

This instrument prepared by:  
Yamilette Bertelsen  
Real Estate Bureau  
South Florida Water Management District  
3301 Gun Club Road,  
West Palm Beach, Florida 33406

Return to:  
Angel Petti Rosenberg, Esq.  
City Attorney  
8850 W. Oakland Park Blvd. #101  
Sunrise, FL 33351

Folio Nos: 494136060072 and 494136160031

SFWMD Tracts: ATT2977, ATT2978, ATT2979,  
ATT2980 and ATT2981

## **QUITCLAIM DEED**

THIS INDENTURE made this 9th day of May 2024, between **SOUTH FLORIDA WATER MANAGEMENT DISTRICT**, a government entity created by Chapter 373, Florida Statutes (hereinafter referred to as "Grantor"), whose mailing address is 3301 Gun Club Road, West Palm Beach, Florida 33406, and **CITY OF LAUDERHILL**, a municipal corporation existing under the laws of the State of Florida, whose mailing address is 5581 W. Oakland Park Boulevard, Lauderhill, Florida 33313 (hereinafter referred to as "Grantee").

### **WITNESSETH:**

That the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, by these presents does remise, release and quitclaim unto the said Grantee, its successors and assigns forever, the following described land, situate, lying and being in Broward County, State of Florida, to wit:

**See Exhibit "A" attached hereto and made a part hereof  
(hereinafter referred to as the "Property")**

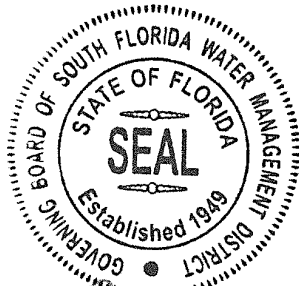
TOGETHER will all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining; to have and to hold the same in fee simple forever.

Pursuant to Section 270.11, Florida Statutes, the Grantor has elected not to reserve any phosphate, minerals, and metals or petroleum interests in the Premises.

In the event that the Property is no longer used for the intended purpose of drainage improvement for the surrounding area in connection with storm water infrastructure, title shall automatically revert to the Grantor as a matter of law and pursuant to this reverter clause.

Grantor and Grantee acknowledge that Grantor's failure to exercise its rights pursuant to this reverter clause shall not constitute a waiver of Grantor's rights set forth herein.

IN WITNESS WHEREOF, the South Florida Water Management District has caused these presents to be executed in its name and its official seal affixed hereto by its Governing Board, acting by the Chairman of said Board and attested by its Secretary/District Clerk.



ATTEST:

Molly Brown  
Molly Brown, Secretary/District Clerk

**SOUTH FLORIDA WATER MANAGEMENT DISTRICT, by its Governing Board**

By: Chauncey P. Goss II  
Chauncey P. Goss II, Chairman

(seal)

Legal Form Approved:

By: Sandra R.B. Wallace  
Sandra R.B. Wallace  
SFWMD Office of Counsel

Date: 4/16/2024

STATE OF FLORIDA  
COUNTY OF MARTIN

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 9th day of May, 2024, by Chauncey P. Goss II, as Chairman, and Molly Brown, as Secretary/District Clerk, of the Governing Board of the South Florida Water Management District, a government entity created by Chapter 373, Florida Statutes, on behalf of the South Florida Water Management District, who are personally known to me.

Wildad Salomon  
Notary Public, State of Florida



**SKETCH & DESCRIPTION**  
**A PORTION OF LOT 59, BLOCK 1**  
 FLAIR SUBDIVISION NO. 5  
 (P.B. 54, PG. 36, B.C.R.)  
 CITY OF LAUDERHILL

**LAND DESCRIPTION:**

A portion of Lot 59, Block 1, FLAIR SUBDIVISION NO. 5, according to the Plat thereof, as recorded in Plat Book 54, Page 36, of the Public Records of Broward County, Florida; being described as follows:

**Beginning** at the Northwest corner of said Lot 59; thence N90°00'00"E, along the North line of said Lot 59, a distance of 35.00 feet to a line 35.00 feet East and parallel to the West line of said Lot 59; thence S00°53'15"E, along said parallel line, 65.00 feet to the South line of said Lot 59; thence S90°00'00"W, along the South line of said Lot 59, a distance of 35.00 feet to the West line of said Lot 59; thence N00°53'15"W, along the West line of said Lot 59, a distance of 65.00 feet to the North line of said Lot 59 also being the **Point Of Beginning**.

Said lands lying in the City of Lauderhill, Broward County, Florida and containing 2,275 square feet, more or less.

**SURVEYOR'S NOTES:**

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Bearings shown hereon are relative to said plat, based on the West line of Lot 59, Block 1 having a bearing of N00°53'15"W.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: B.C.R. = Broward County Records; F.B. = Field Book; L.B. = Licensed Business; P.B. = Plat Book; PG. = Page; P.L.S. = Professional Land Surveyor; P.O.B. = Point of Beginning.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 9/21/2023

**John T.  
Doogan,  
PLS**

Digitally signed  
by John T.  
Doogan, PLS  
Date: 2023.09.26  
09:30:02 -04'00'

**JOHN T. DOOGAN, P.L.S.**  
 Florida Registration No. 4409  
 AVIROM & ASSOCIATES, INC.  
 L.B. No. 3300

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

**REVISIONS**




**AVIROM & ASSOCIATES, INC.**  
**SURVEYING & MAPPING**

50 S.W. 2nd AVENUE, SUITE 102  
 BOCA RATON, FLORIDA 33432  
 (561) 392-2594 / [www.AVIROMSURVEY.com](http://www.AVIROMSURVEY.com)

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**JOB #: 12879\_A**

**SCALE: -**

**DATE: 09/21/2023**

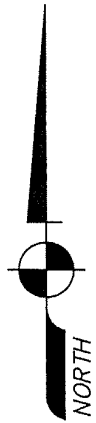
**BY: W.R.E.**

**CHECKED: J.T.D.**

**F.B. - PG. -**

**SHEET: 1 OF 2**

**SKETCH & DESCRIPTION**  
**A PORTION OF LOT 59, BLOCK 1**  
 FLAIR SUBDIVISION NO. 5  
 (P.B. 54, PG. 36, B.C.R.)  
 CITY OF LAUDERHILL



EAST RIGHT-OF-WAY LINE  
 FLORIDAS TURNPIKE

**FLORIDAS TURNPIKE**

WEST LINE  
 LOT 59, BLOCK 1  
 (P.B. 54/36, B.C.R.)  
 BEARING BASIS

LOT 60, BLOCK 1  
 (P.B. 54/36, B.C.R.)

**P.O.B.**

NORTHWEST CORNER  
 LOT 59, BLOCK 1  
 (P.B. 54/36, B.C.R.)

**N90°00'00"E**

35.00'

2,275 SQUARE FEET

**N00°53'15"W**

65.00'

**S00°53'15"E**

65.00'

35' EAST AND  
 PARALLEL

**S90°00'00"W**

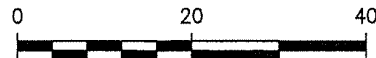
35.00'

**20' ALLEY**  
 (P.B. 54/36, B.C.R.)

NORTH LINE  
 LOT 59, BLOCK 1  
 (P.B. 54/36, B.C.R.)

**A PORTION OF  
 LOT 59, BLOCK 1**  
 (P.B. 54/36, B.C.R.)

SOUTH LINE  
 LOT 59, BLOCK 1  
 (P.B. 54/36, B.C.R.)



GRAPHIC SCALE IN FEET  
 SCALE: 1" = 20'

**NOT VALID WITHOUT  
 SHEETS 1 AND 2**

**REVISIONS**




**AVIROM & ASSOCIATES, INC.**  
 SURVEYING & MAPPING

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JOB #: **12879\_A**

SCALE: 1" = 20'

DATE: 09/21/2023

BY: W.R.E.

CHECKED: J.T.D.

F.B. - PG. -

SHEET: **2 OF 2**

**SKETCH & DESCRIPTION**  
**A PORTION OF LOTS 61 & 62, BLOCK 1**  
 FLAIR SUBDIVISION NO. 5  
 (P.B. 54, PG. 36, B.C.R.)  
 CITY OF LAUDERHILL

**LAND DESCRIPTION:**

A portion of Lots 61 and 62, Block 1, FLAIR SUBDIVISION NO. 5, according to the Plat thereof, as recorded in Plat Book 54, Page 36, of the Public Records of Broward County, Florida; being described as follows:

**Beginning** at the Southwest corner of said Lot 61; thence N00°53'15"W, along the West line of said Block 1, a distance of 140.00 feet to the North line of said Lot 62; thence N90°00'00"E, along the North line of said Lot 62, a distance of 35.00 feet to a line 35.00 feet East and parallel to the West line of said Block 1; thence S00°53'15"E, along said parallel line, 140.00 feet to the South line of said Lot 61; thence S90°00'00"W, along the South line of said Lot 61, a distance of 35.00 feet to the West line of said Block 1 also being the **Point Of Beginning**.

Said lands lying in the City of Lauderhill, Broward County, Florida and containing 4,900 square feet, more or less.

**SURVEYOR'S NOTES:**

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2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Bearings shown hereon are relative to said plat, based on the West line of Block 1 having a bearing of N00°53'15"W.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: B.C.R. = Broward County Records; F.B. = Field Book; L.B. = Licensed Business; P.B. = Plat Book; PG. = Page; P.L.S. = Professional Land Surveyor; P.O.B. = Point of Beginning.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 9/21/2023

**John T.  
Doogan,  
PLS**

Digitally signed  
by John T.  
Doogan, PLS  
Date: 2023.09.26  
09:30:24 -04'00'



JOHN T. DOOGAN, P.L.S.  
Florida Registration No. 4409  
AVIROM & ASSOCIATES, INC.  
L.B. No. 3300

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

**REVISIONS**



**AVIROM & ASSOCIATES, INC.**  
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**JOB #:** 12879\_B

**SCALE:** -

**DATE:** 09/21/2023

**BY:** W.R.E.

**CHECKED:** J.T.D.

**F.B.** - **PG.** -

**SHEET:** 1 OF 2

# SKETCH & DESCRIPTION A PORTION OF LOTS 61 & 62, BLOCK 1

FLAIR SUBDIVISION NO. 5  
(P.B. 54, PG. 36, B.C.R.)  
CITY OF LAUDERHILL

LOT 63, BLOCK 1

(P.B. 54/36, B.C.R.)

N90°00'00"E

35.00'

NORTH LINE  
LOT 62, BLOCK 1  
(P.B. 54/36, B.C.R.)

**A PORTION OF  
LOT 62, BLOCK 1**

(P.B. 54/36, B.C.R.)

140.00'

35' EAST AND  
PARALLEL

4,900 SQUARE FEET

140.00'

N00°53'15"W

S00°53'15"E

**A PORTION OF  
LOT 61, BLOCK 1**

(P.B. 54/36, B.C.R.)

SOUTH LINE  
LOT 61, BLOCK 1  
(P.B. 54/36, B.C.R.)

S90°00'00"W

35.00'

LOT 60, BLOCK 1

(P.B. 54/36, B.C.R.)

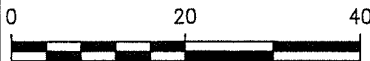


EAST RIGHT-OF-WAY LINE  
FLORIDAS TURNPIKE

**FLORIDAS TURNPIKE**

WEST LINE BLOCK 1  
(P.B. 54/36, B.C.R.)  
BEARING BASIS

P.O.B.  
SOUTHWEST CORNER  
LOT 61, BLOCK 1  
(P.B. 54/36, B.C.R.)



GRAPHIC SCALE IN FEET  
SCALE: 1" = 20'

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

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JOB #: 12879\_B

SCALE: 1" = 20'

DATE: 09/21/2023

BY: W.R.E.

CHECKED: J.T.D.

F.B. - PG. -

SHEET: 2 OF 2

**SKETCH & DESCRIPTION**  
**A PORTION OF LOT 66, BLOCK 1**  
 FLAIR SUBDIVISION NO. 6  
 (P.B. 68, PG. 6, B.C.R.)  
 CITY OF LAUDERHILL

**LAND DESCRIPTION:**

A portion of Lot 66, Block 1, FLAIR SUBDIVISION NO. 6, according to the Plat thereof, as recorded in Plat Book 68, Page 6, of the Public Records of Broward County, Florida; being described as follows:

**Beginning** at the Northwest Corner of said Lot 66; thence N90°00'00"E, along the North line of said Lot 66, a distance of 35.00 feet to a line 35.00 feet East and parallel to the West line of said Lot 66; thence S00°53'15"E, along said parallel line, 70.00 feet to the South line of said Lot 66; thence S90°00'00"W, along the South line of said Lot 66, a distance of 35.00 feet to the West line of said Lot 66; thence N00°53'15"W, along the West line of said Lot 66, a distance of 70.00 feet to the North line of said Lot 66, also being the **Point of Beginning**.

Said lands lying in the City of Lauderdale, Broward County, Florida and containing 2,450 square feet, more or less.

**SURVEYOR'S NOTES:**

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds, Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
3. The land description shown hereon was prepared by the Surveyor.
4. Bearings shown hereon are relative to said plat, based on the West line of Lot 66, Block 1 having a bearing of N00°53'15"W.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: B.C.R. = Broward County Records; F.B. = Field Book; L.B. = Licensed Business; P.B. = Plat Book; PG. = Page; P.L.S. = Professional Land Surveyor; P.O.B. = Point of Beginning.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 9/26/2023

**John T.  
Doogan,  
PLS**

Digitally signed  
by John T.  
Doogan, PLS  
Date: 2023.09.26  
11:29:50 -04'00'

**JOHN T. DOOGAN, P.L.S.**  
 Florida Registration No. 4409  
 AVIROM & ASSOCIATES, INC.  
 L.B. No. 3300

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

**REVISIONS**




**AVIROM & ASSOCIATES, INC.**  
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**JOB #:** 12880\_A

**SCALE:** -

**DATE:** 09/21/2023

**BY:** W.R.E.

**CHECKED:** J.T.D.

**F.B.** - **PG.** -

**SHEET:** 1 OF 2

# SKETCH & DESCRIPTION A PORTION OF LOT 66, BLOCK 1

FLAIR SUBDIVISION NO. 6  
(P.B. 68, PG. 6, B.C.R.)  
CITY OF LAUDERHILL



EAST RIGHT-OF-WAY LINE  
FLORIDAS TURNPIKE

**FLORIDAS TURNPIKE**

WEST LINE  
LOT 66, BLOCK 1  
(P.B. 68/6, B.C.R.)  
BEARING BASIS

LOT 67, BLOCK 1  
(P.B. 68/6, B.C.R.)

**P.O.B.**

NORTHWEST CORNER  
LOT 66, BLOCK 1  
(P.B. 68/6, B.C.R.)

**N90°00'00"E**

35.00'

2,450 SQUARE FEET

**N00°53'15"W**

70.00'

**S00°53'15"E**

70.00'

NORTH LINE  
LOT 66, BLOCK 1  
(P.B. 68/6, B.C.R.)

**A PORTION OF  
LOT 66, BLOCK 1**  
(P.B. 68/6, B.C.R.)

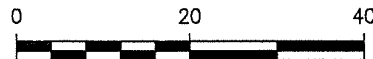
35' EAST AND  
PARALLEL

SOUTH LINE  
LOT 66, BLOCK 1  
(P.B. 68/6, B.C.R.)

**S90°00'00"W**

35.00'

LOT 65, BLOCK 1  
(P.B. 68/6, B.C.R.)



GRAPHIC SCALE IN FEET  
SCALE: 1" = 20'

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

## REVISIONS




**AVIROM & ASSOCIATES, INC.**  
SURVEYING & MAPPING

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JOB #: **12880\_A**

SCALE: 1" = 20'

DATE: 09/21/2023

BY: W.R.E.

CHECKED: J.T.D.

F.B. - PG. -

SHEET: **2 OF 2**



**SKETCH & DESCRIPTION**  
**A PORTION OF LOT 69, BLOCK 1**  
 FLAIR SUBDIVISION NO. 6  
 (P.B. 68, PG. 6, B.C.R.)  
 CITY OF LAUDERHILL

**LAND DESCRIPTION:**

A portion of Lot 69, Block 1, FLAIR SUBDIVISION NO. 6, according to the Plat thereof, as recorded in Plat Book 68, Page 6, of the Public Records of Broward County, Florida; being described as follows:

**Beginning** at the Northwest Corner of said Lot 69; thence N90°00'00"E, along the North line of said Lot 69, a distance of 35.00 feet to a line 35.00 feet East and parallel to the West line of said Lot 69; thence S00°53'15"E, along said parallel line, 70.00 feet to the South line of said Lot 69; thence S90°00'00"W, along the South line of said Lot 69, a distance of 35.00 feet to the West line of said Lot 69; thence N00°53'15"W, along the West line of said Lot 69, a distance of 70.00 feet to the North line of said Lot 69, also being the **Point of Beginning**.

Said lands lying in the City of Lauderhill, Broward County, Florida and containing 2,450 square feet, more or less.

**SURVEYOR'S NOTES:**

1. Reproductions of this Sketch are not valid without the signature and the original seal of a Florida Licensed Surveyor and Mapper. Additions or deletions to this sketch by other than the signing party is prohibited without written consent of the signing party.
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3. The land description shown hereon was prepared by the Surveyor.
4. Bearings shown hereon are relative to said plat, based on the West line of Lot 69, Block 1 having a bearing of N00°53'15"W.
5. Data shown hereon was compiled from instrument(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: B.C.R. = Broward County Records; F.B. = Field Book; L.B. = Licensed Business; P.B. = Plat Book; PG. = Page; P.L.S. = Professional Land Surveyor; P.O.B. = Point of Beginning.

**CERTIFICATION:**

I HEREBY CERTIFY that the attached Sketch and Description of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this Sketch and Description meets the Standards of Practice set forth in Chapter 5J-17, Florida Administrative Code, pursuant to Chapter 472, Florida Statutes.

Date: 9/26/2023

**John T.  
Doogan,  
PLS**

Digitally signed  
by John T.  
Doogan, PLS  
Date: 2023.09.26  
11:29:27 -04'00'

JOHN T. DOOGAN, P.L.S.  
Florida Registration No. 4409  
AVIROM & ASSOCIATES, INC.  
L.B. No. 3300

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

**REVISIONS**



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JOB #:	<b>12880_B</b>
SCALE:	—
DATE:	09/21/2023
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	— PG. —
SHEET:	<b>1 OF 2</b>

# SKETCH & DESCRIPTION A PORTION OF LOT 69, BLOCK 1

FLAIR SUBDIVISION NO. 6  
(P.B. 68, PG. 6, B.C.R.)  
CITY OF LAUDERHILL

BLOCK 1  
FLAIR SUBDIVISION NO. SEVEN  
(P.B. 68/7, B.C.R.)



EAST RIGHT-OF-WAY LINE  
FLORIDAS TURNPIKE

FLORIDAS TURNPIKE

WEST LINE  
LOT 69, BLOCK 1  
(P.B. 68/6, B.C.R.)  
BEARING BASIS

N00°53'15"W

70.00'

2,450 SQUARE FEET

N90°00'00"E

35.00'

**P.O.B.**  
NORTHWEST CORNER  
LOT 69, BLOCK 1  
(P.B. 68/6, B.C.R.)

NORTH LINE  
LOT 69, BLOCK 1  
(P.B. 68/6, B.C.R.)

**A PORTION OF  
LOT 69, BLOCK 1**  
(P.B. 68/6, B.C.R.)

35' EAST AND  
PARALLEL

SOUTH LINE  
LOT 69, BLOCK 1  
(P.B. 68/6, B.C.R.)

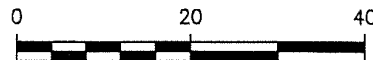
S00°53'15"E

70.00'

S90°00'00"W

35.00'

LOT 68, BLOCK 1  
(P.B. 68/6, B.C.R.)



GRAPHIC SCALE IN FEET  
SCALE: 1" = 20'

**NOT VALID WITHOUT  
SHEETS 1 AND 2**

## REVISIONS



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JOB #: 12880\_B

SCALE: 1" = 20'

DATE: 09/21/2023

BY: W.R.E.

CHECKED: J.T.D.

F.B. - PG. -

SHEET: 2 OF 2