



**339 SIXTH AVENUE, SUITE 1400
PITTSBURGH, PA 15222
Phone: (412) 391-5555 Fax: (412) 391-7608
E-mail: TitleExpress@grantstreet.com**

www.GrantStreet.com

PROPERTY INFORMATION REPORT

ORDER DATE: 12/21/2018

REPORT EFFECTIVE DATE: 20 YEARS UP TO 12/20/2018

CERTIFICATE # 2015-9953

ACCOUNT # 494223170190

ALTERNATE KEY # 333959

TAX DEED APPLICATION # 42856

COUNTY, STATE: BROWARD, FL

At the request of the County Tax Collector for the above-named county, a search has been made of the Public Records for the following described property:

LEGAL DESCRIPTION:

Lot 8, Block 45, CORAL HEIGHTS, Section One, according to the plat thereof recorded in Plat Book 40, Page 33, of the Public Records of Broward County, Florida

PROPERTY ADDRESS: 3950 NE 16 AVENUE, OAKLAND PARK FL 33334

OWNER OF RECORD ON CURRENT TAX ROLL:

MONIQUE OLIVIER

3950 NE 16 AVE

OAKLAND PARK, FL 33334

APPARENT TITLE HOLDER & ADDRESS OF RECORD:

JENNY M. OLIVIER AND MONIQUE OLIVIER OR: 36875, Page: 1149

3950 N.W. 16TH AVENUE

FORT LAUDERDALE, FL

(Per Deed. No ZIP code included on document. Deed reserves a Life Estate for Jenny M. Olivier.)

MORTGAGE HOLDER OF RECORD:

None found.

LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

JESSE M POWELL UTMA

PO BOX 6351

GREENVILLE, SC 29606 (Tax Deed Applicant)

PROPERTY INFORMATION REPORT – CONTINUED

PARCEL IDENTIFICATION NUMBER: 4942 23 17 0190

CURRENT ASSESSED VALUE: \$200,670

HOMESTEAD EXEMPTION: Yes

MOBILE HOME ON PROPERTY: No

OUTSTANDING CERTIFICATES: N/A

OPEN BANKRUPTCY FILINGS FOUND? No

OTHER INSTRUMENTS ASSOCIATED WITH PROPERTY BUT NO NOTICE REQUIRED:

Warranty Deed

OR: 5842, Page: 401

This is a Property Information Report that has been prepared in accordance with the requirements of Sections 197.502(4) and (5), Florida Statutes, and which satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.016. This report is not title insurance. It is not an opinion of title, title insurance policy, warranty of title or any other assurance as to the status of title, and shall not be used for the purpose of issuing title insurance.

Pursuant to s. 627.7843, Florida Statutes, the maximum liability of the issuer of this property information report for errors or omissions in this property information report is limited to the amount paid for this property information report, and is further limited to the person(s) expressly identified by name in the property information report as the recipient(s) of the property information report.

Christina Young

Title Examiner



Site Address	3950 NE 16 AVENUE, OAKLAND PARK FL 33334	ID #	4942 23 17 0190
Property Owner	OLIVIER, MONIQUE	Millage	1712
Mailing Address	3950 NE 16 AVE OAKLAND PARK FL 33334	Use	01
Abbr Legal Description	CORAL HEIGHTS SEC ONE 40-33 B LOT 8 BLK 45		

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					
Year	Land	Building / Improvement	Just / Market Value	Assessed / SOH Value	Tax
2018	\$94,500	\$253,640	\$348,140	\$200,670	
2017	\$94,500	\$241,600	\$336,100	\$196,550	\$3,650.97
2016	\$94,500	\$204,660	\$299,160	\$192,510	\$3,643.10

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$348,140	\$348,140	\$348,140	\$348,140
Portability	0	0	0	0
Assessed/SOH 08	\$200,670	\$200,670	\$200,670	\$200,670
Homestead 100%	\$25,000	\$25,000	\$25,000	\$25,000
Add. Homestead	\$25,000	0	\$25,000	\$25,000
Wid/Vet/Dis	0	0	0	0
Senior	0	0	0	0
Exempt Type	0	0	0	0
Taxable	\$150,670	\$175,670	\$150,670	\$150,670

