
SALE AND PURCHASE

AS-IS ACKNOWLEDGMENT

THIS ACKNOWLEDGMENT is made this ____ day of _____ 2026 by ("Buyer") to the City of Fort Lauderdale, Florida, a municipal corporation of the State of Florida ("Seller").

WITNESSETH:

WHEREAS, Buyer and Seller have entered into that certain Deposit Receipt and Contract for Sale and Purchase dated _____, 2026, (the "Agreement") whereby Seller agreed to sell and Buyer agreed to buy, for the sum of Fifty-Six Thousand Two Hundred Fifty and No/100 Dollars (\$56,250.00) land in Fort Lauderdale located at 1004 S. Rio Vista Blvd. Fort Lauderdale, Florida, 33316, Broward County ("Property"), and more particularly described as follows:

SEE ATTACHED EXHIBIT "A" - LEGAL DESCRIPTION

WHEREAS, the Agreement states that Buyer shall purchase the Property and any improvements in an "AS IS CONDITION", without warranties and/or representations and shall acknowledge the foregoing at the closing of the transaction.

NOW THEREFORE, in consideration of the conveyance of the Property, Buyer hereby acknowledges to Seller as follows:

1. The facts, as set forth above, are true and correct and incorporated herein.
2. The Buyer acknowledges that it has inspected the Property and hereby accepts the Property in "AS IS CONDITION". Buyer further acknowledges that the Seller has made no warranties or representations of any nature whatsoever regarding the Property including, without limitation, any relating to its value, Seller's title to the Property, the environmental condition of the Property, the physical condition of the Property, its zoning, any improvements located thereon, or the suitability of the Property or any improvements for Buyer's intended use of the Property.
3. Without in any way limiting the generality of the preceding paragraph, Buyer specifically acknowledges and agrees that upon Seller's conveyance of the Property to Buyer, Buyer waives, releases and discharges any claim it has, might have had or may have against the Seller with respect to this transaction or the Property.
4. This Acknowledgment will survive delivery and recording of the City's Deed and possession of the Property by the Buyer.

REMAINDER OF PAGE INTENTIONALLY LEFT BLANK

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed in their respective names on the dates set forth below.

Signed, sealed and delivered
in the presence of:

Date of Execution by Buyer:
_____, 2026

(Witness)

By: _____
Raymond B. Ray, ("Buyer")

(Print Name)

Date of Execution by Buyer:
_____, 2026

(Witness)

By: _____
Terry Ray, ("Buyer")

(Print name)

(SEAL) **OR**
(SEAL) (corporation not for profit)

EXHIBIT “A”
to the "AS IS" ACKNOWLEDGMENT

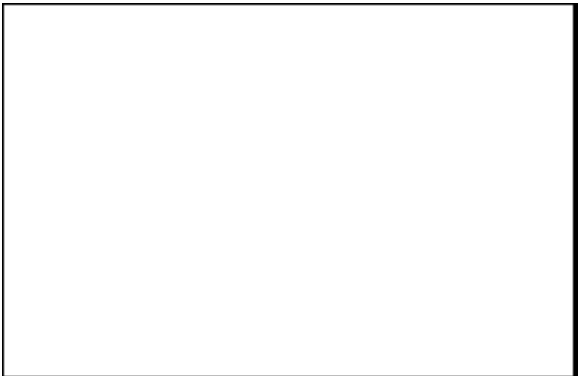
LEGAL DESCRIPTION

WEST 20 FEET OF LOT 8, BLOCK 28, RIO VISTA ISLES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 47, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

Property Identification # 5042-11-18-299 (the “Property”)

**EXHIBIT “C”
to the DEPOSIT RECEIPT AND CONTRACT FOR
SALE AND PURCHASE**

This instrument prepared by:
Lynn Solomon, Asst. City Attorney
City of Fort Lauderdale
One East Broward Blvd., Suite 1320
Fort Lauderdale, FL 33301



(Space Reserved for Recording
Information)

**DECLARATION OF COVENANTS RUNNING WITH THE LAND
RESPECTING MAINTENANCE AND REPAIR OF SHORELINE STRUCUTRES
INCLUDING SEAWALL**

