

Performance Property Management Services, Inc.
13501 SW 128 St Suite 114C Miami, FL 33185
Telephone: 866-523-5003 Fax: 866-523-5004

Order Date: 10/24/2016	Folio Number: 5142 23 AB 2180
Internal Tax Deed Number:36857	Parent Tract No: NONE
Records Through: 10/17/2016	

PROPERTY LOCATED IN BROWARD COUNTY DESCRIBED AS FOLLOWS:

Unit No. A808, PHASE A, of THE OLYMPUS CONDOMINIUM, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5539, Page 216, and any amendments thereto, if any, of the Public Records of Broward County, Florida, together with an undivided interest in the common areas, if any.

TO: Records, Taxes & Treasury Division, Delinquent Tax Department, Broward County

Applicant: TTLREO 2, LLC

Application has been made for Tax Deed on the above referenced property. Pursuant to chapter 197.502 and 197.522 of the Florida Statutes, below are the names and addresses of the persons you are required to notify prior to the sale of the property:

APPARENT TITLE HOLDER & ADDRESS AS INDEXED IN THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

O.R. BOOK 48717 PAGE 1294	DEYNEGA,VYACHESLAV
WARRANTY DEED	500 THREE ISLANDS BOULEVARD 808
	HALLANDALE BEACH , 33009

MORTGAGEE AND ADDRESS OF RECORD AS INDEXED IN THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

NONE

LIEN HOLDER AND ADDRESS OF RECORD AS INDEXED IN THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

NONE

NAME AND ADDRESS OF RECORD ON CURRENT TAX ROLL

DEYNEGA,VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH FL 33009

NAME AND ADDRESS OF ESCROW AGENT: NONE

NAME AND ADDRESS OF TAX PAYING AGENT: NONE

APPLICATION FOR HOMESTEAD: NONE

GROSS ASSESSMENT: \$196,230.00

UNPAID OR OMITTED YEARS TAXES (Only Include the Years with Certificates)

TYPE	TAX	CERTIFICATE	FACE AMOUNT	CERTIFICATE HOLDER
I	2015	20361	\$3,972.92	THOMAS CRAWFORD MARBURY
I	2014	22106	\$3,705.59	MIKON FINANCIAL SERVICES, INC AND OCEAN
BANK				
I	2013	22920	\$3,308.99	NEBRASKA ALLIANCE REALTY COMPANY
I	2012	23126	\$2,637.68	TTLREO 2, LLC

This Report is not a Legal Opinion of Title and should not be construed as dealing with the Quality of Title used as a Certified Abstract of Title, Title Insurance Commitment or Title Insurance Policy. Under Florida Statutes Chapter 197. Furthermore no Liability is assumed by PPMS, Inc for any liens and or judgments not filed in the Official Records of Broward County, Florida. PPMS, Inc. should only be liable for the amount of loss suffered by the Broward County Revenue Collection Division, as a result of legal matters filed against them, where such loss is determined to be from PPMS, Inc’s errors and omissions in performing its contractual responsibilities to the Broward County Revenue Collection Division, or for any refilling of fees that are required to bring subject property to sale.

BY: *A. Black*
Authorized Signature

[Click here to display your 2016 Tax Bill.](#)

Site Address	500 THREE ISLANDS BOULEVARD #808, HALLANDALE BEACH	ID #	5142 23 AB 2180
Property Owner	DEYNEGA,VYACHESLAV	Millage	2513
Mailing Address	500 THREE ISLANDS BLVD #808 HALLANDALE BEACH FL 33009	Use	04
Abbreviated Legal Description	OLYMPUS CONDO PHASE A UNIT 808 PHASE A		

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\(8\)](#).

Property Assessment Values

[Click here to see 2016 Exemptions and Taxable Values to be reflected on the Nov. 1, 2016 tax bill.](#)

Year	Land	Building	Just / Market Value	Assessed / SOH Value	Tax
2017	\$19,620	\$176,610	\$196,230	\$196,230	
2016	\$19,620	\$176,610	\$196,230	\$185,210	\$3,987.10
2015	\$18,340	\$165,080	\$183,420	\$168,380	\$3,657.81

IMPORTANT: The 2017 values currently shown are "roll over" values from 2016. 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, 2017, to see the actual proposed 2017 assessments and portability values.