Sales History			
Date	Type	Price	Book/Page or CIN
12/24/2003	QCD	\$100	36875 / 1149
7/1/1974	WD	\$40,000	5842 / 401
9/1/1968	WD	\$23,600	

Land Calculations		
Price	Factor	Type
\$12.00	7,875	SF
Adj. Bldg. S.F. (Card, Sketch)		1774
Units/Beds/Baths		1/3/2
Eff./Act. Year Built: 1960/1959		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
17	K					OP		
R	1							
1						1		

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

CERTIFICATE OF MAILING NOTICES

Tax Deed #42856

**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 April 2019, 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:

JENNY M. OLIVIER
3950 N.W. 16TH AVENUE
FORT LAUDERDALE, FL 33334

CITY OF OAKLAND PARK
ANDREW THOMPSON, BUDGET
OFFICE
3650 NE 12 AVE
OAKLAND PARK, FL 33334
PUBLIC LAND
% CITY OF OAKLAND PARK
3650 NE 12 AVE
OAKLAND PARK, FL 33334

HIRSCHBOECK, STEVEN C
LEWIS, STUART M
PO BOX 1337
PROVINCETOWN, MA 02657-
5337

LEATHER, ROBERT
HAMILTON, DAVID
3940 NE 16 AVE
OAKLAND PARK, FL 33334-
5472

MONIQUE OLIVIER
3950 NE 16 AVE
OAKLAND PARK, FL 33334

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 April 2019 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 **Juliette M. Aikman**

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 42856

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: 494223-17-0190
Certificate Number: 9953
Date of Issuance: 05/26/2016
Certificate Holder: JESSE M POWELL UTMA
Description of Property: CORAL HEIGHTS SEC ONE 40-33 B
LOT 8 BLK 45

Name in which assessed: OLIVIER, MONIQUE
Legal Titleholders: OLIVIER, MONIQUE
3950 NE 16 AVE
OAKLAND PARK, FL 33334

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 May, 2019. 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 11th day of April, 2019.

Bertha Henry
County Administrator
RECORDS, TAXES, AND TREASURY DIVISION

By:  _____

Abiodun Ajayi
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: 04/11/2019, 04/18/2019, 04/25/2019 & 05/02/2019
Minimum Bid: 119420.84

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

42856
NOTICE OF APPLICATION FOR TAX DEED
CERTIFICATE NUMBER: 9953

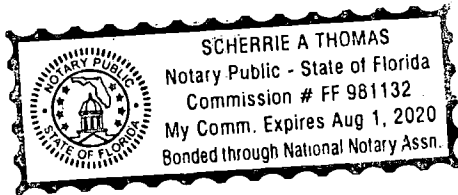
in the XXXX Court,
was published in said newspaper in the issues of

04/11/2019 04/18/2019 04/25/2019 05/02/2019

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.

[Handwritten Signature]
Sworn to and subscribed before me this
2 day of MAY, A.D. 2019
[Handwritten Signature]

(SEAL)
GUERLINE WILLIAMS personally known to me



**Broward County, Florida
RECORDS, TAXES & TREASURY
DIVISION/TAX DEED SECTION
NOTICE OF APPLICATION FOR
TAX DEED NUMBER 42856**

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Certificate Number: 9953
Date of Issuance: 05/26/2016
Certificate Holder:
JESSE M POWELL UTMA
Description of Property:

CORAL HEIGHTS SEC ONE
40-33 B
LOT 8 BLK 45
Name in which assessed:
OLIVIER, MONIQUE
Legal Titleholders:
OLIVIER, MONIQUE
3950 NE 16 AVE
OAKLAND PARK, FL 33334

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 May, 2019. 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.deedauction.net

*Pre-registration is required to bid.
Dated this 11th day of April, 2019.
Bertha Henry
County Administrator
RECORDS, TAXES, AND
TREASURY DIVISION

(Seal)
By: Abiodun Ajayi
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: 119420.84
401-314
4/11-18-25 5/2 19-16/0000389800B

Assignment # 13200 *SERVE ASAP - RETURN TO TAX NOTICE TRAY Service Sheet # 19-014235

BROWARD COUNTY, FL vs. OLIVIER, MONIQUE TD 42856
TAX NOTICE vs. **COUNTY/BROWARD** DEFENDANT **5460019** CASE #
TYPE OF WRIT COURT HEARING DATE
OLIVIER, MONIQUE **3050 NE 16 AVENUE**
SERVE **OAKLAND PARK, FL 33334**

Handwritten signature/initials

14279
BROWARD COUNTY REVENUE-DELINQ TAX SECTION
115 S. ANDREWS AVENUE, ROOM A-100
FT LAUDERDALE, FL 33301
JULIE AIKMAN, SUPV.
9884 Attorney

Received this process on 4/2/2019
Date
 Served
 Not Served - see comments
4/4/19 at 1321
Date Time

On OLIVIER, MONIQUE 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 on front door

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"

_____, SHERIFF
BROWARD COUNTY, FLORIDA

BY: [Signature] 1032 D.S.
R. Aikman

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 494223-17-0190 (TD #42856)

RECORDED
2019 APR -2 AM 9:17
BROWARD COUNTY, FLORIDA

WARNING

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

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 MAY REQUIRE US TO NOTIFY ALL PROPERTY OWNERS WHO LIVE AROUND THE PROPERTY SCHEDULED 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 amounts below)

MAKE CHECKS PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

* Amount due if paid by April 30, 2019\$15,092.03

Or

* Amount due if paid by May 14, 2019\$15,284.86

*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 May 15, 2019 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

OLIVIER, MONIQUE
3950 NE 16 AVENUE
OAKLAND PARK, FL 33334

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

BROWARD COUNTY

277846

STATE OF FLORIDA DOCUMENTARY STAMP TAX DEPT. OF REVENUE JUL 10 '74 120.00

SURVEY 000.05

REVENUE 10: This instrument was prepared by:

ROBERT E. MURDOCH of the Law Offices of FLEMING, O'BRYAN & FLEMING American National Bank Building 1415 East Sunrise Boulevard FT. LAUDERDALE, FLORIDA 33304

120.00 37.90

74-146974 Warranty Deed (STATUTORY FORM — SECTION 689.02 F.S.)

This Indenture, Made this 9th day of July 1974 Between GERALD J. BROWN and GAYNELLE B. BROWN, his wife, of the County of Broward, State of Florida, grantor*, and ALBERT OLIVIER and JENNY M. OLIVIER, his wife, whose post office address is 3950 N. E. 16th Avenue, Fort Lauderdale, of the County of Broward, State of Florida, grantee*.

Witnesseth, That said grantor, for and in consideration of the sum of TEN (\$10.00) Dollars, 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:

Lot 8, Block 45, CORAL HEIGHTS, Section One, according to the plat thereof recorded in Plat Book 40, at Page 33 of the Public Records of Broward County, Florida.

SUBJECT TO a mortgage to First Federal Savings and Loan Association of Broward County, which mortgage was dated March 28, 1961, and recorded March 29, 1961, in Official Records Book 2148, at Page 259, of the Public Records of Broward County, Florida; which mortgage, Grantee, by accepting delivery of this deed, assumes and agrees to pay.

SUBJECT TO restrictions, reservations, limitations, easements and conditions of record, governmental zoning ordinances and taxes for 1974 and subsequent years.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

* "Grantor" and "grantee" are used for singular or plural, as context requires.

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:

Rose Koszick Robert E. Murdoch

Gerald J. Brown (Seal)

Gaynelle B. Brown (Seal)

STATE OF FLORIDA COUNTY OF BROWARD

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared GERALD J. BROWN and GAYNELLE B. BROWN, his wife,

to me known to be the person S described in and who executed the foregoing instrument and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 9th day of July 1974.

Robert E. Murdoch Notary Public

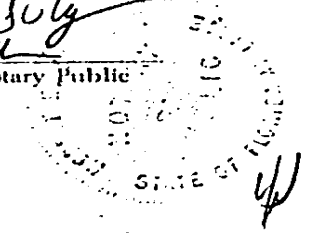
My commission expires:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES MAR. 7, 1975 BONDED THRU GENERAL INSURANCE UNDERWRITERS

RECORDED IN THE OFFICIAL RECORDS BOOK OF BROWARD COUNTY, FLORIDA E. M. STROBEL COUNTY COMPTROLLER

9 PM JUL 28

OFF. 5842 PAGE 401



This instrument prepared by and return to:

Robert E. Murdoch, Esquire
Johnson, Anselmo, Murdoch, Burke & George, P.A.
790 East Broward Boulevard, Suite 400
Fort Lauderdale, Florida 33301

QUITCLAIM DEED

THIS QUITCLAIM DEED, executed this 24 day of December , 2003, by Jenny M. Olivier, an unmarried widow, ("First Party"), conveys the remainder interest in the below described property to Monique Olivier, a single woman, **reserving a life estate in favor of the First Party**; with the postoffice address of the Second Party being 3950 N.E. 16th Avenue, Fort Lauderdale, Florida ("Second Party"):

(Wherever used herein the terms "First Party" and "Second Party" shall include singular and plural, heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)


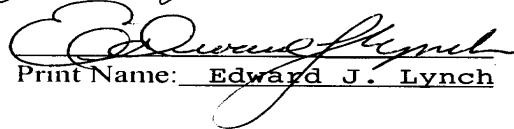
WITNESSETH, That the said First Party, for and in consideration of the sum of \$10.00, in hand paid by the said Second Party, the receipt whereof is hereby acknowledged, does hereby remise, release and quit-claim unto the said Second Party forever, all the right, title, interest, claim and demand which the said First Party has in and to the remainder interest in the following described lot, piece or parcel of land, situate, lying and being in the County of Broward, State of Florida, to wit:


Lot 8, Block 45, CORAL HEIGHTS, Section One, according to the plat thereof recorded in Plat Book 40, Page 33, of the Public Records of Broward County, Florida

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining to the said remainder estate of the First Party, either in law or equity, to the only proper use, benefit and behoof of the said Second Party forever.

IN WITNESS WHEREOF, the said First Party has signed and sealed these presents the day and year first above written.

Witnesses:

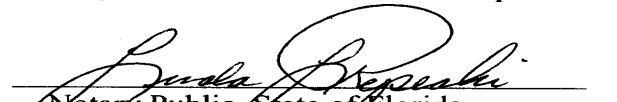

Print Name: Linda L. Repecki

Print Name: Edward J. Lynch


Jenny M. Olivier
Address: 3950 N.E. 16th Avenue
Ft. Lauderdale, Florida

STATE OF FLORIDA)
COUNTY OF BROWARD)

The foregoing instrument was acknowledged before me this 24 day of December 2003, by Jenny M. Olivier. She is personally known to me or / has / produced / as identification/

 Linda L. Repecki
My Commission DD165793
Expires November 20, 2006


Notary Public, State of Florida
Printed Name: Linda L. Repecki
My Commission Expires:

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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

JENNY M. OLIVIER
3950 N.W. 16TH AVENUE
FORT LAUDERDALE, FL 33334

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 3950 NE 16 AVENUE, OAKLAND PARK, FL 33334 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

FLA. STATUTES MAY REQUIRE US TO NOTIFY OTHER PROPERTY OWNERS WHO LIVE AROUND THE PROPERTY SCHEDULED FOR SALE. IF YOU DO NOT OWN OR HAVE LEGAL INTEREST IN THIS PROPERTY, PLEASE DISREGARD THIS NOTICE.

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

AMOUNTS SHOWN BELOW ARE ESTIMATED AMOUNTS DUE WHICH MAY BE SUBJECT TO ADDITIONAL FEES. PLEASE CALL (954) 357-5374 FOR THE CORRECT AMOUNT DUE PRIOR TO SUBMITTING ANY PAYMENT TO REDEEM UNPAID TAXES AND REMOVE THE PROPERTY FROM AUCTION.

MAKE CASHIER'S CHECK OR MONEY ORDER PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

* Estimated Amount due if paid by April 30, 2019\$15,092.03

Or

* Estimated Amount due if paid by May 14, 2019\$15,284.86

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 15, 2019 UNLESS ALL BACK TAXES ARE PAID PRIOR TO AUCTION.

TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORDS, 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

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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CITY OF OAKLAND PARK
ANDREW THOMPSON, BUDGET OFFICE
3650 NE 12 AVE
OAKLAND PARK, FL 33334

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 3950 NE 16 AVENUE, OAKLAND PARK, FL 33334 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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www.broward.org/recordstaxestreasury

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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

HIRSCHBOECK, STEVEN C
LEWIS, STUART M
PO BOX 1337
PROVINCETOWN, MA 02657-5337

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 3950 NE 16 AVENUE, OAKLAND PARK, FL 33334 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

FLA. STATUTES MAY REQUIRE US TO NOTIFY OTHER PROPERTY OWNERS WHO LIVE AROUND THE PROPERTY SCHEDULED FOR SALE. IF YOU DO NOT OWN OR HAVE LEGAL INTEREST IN THIS PROPERTY, PLEASE DISREGARD THIS NOTICE.

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

AMOUNTS SHOWN BELOW ARE ESTIMATED AMOUNTS DUE WHICH MAY BE SUBJECT TO ADDITIONAL FEES. PLEASE CALL (954) 357-5374 FOR THE CORRECT AMOUNT DUE PRIOR TO SUBMITTING ANY PAYMENT TO REDEEM UNPAID TAXES AND REMOVE THE PROPERTY FROM AUCTION.

MAKE CASHIER'S CHECK OR MONEY ORDER PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

- * Estimated Amount due if paid by April 30, 2019\$15,092.03
- Or
- * Estimated Amount due if paid by May 14, 2019\$15,284.86

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 15, 2019 UNLESS ALL BACK TAXES ARE PAID PRIOR TO AUCTION.

TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORDS, 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

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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

LEATHER, ROBERT
HAMILTON, DAVID
3940 NE 16 AVE
OAKLAND PARK, FL 33334-5472

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 3950 NE 16 AVENUE, OAKLAND PARK, FL 33334 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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

MONIQUE OLIVIER
3950 NE 16 AVE
OAKLAND PARK, FL 33334

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www.broward.org/recordstaxestreasury

DATE: April 1st, 2019
PROPERTY ID # 494223-17-0190 (TD # 42856)