THIS is the Declaration of Covenants Running With the Land Respecting Maintenance and Repair of Shoreline Structures, including without limitations, Seawalls (hereinafter, “Declaration”) pursuant to City of Fort Lauderdale Regulations Section 47-19 of the Unified Land Development Regulations dated this ____ day of _____, 2026, is by and between:

_____, whose mailing address is _____, Fort Lauderdale, Fl _____ (hereinafter, “DECLARANT”)

and

CITY OF FORT LAUDERDALE, a Florida municipal corporation, whose address is 101 NE 3rd Avenue, Suite 2100, Fort Lauderdale, FL 33301 (hereinafter, “CITY”)

RECITALS:

- A. Whereas, the Declarant has purchased the Property described in Exhibit “A” from the City pursuant Section 8.04 of the City Charter and is vested with Fee Simple Title..
- B. Whereas, Section 47-19 of the Unified Land Development Regulations (ULDR) provides the standards for Shoreline Structures, including without limitation, seawalls;
- C. Whereas, the City seeks to insure that Declarant complies with the standards.
- D. Whereas, DECLARANT has agreed to execute and deliver to the CITY a covenant running with the land to be recorded in the Public Records to provide in part that Declarant shall maintain and repair the seawall and all other shoreline structures located on the Property.

NOW, THEREFORE, in consideration of the foregoing, the DECLARANT hereby agrees, covenants and declares as follows and CITY accepts such Declaration:

1. **Recitals.** The foregoing Recitals and true and correct and are incorporated herein by reference.

2. **Obligation to Maintain, Repair, Reconstruct Seawall and Appurtenances.** DECLARANT has executed this Declaration and by virtue thereof, DECLARANT agrees to be bound by the obligations of maintenance, repair, and reconstruction of shoreline structures within the Property and appurtenances thereto, including seawall. Whether maintenance, repair or reconstruction is necessary will be determined by the City Manager. CITY shall provide written notice of such maintenance, repair, or reconstruction to DECLARANT ("Notice") which shall provide DECLARANT reasonable time to complete such maintenance, repair, or reconstruction ("Repair Period").

3. **Repair, Replace or Reconstruct in accordance with The Florida Building Code, City Engineering Standards and City Code Section 47-19 of the ULDR.** DECLARANT agrees to perform any obligation to repair, replace, reconstruct or maintain the shoreline structures, including the seawall, in such a manner as to be compliant with the requirements of The Florida Building Code, CITY Engineering Standards and CITY Code Section 47-19 of the ULDR, as well as other terms and conditions imposed by applicable law or administrative regulations with jurisdiction over the subject matter.

4. **Failure to Maintain, Repair, Reconstruct or Shoreline Structures; Claim of Lien.** In the event DECLARANT, after the Notice and expiration of the Repair Period above, fails to timely perform the obligations, to the extent necessary, of maintenance, repair, reconstruction of the shoreline structures, including without limitation, the seawall and appurtenances thereto, and the CITY expends funds to perform such obligations ("Costs"), then DECLARANT grants, conveys, consents, and agrees that the CITY may file a Claim of Lien against the Property for the Costs. Declarant grants the CITY the reasonable right of access to make such necessary repairs.

4.1. Interest on the Claim of Lien shall accrue on the unpaid amount at the rate of twelve percent (12.0 %) per annum, compounded monthly, but in no event shall interest exceed the highest amount allowed by Florida law.

4.2. The Lien shall be effective upon the recordation of the Claim of Lien in the Public Records of Broward County, Florida, which Claim of Lien shall state all amounts due and owing to CITY. The Lien may be foreclosed by CITY in the same manner as provided by law for foreclosure of mortgage liens and all of DECLARANT'S defenses shall be preserved. The Lien shall continue until payment to CITY of the amounts set forth in the Lien at which time CITY shall record a satisfaction of such Lien.

4.3 DECLARANT agrees that they shall be liable for all costs associated with filing the Claim of Lien and foreclosure thereof including court costs and the CITY's reasonable attorneys' fees incurred in pursuit of the foreclosure of the Claim of Lien throughout the trial and all appellate court proceedings relative thereto.

4.4 The Declarant agrees that any lien filed by the City to recover Costs is a consensual lien.

5. **Discharge and Release of Claim of Lien.** In the event a Claim of Lien is recorded against the Property and the CITY is thereafter reimbursed for the costs underlying the Claim of Lien, then the CITY shall record a release, discharge or satisfaction of the Claim of Lien which as such release, discharge or satisfaction of the Claim of Lien may be executed by the City Manager.

6. **Interpretation of Declaration; Severability.** This Declaration shall be construed in accordance with the laws of the State of Florida and Code of Ordinances of the City of Fort Lauderdale. If any provision hereof, or its application to any person or situation, is deemed invalid

or unenforceable for any reason and to any extent, by a court of competent jurisdiction, the remainder of this Declaration shall not be affected thereby. Rather, this Declaration is to be enforced to the extent permitted by law. The captions, headings and title of this Declaration are solely for convenience of reference and are not to affect its interpretation. Each covenant, term, condition, obligation or other provision of the Declaration is to be construed as a separate and independent covenant of the party who is bound by or who undertakes it, and each is independent of any other provision of this Declaration, unless otherwise expressly provided. The terms and words used in this Declaration, regardless of the number or gender in which they are used, are deemed to include any other number and other gender as the context requires.

7. **Venue.** Any controversies or legal disputes arising out of this Declaration and any action involving the enforcement or interpretation of any rights or obligations hereunder shall be submitted to the jurisdiction of the State courts of the Seventeenth Judicial Circuit of Broward County, Florida. To that end, DECLARANT expressly waives whatever other privilege to venue they may otherwise have.

8. **Declaration Runs with The Property.** DECLARANT, for themselves and their successors and assigns as to the Property agree and grant that the covenants of this Declaration and the covenants permitting a Claim of Lien to be filed against the Property upon certain terms and conditions is a covenant and shall run with the Property. The City shall have the right to enforce this Declaration whether at law or in equity, including without limitation, an action for injunction and/or specific performance.

9. **Effective Date.** This Declaration shall be effective upon execution and shall be recorded immediately following the Deed of Conveyance, all at DECLARANT'S expense.

IN WITNESS WHEREOF, this DECLARATION has been duly signed and sealed by the DECLARANT and the proper CITY officials on or as of the day and year first above written.

WITNESSES:

DECLARANT:

Witness Signature

Print Name

Address: _____

By: _____

Witness Signature

Print Name

Address: _____

STATE OF: FLORIDA
COUNTY OF: BROWARD

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online notarization this _____ day of _____, 2026, by _____.

Signature of Notary Public, State of Florida

Name of Notary Typed, Printed or Stamped

Personally Known _____ OR Produced Identification _____
Type of Identification Produced _____

WITNESSES:

AS TO CITY
CITY OF FORT LAUDERDALE, A
MUNICIPAL CORPORATION OF THE
STATE OF FLORIDA

Witness Signature

[Witness type or print name]

Address: _____

By: _____
Dean J. Trantalis, Mayor

Witness Signature

[Witness type or print name]

Address: _____

Witness Signature

Print Name

Address: _____

By: _____
Chris Cooper, Acting City Manager

Witness Signature

Print Name

Address: _____

Approved as to form and correctness:
Shari L. McCartney, City Attorney

ATTEST:

By: _____
David R. Soloman, City Clerk

By: _____
Lynn Solomon, Assistant City Attorney

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☐ online, this ____ day of _____, 2026, by DEAN J. TRANTALIS, Mayor of the City of Fort Lauderdale, a municipal corporation of Florida on behalf of the City of Fort Lauderdale.

Notary Public, State of Florida

Name of Notary Typed, Printed or Stamped

Personally Known _____ OR Produced Identification _____
Type of Identification Produced _____

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this by means of ☐ physical presence or ☐ online, this ____ day of _____, 2026 by CHRIS COOPER, Acting City Manager of the City of Fort Lauderdale, a municipal corporation of Florida on behalf of the City of Fort Lauderdale.

Notary Public, State of Florida

Name of Notary Typed, Printed or Stamped

Personally Known _____ OR Produced Identification _____
Type of Identification Produced _____

EXHIBIT “A”
to the DECLARATION OF RESTRICTIVE COVENANTS

LEGAL DESCRIPTION:

WEST 20 FEET OF LOT 8, BLOCK 28, RIO VISTA ISLES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 47, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

Property Identification # 5042-11-18-2991 (the “Property”)