2017 Exemptions and Taxable Values by Taxing Authority

	County	School Board	Municipal	Independent
Just Value	\$196,230	\$196,230	\$196,230	\$196,230
Portability	0	0	0	0
Assessed/SOH	\$196,230	\$196,230	\$196,230	\$196,230
Homestead	0	0	0	0
Add. Homestead	0	0	0	0
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type	0	0	0	0
Taxable	\$196,230	\$196,230	\$196,230	\$196,230

Sales History -- Search Subdivision Sales

Date	Type	Price	Book/Page or CIN
4/27/2012	WD-Q-SS	\$145,000	48717 / 1294
1/9/2012	WD-D	\$100,000	48445 / 744
5/25/2006	QCD	\$100	42220 / 1426
7/29/2004	WD	\$100	38010 / 651
10/1/1976	WD	\$42,000	6773 / 897

Land Calculations

Price	Factor	Type
Adj. Bldg. S.F.		1400
Units/Beds/Baths		1/2.5/2

Board of County Commissioners, Broward County, Florida
Records, Taxes, & Treasury

CERTIFICATE OF MAILING NOTICES

Tax Deed # 36857

STATE OF FLORIDA
COUNTY OF BROWARD

THIS IS TO CERTIFY that I, County Administrator in and for Broward County, Florida, did on the 1ST day of FEBRUARY 2017, mail a copy of the Notice of Application for Tax Deed to the following persons prior to the sale of property, and that payment has been made for all outstanding Tax Certificates or, if the Certificate is held by the County, that all appropriate fees have been paid and deposited:

CITY OF HALLANDALE BEACH
ATTN CRA DEPT
400 S FEDERAL HWY
HALLANDALE BEACH, FL 33009

CITY OF HALLANDALE BEACH
ATTN CITY ATTORNEY
400 S FEDERAL HIGHWAY 2ND FLR
HALLANDALE BEACH, FL 33009

DEYNEGA, VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH FL 33009

THE OLYMPUS ASSOCIATION, INC.
C/O BECKER & POLIAKOFF, P.A.
625 N FLAGLER DR 7TH FL
W PALM BEACH, FL 33401

THOMAS CRAWFORD MARBURY
5055 S. ORANGE AVE
ORLANDO, FL 32809

THE OLYMPUS ASSOCIATION, INC.
500 THREE ISLANDS BLVD.
HALLANDALE BEACH, FL 33009

THE FOLLOWING AGENCIES WERE NOTIFIED BY INTEROFFICE

BROWARD COUNTY SHERIFF'S DEPT
ATTN: CIVIL DIVISION
FT. LAUDERDALE, FL 33315

BROWARD COUNTY CODE ENFORCEMENT
PERMITTING LICENSING & PROTECTION DIVISION
GCW-1 NORTH UNIVERSITY DR
PLANTATION, FL 33324

BROWARD COUNTY WATER & WASTEWATER
2555 W. COPANS RD
POMPANO BEACH, FL 33069

BROWARD COUNTY PUBLIC WORKS DEPT
REAL PROPERTY SECTION
115 S ANDREWS AVE, ROOM 326
FORT LAUDERDALE FL 33301

BROWARD COUNTY CODE & ZONING ENFORCEMENT SECTION
PLANNING & DEVELOPMENT MANAGEMENT DIVISION
ENVIRONMENTAL PROTECTION & GROWTH MANAGEMENT DEPT
ONE NORTH UNIVERSITY DRIVE, MAILBOX 102
PLANTATION, FL 33324

BROWARD COUNTY HIGHWAY CONSTRUCTION & ENGINEERING DIV
RIGHT OF WAY SECTION
ONE N. UNIVERSITY DR., STE 300-B
PLANTATION. FL 33324

I certify that notice was provided pursuant to Florida Statutes, Section 197.502(4)

I further certify that I enclosed with every copy mailed, a statement as follows: 'Warning - property in which you are interested' is listed in the copy of the enclosed notice.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 1ST day of FEBRUARY 2017 in compliance with section 197.522 Florida Statutes, 1995, as amended by Chapter 95-147 Senate Bill No. 596, Laws of Florida 1995.

SEAL

Bertha Henry
COUNTY ADMINISTRATOR
Finance and Administrative Services Department
Records, Taxes, & Treasury Division

By _____
Deputy **Rebecca Leder**

Board of County Commissioners, Broward County, Florida
Finance and Administrative Services Department
RECORDS, TAXES & TREASURY

NOTICE OF APPLICATION FOR TAX DEED NUMBER 36857

NOTICE is hereby given that the holder of the following certificate has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of the property, and the name in which it was assessed are as follows:

Property ID: 514223-AB-2180
Certificate Number: 23126
Date of Issuance: 06/01/2013
Certificate Holder: TTLREO 2, LLC
Description of Property: OLYMPUS CONDO PHASE A
UNIT 808 PHASE A

A condominium, according to the declaration of condominium recorded on O R Book 5539, Page 216, and all exhibits and amendments thereof, Public Records of Broward County, FL

Name in which assessed: DEYNEGA,VYACHESLAV
Legal Titleholders: DEYNEGA,VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH, FL 33009

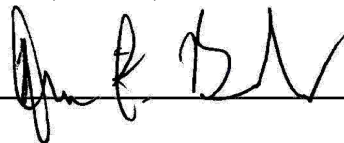
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 15th day of March, 2017. Pre-bidding shall open at 9:00 AM EDT, sale shall commence at 10:00 AM EDT and shall begin closing at 11:01 AM EDT at:

broward.deedauktion.net
**Pre-registration is required to bid.*

Dated this 9th day of February, 2017.

Bertha Henry
County Administrator
RECORDS, TAXES, AND TREASURY DIVISION

By: 
Dana F. Buker
Deputy

This Tax Deed is Subject to All Existing Public Purpose Utility and Government Easements. The successful bidder is responsible to pay any outstanding taxes.

Publish: DAILY BUSINESS REVIEW
Issues: 02/09/2017, 02/16/2017, 02/23/2017 & 03/02/2017
Minimum Bid: 18000.55

BROWARD DAILY BUSINESS REVIEW

Published Daily except Saturday, Sunday and
Legal Holidays
Ft. Lauderdale, Broward County, Florida

STATE OF FLORIDA COUNTY OF BROWARD:

Before the undersigned authority personally appeared
GUERLINE WILLIAMS, who on oath says that he or she is the
LEGAL CLERK, of the Broward Daily Business Review f/k/a
Broward Review, a daily (except Saturday, Sunday and
Legal Holidays) newspaper, published at Fort Lauderdale, in
Broward County, Florida; that the attached copy of
advertisement, being a Legal Advertisement of Notice in the
matter of

36857

NOTICE OF APPLICATION FOR TAX DEED
CERTIFICATE NUMBER: 23126

in the XXXX Court,
was published in said newspaper in the issues of

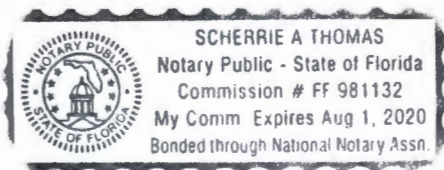
02/09/2017 02/16/2017 02/23/2017 03/02/2017

Affiant further says that the said Broward Daily Business
Review is a newspaper published at Fort Lauderdale, in said
Broward County, Florida and that the said newspaper has
heretofore been continuously published in said Broward
County, Florida each day (except Saturday, Sunday and
Legal Holidays) and has been entered as second class mail
matter at the post office in Fort Lauderdale in said Broward
County, Florida, for a period of one year next preceding the
first publication of the attached copy of advertisement; and
affiant further says that he or she has neither paid nor
promised any person, firm or corporation any discount,
rebate, commission or refund for the purpose of securing this
advertisement for publication in the said newspaper.

Sworn to and subscribed before me this
2 day of MARCH, A.D. 2017

(SEAL)

GUERLINE WILLIAMS personally known to me



**Board of
County Commissioners,
Broward County, Florida
Finance and Administrative
Services Department
RECORDS, TAXES & TREASURY
NOTICE OF APPLICATION
FOR TAX DEED NUMBER 36857**

NOTICE is hereby given that the
holder of the following certificate
has filed said certificate for a tax
deed to be issued thereon. The certi-
ficate number and year of issuance,
the description of the property, and
the name in which it was assessed
are as follows:

Property ID: 514223-AB-2180
Certificate Number: 23126
Date of Issuance: 06/01/2013

Certificate Holder:
TTLREO 2, LLC

Description of Property:
OLYMPUS CONDO PHASE A
UNIT 808 PHASE A
A condominium, according to
the declaration of condominium
recorded on O R Book 5539,
Page 216, and all exhibits and
amendments thereof, Public
Records of Broward County, FL

Name in which assessed:
DEYNEGA, VYACHESLAV

Legal Titleholders:
DEYNEGA, VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH, FL 33009

All of said property being in the
County of Broward, State of Florida.