WARNING

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

PUBLIC LAND
% CITY OF OAKLAND PARK
3650 NE 12 AVE
OAKLAND PARK, FL 33334

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 3950 NE 16 AVENUE, OAKLAND PARK, FL 33334 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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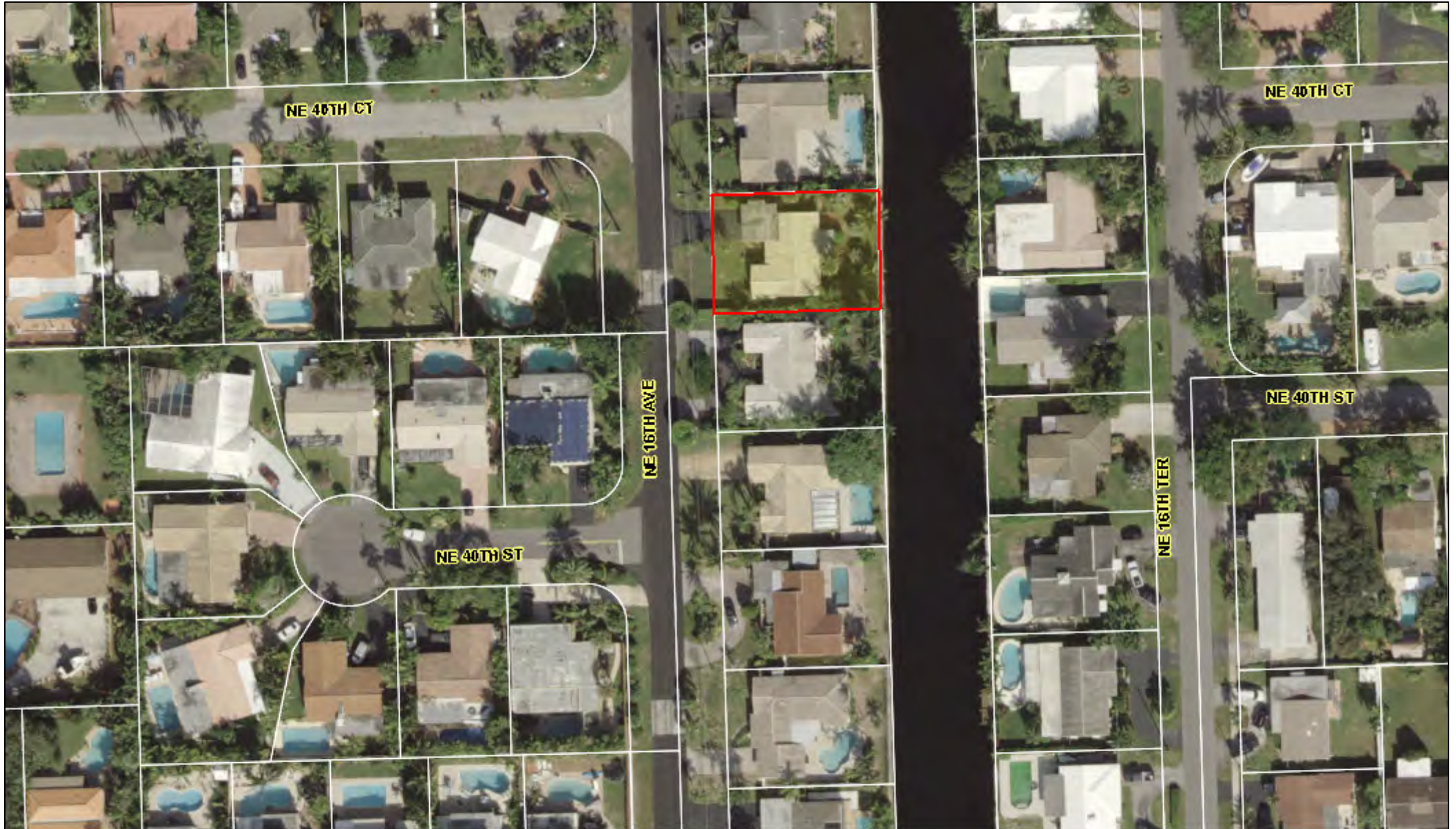
MAKE CASHIER'S CHECK OR MONEY ORDER PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

- * Estimated Amount due if paid by April 30, 2019\$15,092.03
- Or
- * Estimated Amount due if paid by May 14, 2019\$15,284.86

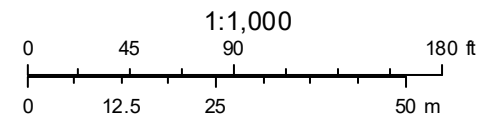
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FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE VISIT
www.broward.org/recordstaxestreasury



February 12, 2019



U.S. Postal Service
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)

- Return Receipt (hardcopy) \$ _____
- Return Receipt (electronic) \$ _____
- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

\$

Total Postage a

\$

Sent To

Street and Apt. #

City, State, ZIP+

TD 42856 MAY 2019 WARNING
PUBLIC LAND
% CITY OF OAKLAND PARK
3650 NE 12 AVE
OAKLAND PARK, FL 33334

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

See Reverse for instructions

7018 2290 0001 6758 7980

U.S. Postal Service™
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)

- Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

\$

Total Postage

\$

Sent To

Street and Apt.

City, State, ZIP

TD 42856 MAY 2019 WARNING
MONIQUE OLIVIER
3950 NE 16 AVE
OAKLAND PARK, FL 33334

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

See Reverse for Instructions

7018 2290 0001 6758 7973

U.S. Postal Service
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)

- Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

\$

Total Postage

\$

Sent To

Street and Apt.

City, State, ZIP

TD 42856 MAY 2019 WARNING

LEATHER, ROBERT

HAMILTON, DAVID

3940 NE 16 AVE

OAKLAND PARK, FL 33334-5472

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

See Reverse for Instructions

7018 2290 0001 6758 7966

U.S. Postal Service™
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)

- Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

\$

Total Postage

\$

Sent To

Street and A

City, State, Z

TD 42856 MAY 2019 WARNING
HIRSCHBOECK, STEVEN C
LEWIS, STUART M
PO BOX 1337
PROVINCETOWN, MA 02657-5337

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

See Reverse for Instructions

7018 2290 0001 6758 7959

U.S. Postal Service
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 Postage

\$

Sent To

Street and A

City, State, Z

TD 42856 MAY 2019 WARNING
CITY OF OAKLAND PARK
ANDREW THOMPSON, BUDGET OFFICE
3650 NE 12 AVE
OAKLAND PARK, FL 33334

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

See Reverse for Instructions

7018 2290 0001 6758 7942

U.S. Postal Service™
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 Postage

\$

Sent To

Street and A/j

City, State, Z

TD 42856 MAY 2019 WARNING
JENNY M. OLIVIER
3950 N.W. 16TH AVENUE
FORT LAUDERDALE, FL 33334

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

See Reverse for Instructions

7018 2290 0001 6758 7935

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. Article Addressed to:

TD 42856 MAY 2019 WARNING
 JENNY M. OLIVIER
 3950 N.W. 16TH AVENUE
 FORT LAUDERDALE, FL 33334



2. Article Number (Transfer from service label)

7018 2290 0001 6758 7935

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Handwritten Signature]* 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

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
 - Restricted Delivery

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. Article Addressed to:

TD 42856 MAY 2019 WARNING
 PUBLIC LAND
 % CITY OF OAKLAND PARK
 3650 NE 12 AVE
 OAKLAND PARK, FL 33334



9590 9402 3236 7196 3439 51

2. Article Number (Transfer from service label)

7018 2290 0000 6758 7480

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature  Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
 Y 11 19

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

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. Article Addressed to:

TD 42856 MAY 2019 WARNING
 LEATHER, ROBERT
 HAMILTON, DAVID
 3940 NE 16 AVE
 OAKLAND PARK, FL 33334-5472



9590 9402 3236 7196 3439 75

2. Article Number (Transfer from service label)

7018 2290 0001 6758 7966

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee
[Handwritten Signature]

B. Received by (Printed Name) C. Date of Delivery
 [Blank] 4/2/19

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

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. Article Addressed to:

TD 42856 MAY 2019 WARNING
 MONIQUE OLIVIER
 3950 NE 16 AVE
 OAKLAND PARK, FL 33334



Article Number (Transfer from service label)

7018 2290 0001 6758 7973

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

Monique Olivier 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

- 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

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. Article Addressed to:

ID 42856 MAY 2019 WARNING
 CITY OF OAKLAND PARK
 ANDREW THOMPSON, BUDGET OFFICE
 3650 NE 12 AVE
 OAKLAND PARK, FL 33334



9590 9402 3236 7196 3439 99

2. Article Number (Transfer from service label)

7018 2290 0001 6758 7942

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) *J. A. Surt*

C. Date of Delivery *4/11/19*

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

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail®
 - Insured Mail Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Return Receipt for Merchandise
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

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1. Article Addressed to:

TD 42856 MAY 2019 WARNING
 HIRSCHBOECK, STEVEN C
 LEWIS, STUART M
 PO BOX 1337
 WINCETOWN, MA 02657-5337



9590 9402 3236 7196 3439 82

2. Article Number (Transfer from service label)

7018 2290 0001 6758 7959

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *Steven Hirschboeck* Agent
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

4/8/19

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: 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
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt