

EXHIBIT A

26-SPD.02-08/99

This instrument prepared	Parcel No.	185(part)
under the direction of:	Item/Segment No.	227775-1
Laurice C. Mayes, Esq. <i>LEM/19/15</i>	Section No.	86100-2528
Legal description prepared by:	Federal Project. No.	4751 135 P
<u>Jeffrey D. Smith, P.S.M. (04/08/15)</u>	Managing District:	Four
Department of Transportation	S.R. No.	7 (US 441)
3400 W. Commercial Boulevard	County:	Broward
Ft. Lauderdale, Florida 33309		

QUITCLAIM DEED

Public Purpose

THIS INDENTURE, made this _____ day of _____, 201____, by and between the STATE OF FLORIDA, by and through the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, Party of the First Part, whose address is: 3400 W. Commercial Boulevard, Ft. Lauderdale, Florida 33309, and City of Hollywood, Party of the Second Part, whose address is: 2600 Hollywood Boulevard, Hollywood, Florida 33020-4807.

W I T N E S S E T H

WHEREAS, said land hereinafter described was heretofore acquired for state highway purposes; and

WHEREAS, said land is no longer required for such purposes, and the Party of the First Part, by action of the District Secretary, District Four, Florida Department of Transportation on May 15, 2015, pursuant to the provisions of Section 337.25(4), Florida Statutes, has agreed to quitclaim the land hereinafter described to the Party of the Second Part without consideration, to be used solely for public purposes.

NOW, THEREFORE, THIS INDENTURE WITNESSETH: That the Party of the First Part does hereby remise, release and quitclaim unto the Party of the Second Part, and assigns, forever, all the right, title and interest of the State of Florida Department of Transportation to the property herein described to be used solely for public purposes, pursuant to the provisions of Section 337.25(4), Florida Statutes, all that certain land situate in Broward County, Florida, viz:

See Exhibit "A",
attached hereto and made a part hereof

TO HAVE AND TO HOLD the said premises and the appurtenances thereof unto the Party of the Second Part, subject, however, to the following conditions:

REVERTER - The property herein described is to be used for installation and maintenance of a sewer lift station by the Party of the Second Part. If the property ceases to be used for the above described purpose all property rights shall revert back to the said Party of the First Part.

IN WITNESS WHEREOF, the State of Florida Department of Transportation has caused these presents to be signed in the name of the State of Florida Department of Transportation by its District Secretary, District IV and its seal to be hereunto affixed, attested by its Executive Secretary, on the date first above written.

Signed, sealed and delivered
in our presence as witnesses:

STATE OF FLORIDA DEPARTMENT
OF TRANSPORTATION

Print Name: _____

BY: _____
Name: GERRY O'REILLY, P.E.
District Four Secretary

Print Name: _____

ATTEST: _____
Print Name: _____
Executive Secretary

STATE OF FLORIDA

COUNTY OF BROWARD

The foregoing instrument was acknowledged by me this _____
day of _____, 20____, by GERRY O'REILLY, District Secretary
for District IV, who is personally known by me or who has produced
_____ as identification.

(NOTARIAL SEAL)

Print Name: _____
Notary Public in and for the
County and State last
aforesaid.
My Commission Expires: _____

SURVEY S.R. 822 (SHERIDAN STREET)

453

452

SECTION LINE
2634.21'
N 88°18'59" E
SEC. 12-51-41
SEC. 1-51-41

EAST HALF OF T. 51 S. R. 41 E. FLA.

P.B. 1, PG. 118, M.D.C.R.

TWP. 51 S, RGE. 41 E

SCALE 1" = 30'

"COHEN PLAT"

P.B. 123, PG. 26

N 88°39'16" W
EXIST. R/W LINE

P.O.B.
P.O.C.