Unless such certificate shall be
redeemed according to law the
property described in such certificate
will be sold to the highest bidder on
the 15th day of March, 2017. Pre-
bidding shall open at 9:00 AM EDT,
sale shall commence at 10:00 AM
EDT and shall begin closing at
11:01 AM EDT at:

SEE ATTACHED

broward.deedauction.net

*Pre-registration is required to bid.

Dated this 9th day of February, 2017.

Bertha Henry

County Administrator

RECORDS, TAXES, AND

TREASURY DIVISION

(Seal)

By: Dana F. Buker

Deputy

This Tax Deed is Subject to All Existing Public Purpose Utility and Government Easements. The successful bidder is responsible to pay any outstanding taxes.

Minimum Bid: 18000.55

401-314

2/9-16-23 3/2 17-07/0000186582B

BROWARD COUNTY SHERIFF'S OFFICE
P.O. BOX 9507 FORT LAUDERDALE, FLORIDA 33310

RETURN OF SERVICE

Assignment: 8185 Service Sheet # 17-005649
"SERVE A S.A.P. - RETURN TO TAX NOTICE TRAY"
BROWARD COUNTY, FL vs. DEYNEGA, VYACHESLAV TD 36657 CASE
PLAINTIFF
TAX SALE NOTICE
TYPE OF WRIT COUNTY/BROWARD COURT 2/15/2017 HEARING DATE
DEYNEGA, VYACHESLAV SERVE 500 THREE ISLANDS BLVD #808
HALLANDALE BEACH, FL 33009
Received this process on 2/15/17
Date 2/15/17 at 1257pm
14279
BROWARD COUNTY REVENUE-DELINQ TAX SECTION
115 S. ANDREWS AVENUE, ROOM A-100
FT LAUDERDALE, FL 33301
REBECCA LEGER, SUPV.
Attorney
9884
☒ Served
☐ Not Served - see comments
Date 2/15/17 at 1257pm

On DEYNEGA, VYACHESLAV, in Broward County, Florida, by serving the within named person a true copy of the writ, with the date and time of service endorsed thereon by me, and a copy of the complaint, petition, or initial pleading, by the following method:

☐ **INDIVIDUAL SERVICE**

SUBSTITUTE SERVICE:

- ☐ At the defendant's usual place of abode on "any person residing therein who is 15 years of age or older", to wit:

_____, in accordance with F.S. 48.031(1)(a)

- ☐ To _____, the defendant's spouse, at _____ in accordance with F.S. 48.031(2)(a)

- ☐ To _____, the person in charge of the defendant's business in accordance with F.S. 48.031(2)(b), after two or more attempts to serve the defendant have been made at the place of business

CORPORATE SERVICE:

- ☐ To _____, holding the following position of said corporation _____ in the absence of any superior officer in accordance with F.S. 48.081

- ☐ To _____, an employee of defendant corporation in accordance with F.S. 48.081(3)

- ☐ To _____, as resident agent of said corporation in accordance with F.S. 48.091

- ☐ **PARTNERSHIP SERVICE:** To _____, partner, or to _____, designated employee or person in charge of partnership, in accordance with F.S. 48.061(1)

- ☐ **POSTED RESIDENTIAL:** By attaching a true copy to a conspicuous place on the property described in the complaint or summons. Neither the tenant nor a person residing therein 15 years of age or older could be found at the defendant's usual place of abode in accordance with F.S. 48.183

1st attempt date/time: _____

2nd attempt date/time: _____

- ☐ **POSTED COMMERCIAL:** By attaching a true copy to a conspicuous place on the property in accordance with F.S. 48.183

1st attempt date/time: _____

2nd attempt date/time: _____

- ☐ **OTHER RETURNS:** See comments

COMMENTS: POSTED

You can now check the status of your writ by visiting the Broward Sheriff's Office Website at www.sheriff.org and clicking on the icon "Service Inquiry"

SCOTT J. ISRAEL, SHERIFF
BROWARD COUNTY, FLORIDA

BY: [Signature] D.S.

ORIGINAL

FROM THE COUNTY ADMINISTRATOR, BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
PROPERTY ID # 514223-AB-2180 (TD # 36857)

WARNING

PROPERTY IN WHICH YOU ARE INTERESTED IS LISTED IN THE ENCLOSED NOTICE

RECEIVED SHERIFF
2017 FEB -7 AM 8:42
BROWARD COUNTY, FLORIDA

BROWARD COUNTY SHERIFF'S DEPT
ATTN: CIVIL DIVISION
FT LAUDERDALE, FL 33312

NOTE

AS PER FLORIDA STATUTES 197.542, THIS PROPERTY IS BEING SCHEDULED FOR TAX DEED AUCTION, AND WILL NO LONGER BE ABLE TO BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW PLEASE CALL FOR MORE INFORMATION.

FLA. STATUTES REQUIRE US TO NOTIFY ALL PROPERTY OWNERS WHO LIVE AROUND THE PROPERTY THAT'S GOING UP FOR SALE. IF YOU DO NOT OWN OR HAVE LEGAL INTEREST IN THIS PROPERTY, PLEASE DISREGARD THIS LETTER.

PAYMENT MUST BE MADE IN CASH, MONEY ORDER OR CASHIER'S CHECK; PERSONAL OR BUSINESS CHECKS ARE NOT ACCEPTED.

AMOUNT NECESSARY TO REDEEM: (See amount below)

MAKE CHECKS PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

* Amount due if paid by February 28, 2017 \$13,662.59

Or

* Amount due if paid by March 14, 2017 \$13,822.73

*AMOUNTS DUE MAY BE SUBJECT TO ADDITIONAL FEES. PLEASE CALL (954) 357-5374 FOR THE CORRECT AMOUNT DUE PRIOR TO SUBMITTING PAYMENT FOR REDEMPTION.

THERE ARE UNPAID TAXES ON THIS PROPERTY AND WILL BE SOLD AT PUBLIC AUCTION ON March 15, 2017 UNLESS THE BACK TAXES ARE PAID.

TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORD, TAXES & TREASURY DIVISION, TAX DEED SECTION, 115 S. ANDREWS AVENUE ROOM #A-100, FORT LAUDERDALE, FLORIDA 33301-1895. PHONE: (954) 357-5374 OR 5395
FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE VISIT

www.broward.org/recordstaxestreasury

PLEASE SERVE THIS ADDRESS OR LOCATION

**DEYNEGA,VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH FL 33009**

NOTE: THIS IS THE ADDRESS OF THE PROPERTY SCHEDULED FOR AUCTION

Prepared by and return to:

Gregory R. Fishman, Esq.

President

Gregory R. Fishman, P.A.

2750 NE 185th St., Suite 302

Aventura, FL 33180

305-792-6945

File Number: 12-0145 Deynega

Will Call No.:

[Space Above This Line For Recording Data]

Warranty Deed

This Warranty Deed made this 27th day of April, 2012 between **Giuseppe Cusano, a married man** whose post office address is **500 Three Islands Blvd., , Unit 803C, Hallandale, FL 33009**, grantor, and **Vyacheslav Deynega, a single man** whose post office address is **500 Three Islands Blvd., Unit 808, Hallandale, FL 33009**, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Broward County, Florida** to-wit:

Unit No. A808, PHASE A, of THE OLYMPUS CONDOMINIUM, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 5539, Page 216, and any amendments thereto, if any, of the Public Records of Broward County, Florida, together with an undivided interest in the common areas, if any.

Parcel Identification Number: 514223-AB-2180

SUBJECT TO:

- 1) Subject to Taxes for the year 2012 and subsequent years and all applicable zoning ordinances and governmental regulations.**
- 2) Conditions, restrictions, limitations, and easements of record, if any, but without the intention of reimposing the same.**
- 3) All of the terms, conditions, provisions of the Declaration of Condominium above described, all exhibits attached thereto and all amendments thereto.**

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property. Grantor's residence and homestead address is: 500 Three Islands Blvd., Unit 803C, Hallandale, FL 33009.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said

DoubleTime®

(3)

land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to **December 31, 2011**.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Alexandra Lusher
Witness Name: Alexandra LUSHER

G. Cusano (Seal)
Giuseppe Cusano

[Signature]
Witness Name: Gregory Fishman

State of Florida
County of Miami-Dade

The foregoing instrument was acknowledged before me this 27th day of April, 2012 by Giuseppe Cusano, who ☐ is personally known or ☒ has produced a driver's license as identification.

[Notary Seal]



[Signature]
Notary Public
Printed Name: _____
My Commission Expires: _____



500 Three Islands Blvd. • Hallandale Beach, Florida 33009-2887 • (954) 456-8886 • Fax (954) 455-1310

CERTIFICATE OF APPROVAL

The Olympus, a Condominium, pursuant to the provisions of the Declaration of Condominium of the Olympus does hereby approve and consent to the transfer of
The following described property:

Condominium Unit Number 808A Olympus, a Condominium
According to the Declaration of Condominium thereof, recorded in the
Records Book 5539, at page 216, of the Public Records of Broward County,
Florida.

Seller: GIUSEPEE CUSANO

Buyer: VIACHESLAV DEYNEGA

There are no monies due to the Association. This Approval is contingent upon all monetary obligations due to the Association being paid PRIOR to closing. The foregoing is subject to the payment and collection of any and all outstanding checks.

Keys 435, 436 is registered to this unit and must be transferred with the unit at time of closing. The seller is responsible in issuing the keys to the buyer. This approval is contingent upon transfer of these keys.

IN WITNESS WHEREOF, THE OLYMPUS a Condominium, has caused this
Certificate to be duly executed this date: 04/16/2012
OLYMPUS ASSOCIATION, INC.

Signature

Print Name/Title

Signed in the presence of:

Witness

Witness

Sworn to and subscribed before me this date:

Notary Public, State of Florida

NOTARY PUBLIC-STATE OF FLORIDA
Nicolle A. Elster
Commission #DD924288
Expires: NOV. 13, 2013
BONDED THRU ATLANTIC BONDING CO., INC.

FROM THE COUNTY ADMINISTRATOR, BROWARD COUNTY, FORT LAUDERDALE, FLORIDA

DATE: February 1, 2017

PROPERTY ID # 514223-AB-2180 (TD # 36857)

WARNING

PROPERTY IN WHICH YOU ARE INTERESTED IS LISTED IN THE ENCLOSED NOTICE

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 500 THREE ISLANDS BLVD #808 HALLANDALE BEACH FL 33009 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD IT CAN NOT BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW PLEASE CALL FOR MORE INFORMATION.

FLA. STATUTES REQUIRE US TO NOTIFY ALL PROPERTY OWNERS WHO LIVE AROUND THE PROPERTY THAT'S GOING UP FOR SALE. IF YOU DO NOT OWN OR HAVE LEGAL INTEREST IN THIS PROPERTY, PLEASE DISREGARD THIS LETTER.

PAYMENT MUST BE MADE IN CASH, MONEY ORDER OR CASHIER'S CHECK; PERSONAL OR BUSINESS CHECKS ARE NOT ACCEPTED.

AMOUNT NECESSARY TO REDEEM: (See amount below)