S 88°02'30" W 20.00'
N 01°57'31" W 30.00'

185
(PART)

DRAINAGE POND

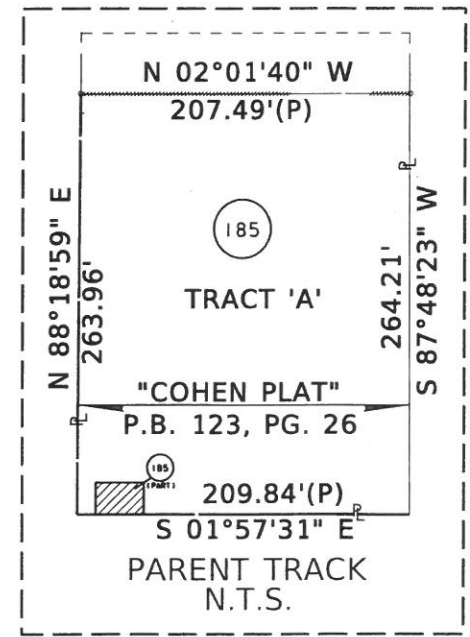
FPL ESMT.
O.R.B. 42921, PG. 920

N 01°57'31" W 11.50'
S 01°57'31" E 30.00'
R/W LINE
S 01°57'31" E

N. 59TH TERRACE CL
N 01°57'31" W

25' (P)

1
34
PLAYLAND ESTATES SECTION 3
P.B. 36, PG. 27



TIMS:RWMAPPING\2277751\sr7\RW185PART.DGN

FLORIDA DEPARTMENT OF TRANSPORTATION
PARCEL SKETCH - NOT A SURVEY

REVISION	BY	DATE

STATE ROAD NO. 7 (US 441)			BROWARD COUNTY		
DRAWN	BY	DATE	PREPARED BY:	DATA SOURCE:	
	OLIVIERI	03/30/15	FDOT DISTRICT 4	N/A	
CHECKED	BY	DATE	F.P. NO. 2277751	SECTION 86100-2528	SHEET 2 OF 3
	DIAZ	04/01/15			

EXHIBIT "A"

Parcel 185 (PART) Surplus

A portion of Tract "A", "COHEN PLAT", according to the plat thereof, as recorded in Plat Book 123, Page 26 of the Public Records of Broward County, Florida, lying in Section 1, Township 51 South, Range 41 East, as shown on the Florida Department of Transportation Right of Way Map of State Road 7 (U.S. 441), Item/Segment No. 2277751, Section 86100-2528. More particularly described as follows:

Commence at the southeast corner of said plat; thence N 01°57'31" W, 11.50 feet along the west right of way line of the N 59th Terrace to the POINT OF BEGINNING; thence S 88°02'30" W, 20.00 feet; thence N 01°57'31" W, 30.00 feet; thence N 88°02'30" E, 20.00 feet; thence S 01°57'31" E, 30.00 feet along said west right of way line to the POINT OF BEGINNING.

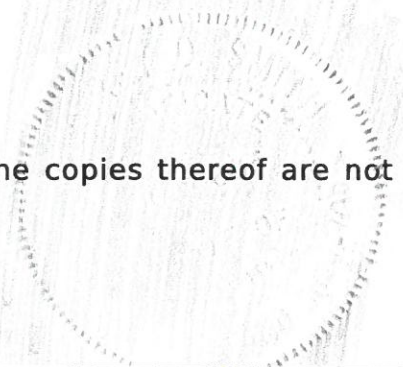
Containing 600 square feet, more or less.

I hereby certify that the sketch and legal description was prepared under my direction and that said sketch and legal description is in compliance with the Standards of Practice as set forth by the Florida Board of Professionals Surveyor and Mappers, in Chapter 5J-17.050-052 Florida Administrative Code Pursuant to Section 472.027, Florida Statutes.



04/08/15

Jeffrey D. Smith Date
 Florida Surveyor and Mapper No. 4805
 Florida Department of Transportation



This parcel sketch and legal description and the copies thereof are not valid without the signature and original raised seal of a Florida licensed Surveyor and Mapper.

TIMS:RWMAPPINGr2277751_sr7rWP185PART.DGN

FLORIDA DEPARTMENT OF TRANSPORTATION			STATE ROAD NO. 7 (US 441)				BROWARD COUNTY			
			REVISION	BY	DATE	CHECKED	DIAZ	04/01/15	F.P. NO. 2277751	SECTION 86100-2528
PARCEL SKETCH - NOT A SURVEY							BY	DATE	PREPARED BY:	DATA SOURCE:
							OLIVIERI	03/30/15	FDOT DISTRICT 4	N/A

This instrument prepared under the direction of: Laurice C. Mayes, Esq. *LCM 7/31/15*
Legal description prepared by:

Parcel No. 108A(Part)
Item/Segment No. 2277751
Section No. 86100-2528
Federal Project No. 4751 135 P
Managing District: Four
S.R. No. 7
County: Broward

Department of Transportation
3400 W. Commercial Boulevard
Ft. Lauderdale, Florida 33309

QUITCLAIM DEED
Public Purpose

THIS INDENTURE, made this _____ day of _____, 201____, by and between the STATE OF FLORIDA, by and through the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, Party of the First Part, whose address is: 3400 W. Commercial Boulevard, Ft. Lauderdale, Florida 33309, and the City of Hollywood, Party of the Second Part, whose address is: 2600 Hollywood Boulevard, Hollywood, Florida 33020-4807.

W I T N E S S E T H

WHEREAS, said land hereinafter described was heretofore acquired for state highway purposes; and

WHEREAS, said land is no longer required for such purposes, and the Party of the First Part, by action of the District Secretary, District Four, Florida Department of Transportation on July 6, 2015, pursuant to the provisions of Section 337.25(4), Florida Statutes, has agreed to quitclaim the land hereinafter described to the Party of the Second Part without consideration, to be used solely for public purposes.

NOW, THEREFORE, THIS INDENTURE WITNESSETH: That the Party of the First Part does hereby remise, release and quitclaim unto the Party of the Second Part, and assigns, forever, all the right, title and interest of the State of Florida Department of Transportation to the property herein described to be used solely for public purposes, pursuant to the provisions of Section 337.25(4), Florida Statutes, all that certain land situate in Broward County, Florida, viz:

See Exhibit "A",
attached hereto and made a part hereof

TO HAVE AND TO HOLD the said premises and the appurtenances thereof unto the Party of the Second Part, subject, however, to the following conditions:

REVERTER - The property herein described is to be used for installation, operation and maintenance of a sewer lift station by the Party of the Second Part. If the property ceases to be used for the above described purpose all property rights shall revert back to the said Party of the First Part.

IN WITNESS WHEREOF, the State of Florida Department of Transportation has caused these presents to be signed in the name of the State of Florida Department of Transportation by its District Secretary, District IV and its seal to be hereunto affixed, attested by

its Executive Secretary, on the date first above written.

Signed, sealed and delivered
in our presence as witnesses:

STATE OF FLORIDA DEPARTMENT
OF TRANSPORTATION

Print Name: _____

BY: _____
Name: GERRY O'REILLY, P.E.
District Four Secretary

Print Name: _____

ATTEST: _____
Print Name: _____
Executive Secretary

STATE OF FLORIDA

COUNTY OF BROWARD

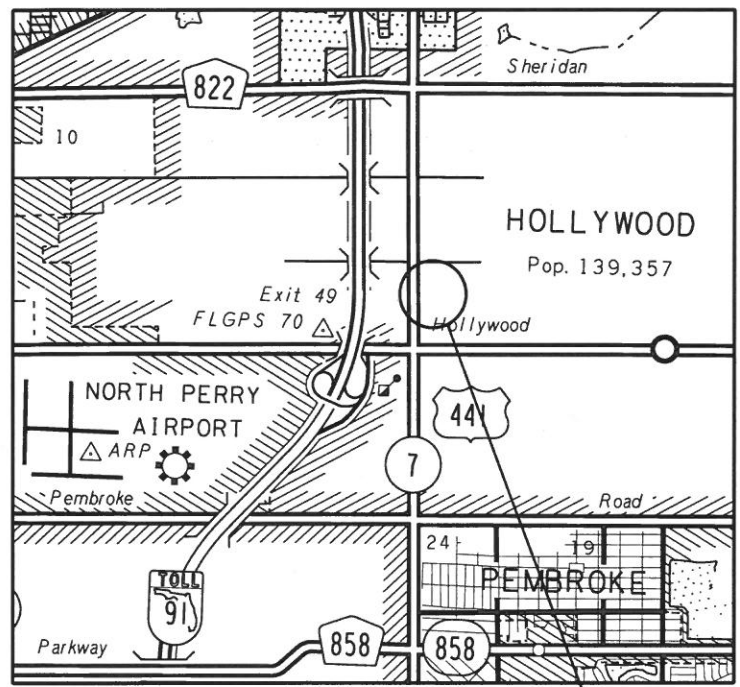
The foregoing instrument was acknowledged by me this _____
day of _____, 20____, by GERRY O'REILLY, District Secretary
for District IV, who is personally known by me or who has produced
_____ as identification.

(NOTARIAL SEAL)

Print Name: _____
Notary Public in and for the
County and State last
aforesaid.
My Commission Expires: _____

RGE. 41 E


TWP. 51 S



LOCATION MAP
N.T.S.

PARCEL LOCATION

GENERAL NOTES

1. BEARINGS SHOWN HEREON ARE BASED ON THE BASELINE OF STATE ROAD 7 (US 441), PER THE FLORIDA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP ITEM/SEGMENT NO. 227775-1, SECTION 86100-2528, SHEET 4 OF 23.
2. THIS SKETCH EXISTS SOLELY FOR THE PURPOSE OF ILLUSTRATING THE LEGAL DESCRIPTION TO WHICH IT IS ATTACHED.
3. ALL DIMENSION ARE CALCULATED UNLESS OTHERWISE NOTED.
4.  HATCHED AREA TO BE SURPLUS
OWNER: FLORIDA DEPARTMENT OF TRANSPORTATION
PARCEL AREA = 600 SQUARE FEET
PARENT TRACT AREA = 19,118 SQUARE FEET

LEGEND

- | | | |
|----------|----------------------------------------|--------------------------------|
| ℄ | = BASELINE | P.O.C. = POINT OF COMMENCEMENT |
| EXIST. | = EXISTING | P.O.B. = POINT OF BEGINNING |
| F.P. | = FINANCIAL PROJECT | RGE. = RANGE |
| F.D.O.T. | = FLORIDA DEPARTMENT OF TRANSPORTATION | P.B. = PLAT BOOK |
| NO. | = NUMBER | R/W = RIGHT OF WAY |
| N/A | = NOT APPLICABLE | SEC. = SECTION |
| N.T.S. | = NOT TO SCALE | S.R. = STATE ROAD |
| PG. | = PAGE | TWP. = TOWNSHIP |

STATE OF FLORIDA
DEPARTMENT OF TRANSPORTATION
DISTRICT 4
SURVEYING & MAPPING OFFICE
3400 W COMMERCIAL BOULEVARD
FORT LAUDERDALE, FL 33309
(954) 777-4551

TIMS:RWMAPPING\2277751_sr7\108(PART)SL.DGN

FLORIDA DEPARTMENT OF TRANSPORTATION
PARCEL SKETCH - NOT A SURVEY

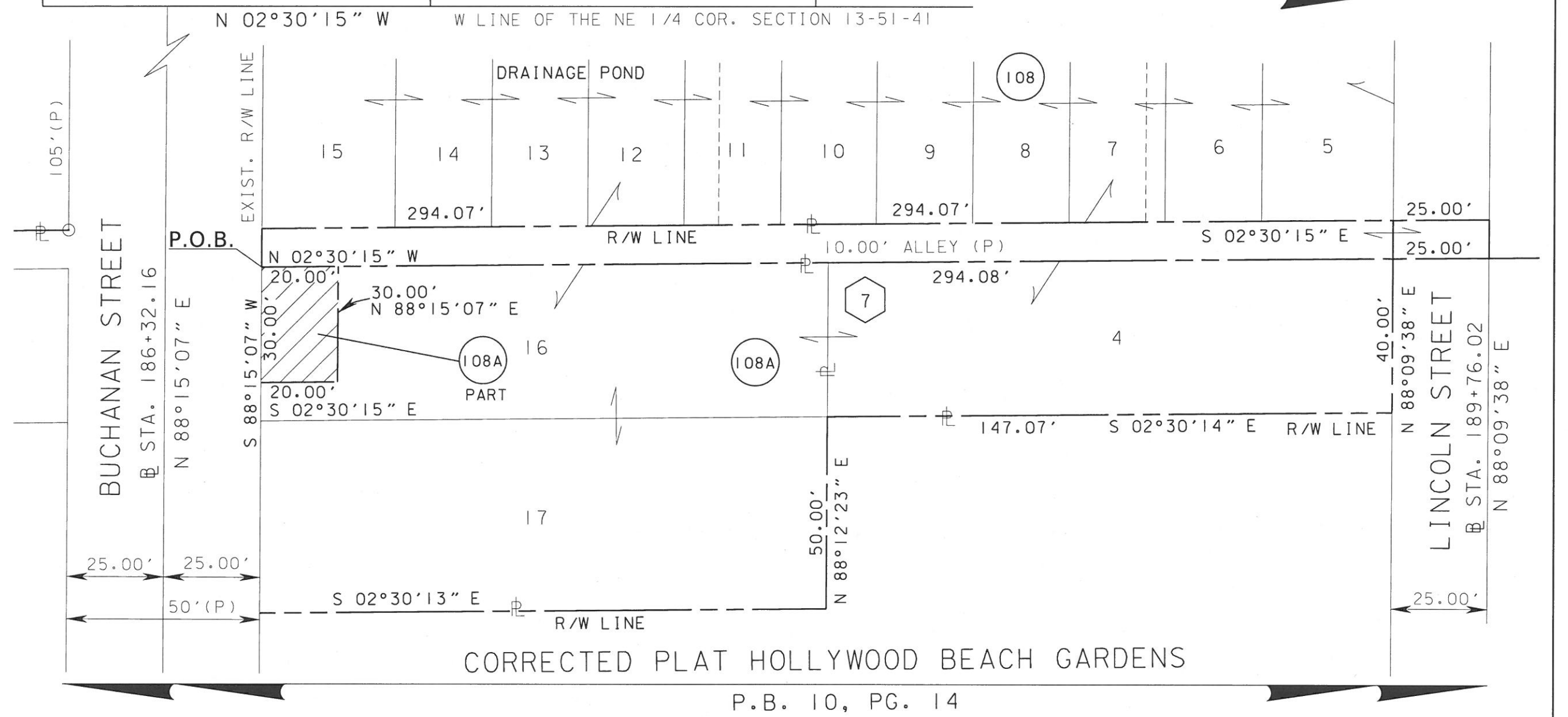
				STATE ROAD NO. 7 (US 441)				BROWARD COUNTY	
				BY	DATE	PREPARED BY:	DATA SOURCE:		
				DRAWN	OLIVIERI	04/29/15	FDOT DISTRICT 4		N/A
REVISION	BY	DATE	CHECKED	DIAZ	04/30/15	F.P. NO. 2277751		SECTION 86100-2528	SHEET 1 OF 3

186

SURVEY S.R. 7 (U.S. 441)

TWP. 51 S, RGE. 41 E

SCALE 1" = 30'



CORRECTED PLAT HOLLYWOOD BEACH GARDENS

P.B. 10, PG. 14

TIMS:RWMAPPINGv2277751_sr7/P108(PART)SL.DGN

FLORIDA DEPARTMENT OF TRANSPORTATION
PARCEL SKETCH - NOT A SURVEY

STATE ROAD NO. 7 (US 441) BROWARD COUNTY

			BY	DATE	PREPARED BY: FDOT DISTRICT 4	DATA SOURCE: N/A
			DRAWN	OLIVIERI	04/29/15	
REVISION			CHECKED	DIAZ	04/30/15	F.P. NO. 2277751 SECTION 86100-2528 SHEET 2 OF 3

EXHIBIT "A"

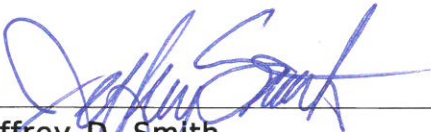
Parcel 108A (PART) Surplus

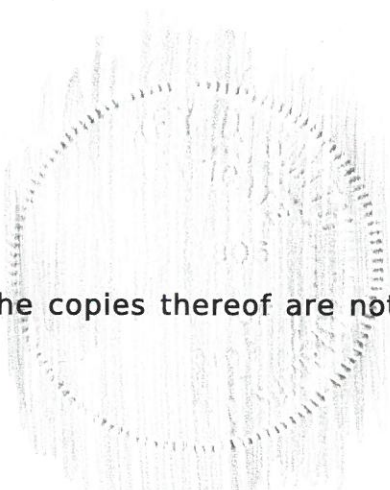
A portion of Lot 16, Block 7 of the CORRECTED PLAT HOLLYWOOD BEACH GARDENS, according to the plat thereof, as recorded in Plat Book 10, Page 14 of the Public Records of Broward County, Florida, lying in Section 13, Township 51 South, Range 41 East, as shown on the Florida Department of Transportation Right of Way Map of State Road 7 (U.S. 441), Item/Segment No. 2277751, Section 86100-2528. More particularly described as follows:

Begin at the southwest corner of Lot 16; thence N 02°30'15" W, 20.00 feet along the west line of said Lot 16; thence N 88°15'07" E, 30.00 feet; thence S 02°30'15" E, 20.00 feet to the south line of said Lot 16; thence S 88°15'07" W, 30.00 feet along the north right of way line of Buchanan Street and the south line of said Lot 16 to the POINT OF BEGINNING.

Containing 600 square feet, more or less.

I hereby certify that the sketch and legal description was prepared under my direction and that said sketch and legal description is in compliance with the Standards of Practice as set forth by the Florida Board of Professionals Surveyor and Mappers, in Chapter 5J-17.050-052 Florida Administrative Code Pursuant to Section 472.027, Florida Statutes.


 _____ 05/07/15
 Jeffrey D. Smith Date
 Florida Surveyor and Mapper No. 4805
 Florida Department of Transportation



This parcel sketch and legal description and the copies thereof are not valid without the signature and original raised seal of a Florida licensed Surveyor and Mapper.

TIMS:RWMAPPING\2277751_sr7\108(PART)SL.DGN

FLORIDA DEPARTMENT OF TRANSPORTATION PARCEL SKETCH - NOT A SURVEY				STATE ROAD NO. 7 (US 441)				BROWARD COUNTY	
				BY	DATE	PREPARED BY: FDOT DISTRICT 4	DATA SOURCE: N/A		
				DRAWN	OLIVIERI	04/29/15			
	REVISION	BY	DATE	CHECKED	DIAZ	04/30/15	F.P. NO. 2277751	SECTION 86100-2528	SHEET 3 OF 3