MAKE CHECKS PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

*** Amount due if paid by February 28, 2017 \$13,662.59**

Or

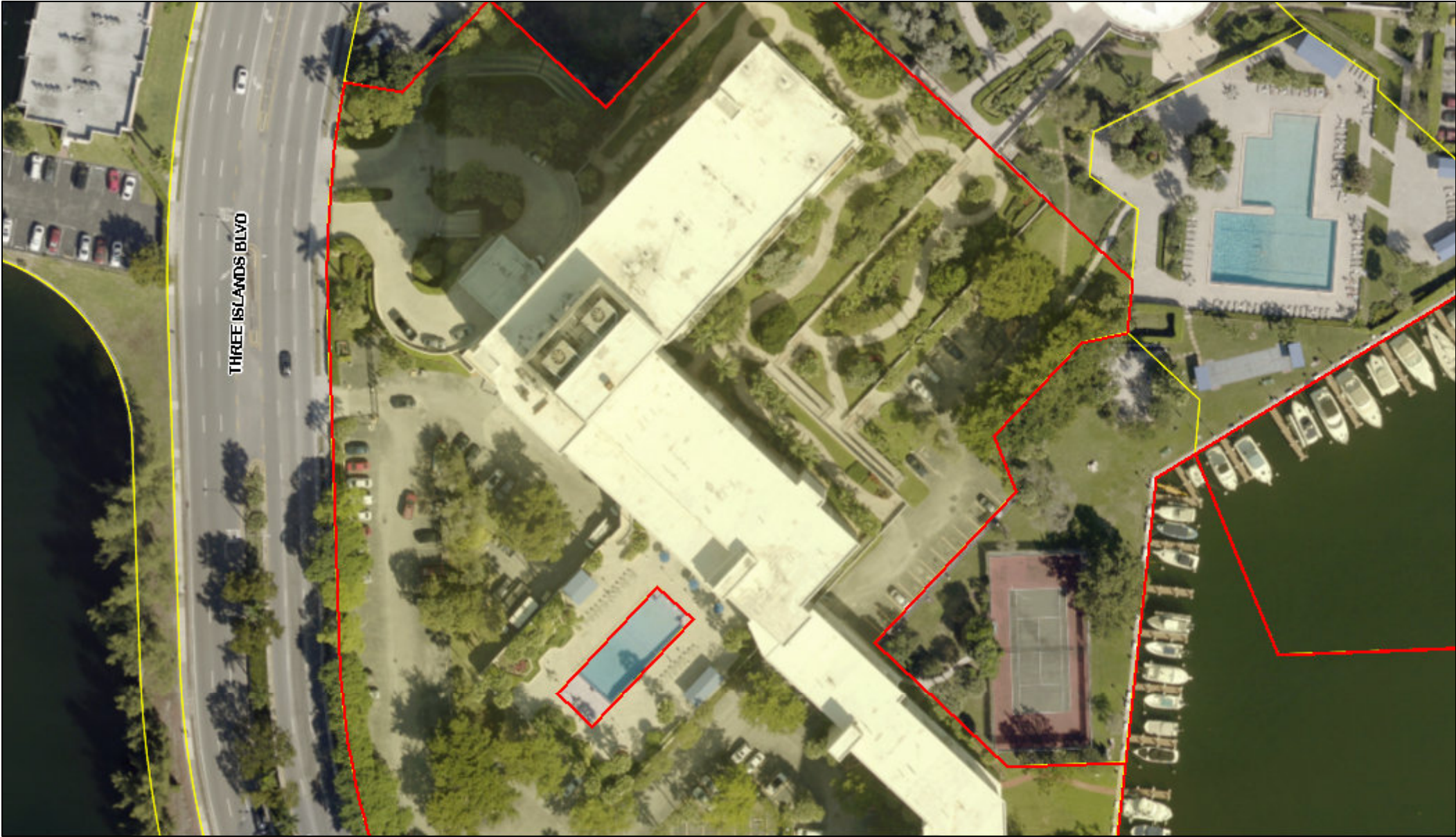
*** Amount due if paid by March 14, 2017 \$13,822.73**

***AMOUNTS DUE MAY BE SUBJECT TO ADDITIONAL FEES. PLEASE CALL (954) 357-5374 FOR THE CORRECT AMOUNT DUE PRIOR TO SUBMITTING PAYMENT FOR REDEMPTION.**

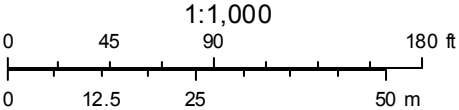
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TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORD, TAXES & TREASURY DIVISION, TAX DEED SECTION, 115 S. ANDREWS AVENUE ROOM #A-100, FORT LAUDERDALE, FLORIDA 33301-1895. PHONE: (954) 357-5374

**FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE
VISIT www.broward.org/recordstaxestreasury**



October 27, 2016



7016 1970 0000 8881 2851

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Signature Required	\$

Postmark
Here

TD 36857 MAR 2017 WARNING
THE OLYMPUS ASSOCIATION, INC.
500 THREE ISLANDS BLVD.
HALLANDALE BEACH, FL 33009

City, State, ZIP+4[®]

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

7016 1970 0000 8881 2837

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
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For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$

Postmark
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TD 36857 MAR 2017 WARNING
THE OLYMPUS ASSOCIATION, INC.
C/O BECKER & POLIAKOFF, P.A.
625 N FLAGLER DR 7TH FL
W PALM BEACH, FL 33401

City, State, ZIP+4[®]

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

7016 1970 0000 8881 2844

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OFFICIAL USE

Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$

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City, State, ZIP+4[®]

**TD 36857 MAR 2017 WARNING
CITY OF HALLANDALE BEACH
ATTN CITY ATTORNEY
400 S FEDERAL HIGHWAY 2ND FLR
HALLANDALE BEACH, FL 33009**

7016 1970 0000 8881 2820

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OFFICIAL USE

Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$

Postmark
Here

Postage

\$

Total Pk

\$

Sent To

Street or

City, State

TD 36857 MAR 2017 WARNING
THOMAS CRAWFORD MARBURY
5055 S.ORANGE AVE
ORLANDO, FL 32809

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

7016 1970 0000 8881 2813

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OFFICIAL USE

Certified Mail Fee	
\$	
Extra Services & Fees (check box, add fee as appropriate)	
<input type="checkbox"/> Return Receipt (hardcopy)	\$
<input type="checkbox"/> Return Receipt (electronic)	\$
<input type="checkbox"/> Certified Mail Restricted Delivery	\$
<input type="checkbox"/> Adult Signature Required	\$
<input type="checkbox"/> Adult Signature Restricted Delivery	\$

Postmark
Here

Postage

\$

Total Postage

\$

Sent To

Street &

City, State, ZIP+4[®]

TD 36857 MAR 2017 WARNING
DEYNEGA, VYACHESLAV
500 THREE ISLANDS BLVD #808
HALLANDALE BEACH FL 33009

U.S. Postal ServiceTM
CERTIFIED MAIL[®] RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com[®].

OFFICIAL USE

Certified Mail Fee

\$

Extra Services & Fees (check box, add fee as appropriate)

- | | | |
|--|----|--|
| <input type="checkbox"/> Return Receipt (hardcopy) | \$ | |
| <input type="checkbox"/> Return Receipt (electronic) | \$ | |
| <input type="checkbox"/> Certified Mail Restricted Delivery | \$ | |
| <input type="checkbox"/> Adult Signature Required | \$ | |
| <input type="checkbox"/> Adult Signature Restricted Delivery | \$ | |

Postmark
Here

Postage

\$

Total Post

\$

Sent To

Street and

City, State, ZIP+4[®]

TD 36857 MAR 2017 WARNING
CITY OF HALLANDALE BEACH
ATTN CRA DEPT
400 S FEDERAL HWY
HALLANDALE BEACH, FL 33009

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Art

TD 36857 MAR 2017 WARNING
THE OLYMPUS ASSOCIATION, INC.
C/O BECKER & POLIAKOFF, P.A.
625 N FLAGLER DR 7TH FL
W PALM BEACH, FL 33401



9590 9402 1756 6074 8739 12

2

7016 1970 0000 8881 2837

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X M. Cruz

- ☐ Agent
☐ Addressee

B. Received by (Printed Name)

M. Cruz

C. Date of Delivery

2/10/17

D. Is delivery address different from item 1?
If YES, enter delivery address below:

- ☐ Yes
☐ No

3. Service Type

- ☐ Adult Signature
☐ Adult Signature Restricted Delivery
☐ Certified Mail®
☐ Certified Mail Restricted Delivery
☐ Collect on Delivery
☐ Collect on Delivery Restricted Delivery

- ☐ Priority Mail Express®
☐ Registered Mail™
☐ Registered Mail Restricted Delivery
☐ Return Receipt for Merchandise
☐ Signature Confirmation™
☐ Signature Confirmation Restricted Delivery

(over \$500)

PS Form 3811, July 2015 PSN 7530-02-000-9053

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Art

TD 36857 MAR 2017 WARNING
THOMAS CRAWFORD MARBURY
5055 S. ORANGE AVE
ORLANDO, FL 32809



9590 9402 1756 6074 8739 36

7016 1970 0000 8881 2820

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Guillermo Figueroa☐ Agent☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

E. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail

Mail Restricted Delivery
(0)

- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Return Receipt for Merchandise
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt