



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

www.GrantStreet.com

UPDATE REPORT

UPDATE ORDER DATE: 05/16/2019

REPORT EFFECTIVE DATE: PREVIOUS SEARCH UP TO 05/15/2019

CERTIFICATE # 2014-14512

ACCOUNT # 504121080012

ALTERNATE KEY # 463639

TAX DEED APPLICATION # 43058

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:

UNIVERSITY VILLAGE EAST 84-11 B PORTIONS OF TR A DESC AS:COMM NW COR TR A,S 560.66 TO POB,E 94,N 25.50,E 65,S 45,W 52,S 120,E 112 N 114.15,E 18,N 50,W 18,N 63,W 60,S 8,W 5,N 16,E 95,N 18,E 30,N 36,E 55,N 92,E 80,N 46.50,E 129.13,S 847.98 TO SE COR TR A, W 543.35,N ALG W/L 559.98 TO POB LESS POR DESC IN OR 27452/849

** The legal description on the current deeds and Property Appraiser records do not match due to numerous outsales to the subject property after the current deed. Unable to locate a deed of record with this new complete legal description so the abbreviated legal description has been included in this report.

PROPERTY ADDRESS: 2806 S UNIVERSITY DRIVE, DAVIE FL 33328

OWNER OF RECORD ON CURRENT TAX ROLL:

CEDAR KEY LIMITED PARTNERSHIP I

% CT CORPORATION SYSTEM

1200 S PINE ISLAND RD #250

PLANTATION, FL 33324 (Matches Property Appraiser records.)

APPARENT TITLE HOLDER & ADDRESS OF RECORD:

CEDAR KEY LIMITED PARTNERSHIP I

1000 NORTH ORLANDO AVE., STE. A

W.P., FL 32789 (Per Deeds)

CEDAR KEY LIMITED PARTNERSHIP I

1000 N. ORLANDO AVENUE, SUITE A

WINTER PARK, FL 32789 (Per Deed)

NOTE: Images and attachments from previous search not included in update.

MORTGAGE HOLDER OF RECORD:

No new documents found.

LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

No new documents found.

UPDATE REPORT – CONTINUED

PARCEL IDENTIFICATION NUMBER: 5041 21 08 0012

CURRENT ASSESSED VALUE: \$6,830

HOMESTEAD EXEMPTION: No

MOBILE HOME ON PROPERTY: No

OUTSTANDING CERTIFICATES: N/A

OPEN BANKRUPTCY FILINGS FOUND? No

OTHER INSTRUMENTS ASSOCIATED WITH PROPERTY BUT NO NOTICE REQUIRED:

No new documents found.

**Update search found no new recorded documents.

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	2806 S UNIVERSITY DRIVE, DAVIE FL 33328	ID #	5041 21 08 0012
Property Owner	CEDAR KEY LIMITED PARTNERSHIP I % CT CORPORATION SYSTEM	Millage	2412
Mailing Address	1200 S PINE ISLAND RD #250 PLANTATION FL 33324	Use	28
Abbr Legal Description	UNIVERSITY VILLAGE EAST 84-11 B PORTIONS OF TR A DESC AS:COMM NW COR TR A,S 560.66 TO POB,E 94,N 25.50,E 65,S 45,W 52,S 120,E 112 N 114.15,E 18,N 50,W 18,N 63,W 60,S 8,W 5,N 16,E 95,N 18,E 30,N 36,E 55,N 92,E 80,N 46.50,E 129.13,S 847.98 TO SE COR TR A, W 543.35,N ALG W/L 559.98 TO POB LESS POR DESC IN OR 27452/849		

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	\$460	\$6,370	\$6,830	\$6,830	
2017	\$460	\$6,370	\$6,830	\$6,830	\$137.85
2016	\$460	\$6,370	\$6,830	\$6,830	\$140.12

2018 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$6,830	\$6,830	\$6,830	\$6,830
Portability	0	0	0	0
Assessed/SOH	\$6,830	\$6,830	\$6,830	\$6,830
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	\$6,830	\$6,830	\$6,830	\$6,830

Sales History			
Date	Type	Price	Book/Page or CIN
12/4/1986	QC*		13958 / 372

Land Calculations		
Price	Factor	Type
\$0.10	4,572	SF
Adj. Bldg. S.F. (Card, Sketch)		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
24			B					
L			B					
1								



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E-mail: TitleExpress@grantstreet.com**

www.GrantStreet.com

PROPERTY INFORMATION REPORT

ORDER DATE: 02/01/2019

REPORT EFFECTIVE DATE: 20 YEARS UP TO 01/31/2019

CERTIFICATE # 2014-14512

ACCOUNT # 504121080012

ALTERNATE KEY # 463639

TAX DEED APPLICATION # 43058

COUNTY, STATE: BROWARD, FL

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1200 S PINE ISLAND RD #250

PLANTATION, FL 33324 (Matches Property Appraiser records.)

APPARENT TITLE HOLDER & ADDRESS OF RECORD:

CEDAR KEY LIMITED PARTNERSHIP I

OR: 13958, Page: 372

1000 NORTH ORLANDO AVE., STE. A

OR: 13958, Page: 391

W.P., FL 32789 (Per Deeds. No Sunbiz record found.)

CEDAR KEY LIMITED PARTNERSHIP I

OR: 13958, Page: 388

1000 N. ORLANDO AVENUE, SUITE A

WINTER PARK, FL 32789 (Per Deed)

MORTGAGE HOLDER OF RECORD:

None found.

LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

MONEYPENNY CAPITAL LLC

2184 NOVA VILLAGE DRIVE

DAVIE, FL 33317 (Tax Deed Applicant)

PROPERTY INFORMATION REPORT – CONTINUED

PARCEL IDENTIFICATION NUMBER: 5041 21 08 0012

CURRENT ASSESSED VALUE: \$6,830

HOMESTEAD EXEMPTION: No

MOBILE HOME ON PROPERTY: No

OUTSTANDING CERTIFICATES: N/A

OPEN BANKRUPTCY FILINGS FOUND? No

OTHER INSTRUMENTS ASSOCIATED WITH PROPERTY BUT NO NOTICE REQUIRED:

Maintenance Agreement

OR: 14202, Page: 444

Certificate of Merger

OR: 16235, Page: 938

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Wendy Carter

Title Examiner



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Assessed/SOH	\$6,830	\$6,830	\$6,830	\$6,830
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	\$6,830	\$6,830	\$6,830	\$6,830

Sales History			
Date	Type	Price	Book/Page or CIN
12/4/1986	QC*		13958 / 372

Land Calculations		
Price	Factor	Type
\$0.10	4,572	SF
Adj. Bldg. S.F. (Card, Sketch)		

* Denotes Multi-Parcel Sale (See Deed)

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
24			B					
L			B					
1								

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

CERTIFICATE OF MAILING NOTICES

Tax Deed #43058

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 August 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:

CEDAR KEY LIMITED
PARTNERSHIP I
1000 NORTH ORLANDO AVE.,
STE. A
W.P., FL 32789

CEDAR KEY LIMITED
PARTNERSHIP I
1000 N. ORLANDO AVENUE,
SUITE A
WINTER PARK, FL 32789

CEDAR KEY LIMITED
PARTNERSHIP I
% CT CORPORATION SYSTEM
1200 S PINE ISLAND RD #250
PLANTATION, FL 33324

CEDAR KEY LIMITED
PARTNERSHIP I
% CT CORPORATION SYSTEM
2806 S UNIVERSITY DR
DAVIE, FL 33328

CEDAR KEY LIMITED
PARTNERSHIP I
C/O FILDES, RICHARD J.
% LOWNDES, DROSDICK,
DOSTER ET AL
215 N EOLA DR
ORLANDO, FL 32802

MAR-ETTA LTD
%CONNIE MARIE MARTORELLA
2029 JUPITER BLVD SW
PALM BAY, FL 32908

RONALD L PIZZELLA REV TR
PIZZELLA, RONALD TRSTE
406 N 61 AVE
HOLLYWOOD, FL 33024

SUNDANCE AT DAVIE
CONDOMINIUM ASSOCIATION,
INC
2876 S UNIVERSITY DR
CLUBHOUSE
DAVIE, FL 33328

SUNDANCE AT DAVIE
CONDOMINIUM ASSOCIATION,
INC
C/O ROBERT KELLY
2514 HOLLYWOOD BLVD STE
307
HOLLYWOOD, FL 33020

TOWN OF DAVIE
6591 ORANGE DR
DAVIE, FL 33314

UNIVERSITY VILLAGE EAST
CONDOMINIUM II
ASSOCIATION, INC
8560 W STATE RD 84
DAVIE, FL 33324

UNIVERSITY VILLAGE EAST
CONDOMINIUM II
ASSOCIATION, INC
C/O NEXT GENERATION
MANAGEMENT SERVICES LLC
8560 W STATE RD 84
DAVIE, FL 33324

UNIVERSITY VILLAGE EAST
CONDOMINIUM II
ASSOCIATION, INC
C/O STEVENS & GOLDWYN PA
2 S UNIVERSITY DR STE 329
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 August 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**

12
Broward County, Florida

INSTR # 115926583
Recorded 07/12/19 at 04:24 PM
Broward County Commission
1 Page(s)
#17

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 43058

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: 504121-08-0012
Certificate Number: 14512
Date of Issuance: 06/01/2015
Certificate Holder: MONEYPENNY CAPITAL LLC
Description of Property: UNIVERSITY VILLAGE EAST 84-11 B
PORTIONS OF TR A DESC AS:COMM NW
COR TR A,S 560.66 TO POB,E 94,N
See Additional Legal on Tax Roll

Name in which assessed: CEDAR KEY LIMITED PARTNERSHIP I
Legal Titleholders: CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
1200 S PINE ISLAND RD #250
PLANTATION, FL 33324

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 18th day of September , 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 15th day of August , 2019 .

Bertha Henry
County Administrator
RECORDS, TAXES, AND TREASURY DIVISION

By: Abiodun Ajayi

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: 08/15/2019, 08/22/2019, 08/29/2019 & 09/05/2019
Minimum Bid: 3319.55

Broward County, Florida

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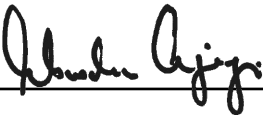
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BROWARD DAILY BUSINESS REVIEW

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

**STATE OF FLORIDA COUNTY
OF BROWARD:**

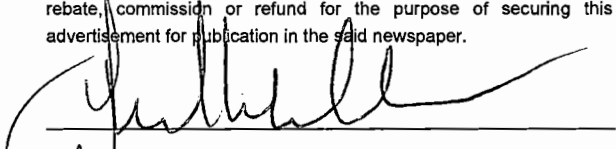
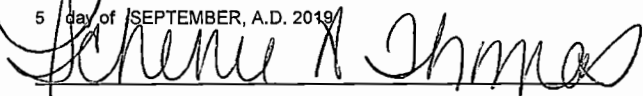
Before the undersigned authority personally appeared GUERLINE WILLIAMS, who on oath says that he or she is the LEGAL CLERK, of the Broward Daily Business Review f/k/a Broward Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Fort Lauderdale, in Broward County, Florida;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

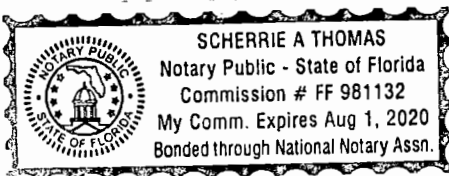
43058
NOTICE OF APPLICATION FOR TAX DEED
CERTIFICATE NUMBER: 14512

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

08/15/2019 08/22/2019 08/29/2019 09/05/2019

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.


Sworn to and subscribed before me this
5 day of SEPTEMBER, A.D. 2019

(SEAL)
GUERLINE WILLIAMS personally known to me



**Broward County, Florida
RECORDS, TAXES & TREASURY
DIVISION/TAX DEED SECTION
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See Additional Legal on Tax Roll
Name in which assessed:
CEDAR KEY LIMITED PART-
NERSHIP I
Legal Titleholders:
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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: 3319.55
401-314
8/15-22-29 9/5 19-17/0000416221B

Please Route To Supervisor

Service Sheet # 19-031647

BROWARD COUNTY, FL vs. CEDAR KEY LIMITED PARTNERSHIP I

TD 43058

TAX SALE NOTICE

COUNTY/BROWARD

DEFENDANT: 9/18/2019 CASE

TYPE OF WRIT

COURT

HEARING DATE

CEDAR KEY LIMITED PARTNERSHIP I

2806 S. UNIVERSITY DRIVE

8-6-19 0008

C/O CT CORPORATION SYSTEM

DAVIE, FL 33328

SERVE ASAP - RETURN TO TAX NOTICE TRAY

jm 6/5/19

Received this process on

8/5/2019

Date

14279

BROWARD COUNTY REVENUE-DELINQ TAX SECTION

115 S. ANDREWS AVENUE, ROOM A-100

FT LAUDERDALE, FL 33301

JULIE AIKMAN, SUPV.

9884

Attorney

Served

Not Served - see comments

8-6-19 at 1122
Date Time

On CEDAR KEY LIMITED PARTNERSHIP I C/O CT CORPORATION SYSTEM, 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"

GREGORY TONY, SHERIFF
BROWARD COUNTY, FLORIDA

BY: DMCrown 6/5/19 D.S.

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 504121-08-0012 (TD #43058)

RECEIVED SHERIFF
2019 AUG -5 AM 8:31
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 August 30, 2019\$3,281.43

Or

* Amount due if paid by September 17, 2019\$3,319.55

*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 September 18, 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

CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
2806 S UNIVERSITY DR
DAVIE, FL 33328

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

2

*** DUPLICATE PRINT ***

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

RETURN OF SERVICE

Assignment: 18084 Please Route To Supervisor Service Sheet # 19-031649

BROWARD COUNTY, FL vs. CEDAR KEY LIMITED PARTNERSHIP I TD 43058

TAX SALE NOTICE VS. COUNTY/BROWARD DEFENDANT: 9/18/2019 CASE

TYPE OF WRIT COURT HEARING DATE

CEDAR KEY LIMITED PARTNERSHIP I 1200 S. PINE ISLAND ROAD, #250

C/O CT CORPORATION SYSTEM PLANTATION, FL 33324

SERVE ASAP - RETURN TO TAX NOTICE TRAY Received this process on

14279 Date 8/5/2019

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

Served
 Not Served - see comments
8/6/19 at 1030am
Date Time

9884 Attorney

On CEDAR KEY LIMITED PARTNERSHIP D/O CT CORPORATION SYSTEM 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 CIT CORP SYSTEMS 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: Donna Moch, Cit Rep, authorized to accept service

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"

GREGORY TONY, SHERIFF
BROWARD COUNTY, FLORIDA

BY: James Lenko 10287 D.S.
Samie Panko 10247

ORIGINAL

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 504121-08-0012 (TD # 43058)

RECEIVED SHERIFF

2019 AUG -5 AM 8:31

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

ORIGINAL DOCUMENT

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 August 30, 2019\$3,281.43

Or

* Amount due if paid by September 17, 2019\$3,319.55

*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 September 18, 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

CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
1200 S PINE ISLAND RD #250
PLANTATION, FL 33324

**NOTE: THIS IS NOT THE ADDRESS OF THE PROPERTY SCHEDULED FOR AUCTION
THIS IS THE ADDRESS OF THE OWNER!**

86464717

QUIT-CLAIM DEED FROM CORPORATION

RAMCO FORM 42

MEMO: Legibility of writing, typing or printing unsatisfactory in this document when microfilmed.

This Quit-Claim Deed, Executed this 4th day of December A.D. 1986, by Mar-Etta, Ltd., a former Fla. Limited Partnership, by and through MAR-ETTA CORP., a dissolved Florida Corporation, by and through Mario Scibetta and Frank Martorella* a corporation existing under the laws of [blank], and having its principal place of business at [blank] first party, to CEDAR KEY LIMITED PARTNERSHIP I, a Florida Limited Partnership

whose postoffice address is 1000 North Orlando Ave., Ste. A., W. P., FL 32789

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 \$ [blank] 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 following described lot, piece or parcel of land, situate, lying and being in the County of Broward State of Florida to wit:

For description of real property, see Exhibit "A" attached hereto and made a part thereof.

50 See Book Paid In Broward County for Documentary Stamp Tax as required by law. Daniel R. [Signature] Deputy

* constituting a majority of the survivors of its last Board of Directors, and as Trustees of the assets of said dissolved corporation.

To Have and to Hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said 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 caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

(CORPORATE SEAL)

ATTEST: Mar-ETTA, CORP., a dissolved Florida corporation as General Partner of MAR-ETTA LTD. a former Limited Partnership under the laws of Florida, Signed, sealed and delivered in the presence of:

By: Mario Scibetta, Surviving Director and Trustee; Frank Martorella, Surviving Director and Trustee

STATE OF FLORIDA COUNTY OF DADE

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared Mario Scibetta and Frank Martorella, as surviving Directors & Trustees of MAR-ETTA CORP., a dissolved Florida corporation as General Partner of MAR-ETTA LTD. a former Fla. Limited Partnership and [blank] respectively of the corporation named as first party in the foregoing instrument, that they severally acknowledged, executing the same in the presence of two subscribing witnesses freely and voluntarily and that the seal affixed thereto is the true corporate seal of said corporation and that the said official seal in the County and State last aforesaid this 4th day of December A.D. 1986

NOTARY PUBLIC STATE OF FLORIDA

NOTARY PUBLIC STATE OF FLORIDA

Notary Public; State of Florida at Large My Commission Expires January 27, 1990 Bonded thru Huckleberry, Sibley & Harvey Insurance and Bonds, Inc.

This instrument prepared by Robert I. Shapiro, Esq. Shapiro Leder Breitner & Taplin 1030 Avenue of the Americas Miami, FL 33132

Return TO: Scott C. Thompson P.O. Box 2809 Orlando FL 32802

DEC 4 4 46 PM '86

OFF 13958 PAGE 372

EXHIBIT "A"

A portion of Tract "A" of UNIVERSITY VILLAGE EAST, according to the plat thereof, as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, described as follows:

Commencing at the Northwest corner of said Tract "A" run Southerly and along the west line of said Tract "A" 560.665 feet to the POINT OF BEGINNING of this description; thence easterly and parallel with the South line of said Tract "A" 94.00 feet; thence Northerly and parallel with the West line of said Tract "A" 25.50 feet; thence Easterly and parallel with the South line of Tract "A" 65.00 feet; thence Southerly and parallel with the West line of said Tract "A" 45.00 feet; thence Westerly and parallel to the South line of said Tract "A" 52.00 feet; thence Southerly and parallel to the West line of said Tract "A" 120.00 feet; thence Easterly and parallel to the South line of said Tract "A" 112.00 feet; thence Northerly and parallel to the West line of said Tract "A" 114.15 feet; thence Easterly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the West line of said Tract "A" 50.00 feet; thence Westerly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the west line of said Tract "A" 63.00 feet; thence Westerly and parallel to the South line of Tract "A" 60.00 feet; thence Southerly and parallel to the West line of Tract "A" 8.00 feet; thence Westerly and parallel to the South line of said Tract "A" 5.00 feet; thence Northerly and parallel to the West line of said Tract "A" 16.00 feet; thence Easterly and parallel to the South line of said Tract "A" 95.00 feet; thence Northerly and parallel to the West line of said Tract "A" 18.00 feet; thence Easterly and parallel to the South line of said Tract "A" 30.00 feet; thence Northerly and parallel to the west line of said Tract "A" 36.00 feet; thence Easterly and parallel to the South line of said Tract "A" 55.00 feet; thence Northerly and parallel to the West line of said Tract "A" 92.00 feet; thence Easterly and parallel to the South line of said Tract "A" 80.00 feet; thence Northerly and parallel to the West line of said Tract "A" 46.50 feet; thence Easterly and parallel to the South line of said Tract "A" 129.13 feet to the East line of said Tract "A"; thence Southerly along the East line of said Tract "A" 847.98 feet to the Southeast corner of said Tract "A"; thence Westerly along the South line of said Tract "A" 543.35 feet to the Southwest corner of said Tract "A"; thence Northerly along the West line of said Tract "A" 559.985 feet to the POINT OF BEGINNING of this description.

LESS AND EXCEPT:

So much of the foregoing described property lying within the East 40.00 feet of the said Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida.

TOGETHER WITH:

PARCEL B - THE BIKE PATH

The East 40.00 feet of Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, LESS AND EXCEPT the North 272.67 feet thereof.

All of said lands situate, lying and being in Broward County, Florida.

STATE OF FLORIDA)
)
COUNTY OF DADE)

AFFIDAVIT

BEFORE ME, the undersigned authority personally appeared MARIO SCIBETTA and FRANK MARTORELLA who having been duly cautioned and sworn depose and say:

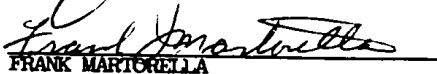
1. That they constitute a majority of the survivors of the last Board of Directors of MAR-ETTA CORP., a Florida Corporation, now dissolved, the General Partner of MAR-ETTA, LTD., the grantor in that certain Deed which this Affidavit is attached in which the grantee is CEDAR KEY LIMITED PARTNERSHIP I, a Florida Limited Partnership.

2. That the said MAR-ETTA, LTD. is a former limited partnership under the laws of Florida, which on the day of the execution of the aforesaid Deed and this Affidavit, has had its Certificate of Authority revoked in accordance with the provisions of Section 620.31 of Florida Statutes and is therefore referred to in this Affidavit and in the aforementioned Deed as a "former" limited partnership.

3. That the undersigned affiants constitute a majority of the surviving trustees of the property and property rights of the aforesaid MAR-ETTA CORP., now dissolved, and that they are duly qualified to act as such trustees, and that their act as such trustees on behalf of MAR-ETTA, LTD., a former Florida Limited Partnership, is duly authorized.

FURTHER AFFIANTS SAYETH NAUGHT.


MARIO SCIBETTA


FRANK MARTORELLA

SWORN TO AND SUBSCRIBED FORE ME this 4th day of December, 1986.


NOTARY PUBLIC-STATE OF FLORIDA

My Commission Expires:

Notary Public, State of Florida at Large
My Commission Expires January 27, 1990
Bonded thru Huckleberry, Sibley &
Harvey Insurance and Bonds, Inc.



RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
E. T. JOHNSON
COUNTY ADMINISTRATOR

OFF 13958 PAGE 374

86464724

This Warranty Deed Made and executed the 4 day of December A. D. 1986 by

SANDRAMY CORP., a Florida corporation

a corporation existing under the laws of Florida and having its principal place of business at 170 N.W. 104th Street, Miami, Florida 33169

hereinafter called the grantor, to

CEDAR KEY LIMITED PARTNERSHIP I, a Florida limited partnership

whose postoffice address is 1000 N. Orlando Avenue, Suite A
Winter Park, Florida 32789

hereinafter called the grantees:

(Wherever 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)

Witnesseth: That the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in County, Florida, viz:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

\$ 8,220.00 Due State Paid
in Broward County for Documentary
Stamp Tax as required by law.
Dennis R. Goff Deputy

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any-wise appertaining.

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

And the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except those set forth on Exhibit "B" hereto. This reference to such encumbrances, if any, shall not operate to reimpose the same.

In Witness Whereof the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

(CORPORATE SEAL)

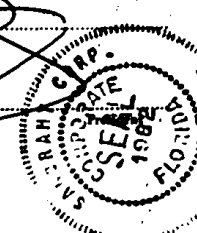
ATTEST: Secretary

Signed, sealed and delivered in the presence of:

Scott C. Thompson
Notary Public

SANDRAMY CORP.

By Robert Bakerman



STATE OF FLORIDA
COUNTY OF

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared ROBERT BAKERMAN,

well known to me to be the President of the corporation named as grantor in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

WITNESS my hand and official seal in the County and State last aforesaid this 4 day of December 1986

This instrument was prepared by and should be returned to:
SCOTT C. THOMPSON
Lowndes, Drosdick, Dexter, Kantor & Reed

This Instrument prepared by: Professional Association
Address 215 N. Eola Drive - Post Office Box 2589
Orlando, Florida 32802

Notary Public
My Commission Expires January 28, 1990
Bonded thru Hickins, Sibley & Harvey Insurance and Bonds, Inc.

DEC 4 4 47 PM '86

REC-13958 PAGE 368



EXHIBIT "A"

A portion of Tract "A" of UNIVERSITY VILLAGE EAST, according to the plat thereof, as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, described as follows:

Commencing at the Northwest corner of said Tract "A" run Southerly and along the west line of said Tract "A" 560.665 feet to the POINT OF BEGINNING of this description; thence easterly and parallel with the South line of said Tract "A" 94.00 feet; thence Northerly and parallel with the West line of said Tract "A" 25.50 feet; thence Easterly and parallel with the South line of Tract "A" 65.00 feet; thence Southerly and parallel with the West line of said Tract "A" 45.00 feet; thence Westerly and parallel to the South line of said Tract "A" 52.00 feet; thence Southerly and parallel to the West line of said Tract "A" 120.00 feet; thence Easterly and parallel to the South line of said Tract "A" 112.00 feet; thence Northerly and parallel to the West line of said Tract "A" 114.15 feet; thence Easterly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the West line of said Tract "A" 50.00 feet; thence Westerly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the west line of said Tract "A" 63.00 feet; thence Westerly and parallel to the South line of Tract "A" 60.00 feet; thence Southerly and parallel to the West line of Tract "A" 8.00 feet; thence Westerly and parallel to the South line of said Tract "A" 5.00 feet; thence Northerly and parallel to the West line of said Tract "A" 16.00 feet; thence Easterly and parallel to the South line of said Tract "A" 95.00 feet; thence Northerly and parallel to the West line of said Tract "A" 18.00 feet; thence Easterly and parallel to the South line of said Tract "A" 30.00 feet; thence Northerly and parallel to the west line of said Tract "A" 36.00 feet; thence Easterly and parallel to the South line of said Tract "A" 55.00 feet; thence Northerly and parallel to the West line of said Tract "A" 92.00 feet; thence Easterly and parallel to the South line of said Tract "A" 80.00 feet; thence Northerly and parallel to the West line of said Tract "A" 46.50 feet; thence Easterly and parallel to the South line of said Tract "A" 129.13 feet to the East line of said Tract "A"; thence Southerly along the East line of said Tract "A" 847.98 feet to the Southeast corner of said Tract "A"; thence Westerly along the South line of said Tract "A" 543.35 feet to the Southwest corner of said Tract "A"; thence Northerly along the West line of said Tract "A" 559.985 feet to the POINT OF BEGINNING of this description.

LESS AND EXCEPT:

So much of the foregoing described property lying within the East 40.00 feet of the said Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida.

TOGETHER WITH:

PARCEL B - THE BIKE PATH

The East 40.00 feet of Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, LESS AND EXCEPT the North 272.67 feet thereof.

All of said lands situate, lying and being in Broward County, Florida.

DEF 13958 PAGE 389

EXHIBIT "B" TO WARRANTY DEED FROM SANDRAMY CORP.
TO CEDAR KEY LIMITED PARTNERSHIP I
DATED DECEMBER 4, 1986

1. Taxes for the year 1987 and subsequent years, which are not yet due and payable.
2. Easement made by "UNIVERSITY VILLAGE" in favor of FLORIDA POWER AND LIGHT COMPANY dated July 23, 1976 and recorded on August 27, 1976 in Official Records Book 6705, Pages 10 et seq., Public Records of Broward County, Florida.
3. Easement to Florida Power and Light Company dated December 2, 1978 and recorded on January 24, 1979 in Official Records Book 8002, Pages 387 and 388, Public Records of Broward County, Florida.
4. Easement Agreement made by and between MAR-ETTA CORP., joined by MAR-ETTA ASSOCIATES, LTD. and DAVIE UTILITIES, INC. dated June 21, 1979 and recorded on October 5, 1979 in Official Records Book 8483, Pages 312 et seq., Public Records of Broward County, Florida.
5. Easements for canals, cuts, sluiceways, dikes and other works reserved to the Trustees of the Internal Improvement Fund in Deed No. 20, dated December 24, 1908 and recorded on January 1, 1909 in Deed Vol. No. 46, Page 240, Public Records of Dade County, Florida as partially released by virtue of that certain Quit-Claim Deed dated July 17, 1974 and recorded on August 27, 1974 in Official Records Book 5906, Page 613, Public Records of Broward County, Florida; and as further limited to, and released except as to, the easterly 35 feet of said Parcel B by virtue of that certain Quit-Claim Deed dated February 4, 1986 and recorded on February 18, 1986 in Official Records Book 13190, Page 573, Public Records of Broward County, Florida.
6. Easement for drainage purposes made by MARIO J. SCIBETTA in favor of THE CENTRAL BROWARD DRAINAGE DISTRICT, dated April 30, 1974 and recorded on June 20, 1974 in Official Records Book 5814, Page 786, Public Records of Broward County, Florida; as modified and limited to the east 35 feet of the said Parcel B by virtue of that certain Quit-Claim Deed from THE CENTRAL BROWARD DRAINAGE DISTRICT to SANDRAMY, INC., dated January 7, 1986 and recorded in Official Records Book 13112, Page 391, Public Records of Broward County, Florida, and as reflected on the Plat of University Village East, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida.

RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
F. T. JOHNSON
COUNTY ADMINISTRATOR

This Quit-Claim Deed, Executed this 4 day of December, A. D. 1986, by DARSAN CO., a Florida partnership

first party, to CEDAR KEY LIMITED PARTNERSHIP I, a Florida limited partnership whose postoffice address is 1000 North Orlando Ave., Ste. A, W.P., Fl. 32789

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 following described lot, piece or parcel of land, situate, lying and being in the County of Broward State of Florida, to-wit:

See Exhibit "A" attached hereto.

By his execution hereof, Robert Bakerman acknowledges and certifies, under oath, that he is a General Partner of DARSAN CO., First Party, and has full power and authority under the governing partnership agreement to execute this Quit Claim Deed in favor of CEDAR KEY LIMITED PARTNERSHIP I.

50 Not been Paid in Broward County for Documentary Stamp Tax as required by law. Signed: [Signature] Deputy

To Have and to Hold the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said 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. Signed, sealed and delivered in presence of:

[Signatures of Robert Bakerman and General Partner] BY: DARSAN CO., a Florida partnership

STATE OF FLORIDA, COUNTY OF

I HEREBY CERTIFY that on this day before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgments, personally appeared Robert Bakerman, General Partner of DARSAN CO.

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

WITNESS my hand and official seal in the County and State last aforesaid this 4th day of December, A. D. 1986

This instrument was prepared by and should be returned to: SCOTT C. THOMPSON

Lowndes, Drosdick, Dostar, Kantoc & Reed

Professional Association

215 N. Eola Drive - Post Office Box 2909

Notary Public My Commission Expires:

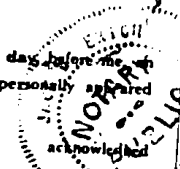
Notary Public: State of Florida at Large My Commission Expires January 27, 1990 Bonded thru Huck'she v. May & Harvey Insurance and Bonds, Inc.

This Instrument prepared by: Address

REC 13958 PAGE 391

Dec 4 4 47 PM '86

MEMO: Deputy of writing... as being satisfactory in...



[Handwritten initials]

EXHIBIT "A"

A portion of Tract "A" of UNIVERSITY VILLAGE EAST, according to the plat thereof, as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, described as follows:

Commencing at the Northwest corner of said Tract "A" run Southerly and along the west line of said Tract "A" 560.665 feet to the POINT OF BEGINNING of this description; thence easterly and parallel with the South line of said Tract "A" 94.00 feet; thence Northerly and parallel with the West line of said Tract "A" 25.50 feet; thence Easterly and parallel with the South line of Tract "A" 65.00 feet; thence Southerly and parallel with the West line of said Tract "A" 45.00 feet; thence Westerly and parallel to the South line of said Tract "A" 52.00 feet; thence Southerly and parallel to the West line of said Tract "A" 120.00 feet; thence Easterly and parallel to the South line of said Tract "A" 112.00 feet; thence Northerly and parallel to the West line of said Tract "A" 114.15 feet; thence Easterly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the West line of said Tract "A" 50.00 feet; thence Westerly and parallel to the South line of said Tract "A" 18.00 feet; thence Northerly and parallel to the west line of said Tract "A" 63.00 feet; thence Westerly and parallel to the South line of Tract "A" 60.00 feet; thence Southerly and parallel to the West line of Tract "A" 8.00 feet; thence Westerly and parallel to the South line of said Tract "A" 5.00 feet; thence Northerly and parallel to the West line of said Tract "A" 16.00 feet; thence Easterly and parallel to the South line of said Tract "A" 95.00 feet; thence Northerly and parallel to the West line of said Tract "A" 18.00 feet; thence Easterly and parallel to the South line of said Tract "A" 30.00 feet; thence Northerly and parallel to the west line of said Tract "A" 36.00 feet; thence Easterly and parallel to the South line of said Tract "A" 55.00 feet; thence Northerly and parallel to the West line of said Tract "A" 92.00 feet; thence Easterly and parallel to the South line of said Tract "A" 80.00 feet; thence Northerly and parallel to the West line of said Tract "A" 46.50 feet; thence Easterly and parallel to the South line of said Tract "A" 129.13 feet to the East line of said Tract "A"; thence Southerly along the East line of said Tract "A" 847.98 feet to the Southeast corner of said Tract "A"; thence Westerly along the South line of said Tract "A" 543.35 feet to the Southwest corner of said Tract "A"; thence Northerly along the West line of said Tract "A" 559.985 feet to the POINT OF BEGINNING of this description.

LESS AND EXCEPT:

So much of the foregoing described property lying within the East 40.00 feet of the said Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida.

TOGETHER WITH:

PARCEL B - THE BIKE PATH

The East 40.00 feet of Tract "A" of UNIVERSITY VILLAGE EAST, according to the Plat thereof as recorded in Plat Book 84, Page 11, Public Records of Broward County, Florida, LESS AND EXCEPT the North 272.67 feet thereof.

All of said lands situate, lying and being in Broward County, Florida.

RECORDED IN THE OFFICIAL RECORDS
OF BROWARD COUNTY, FLORIDA
E. T. JOHNSON
COUNTY ADMINISTRATOR

OFF
REC 13958 PAGE 392

File Instrument
State of Delaware
215 N. Market Street
Wilmington, Delaware 19801

State of Delaware



89085759

Office of Secretary of State

I, MICHAEL HARKINS, SECRETARY OF STATE OF THE STATE OF DELAWARE DO HEREBY CERTIFY THE ATTACHED IS A TRUE AND CORRECT COPY OF THE CERTIFICATE OF MERGER OF CEDAR KEY LIMITED PARTNERSHIP I A LIMITED PARTNERSHIP FORMED UNDER THE LAWS OF THE STATE OF FLORIDA, MERGING WITH AND INTO CEDAR KEY LIMITED PARTNERHSHIP I, A LIMITED PARTNERSHIP FORMED UNDER THE LAWS OF THE STATE OF DELAWARE, UNDER THE NAME OF CEDAR KEY LIMITED PARTNERSHIP I, AS RECEIVED AND FILED IN THIS OFFICE THE FOURTEENTH DAY OF FEBRUARY, A.D. 1989, AT 1:10 O'CLOCK P.M.

AND I DO HEREBY FURTHER CERTIFY THAT THE AFORESAID LIMITED PARTNERSHIP SHALL BE GOVENRED BY THE LAWS OF THE STATE OF DELAWARE.



899045059

Michael Harkins
Michael Harkins, Secretary of State

AUTHENTICATION: *J. [unclear]*
DATE: 2/16/1989

JK 62354 938

13

CERTIFICATE OF MERGER
OF
CEDAR KEY LIMITED PARTNERSHIP I

February 14, 1989

FILED
FEB 14 1989

1:10 pm

The undersigned limited partnership formed and existing under and by virtue of the Delaware Revised Uniform Limited Partnership Act, 6 Del.C. § 17-101, et seq. (the "Act"),

DOES HEREBY CERTIFY:

FIRST: The name and jurisdiction of formation or organization of each of the constituent entities which are to merge is as follows:

<u>Name</u>	<u>State of Jurisdiction of Formation</u>
Cedar Key Limited Partnership I	Delaware
Cedar Key Limited Partnership I	Florida

SECOND: An Agreement of Merger has been approved and executed by both Cedar Key Limited Partnership I, a Delaware limited partnership, and Cedar Key Limited Partnership I, a Florida limited partnership, in accordance with § 17-211 of the Act.

THIRD: The name of the surviving Delaware limited partnership is Cedar Key Limited Partnership I.

FOURTH: The Certificate of Limited Partnership of Cedar Key Limited Partnership I, a Delaware limited partnership, the surviving limited partnership, shall be the certificate of limited partnership of the surviving limited partnership.

FIFTH: The merger of Cedar Key Limited Partnership I, a Florida limited partnership, into Cedar Key Limited Partnership I, a Delaware limited partnership, shall be effective upon the filing in the office of the Secretary of State of the State of Delaware of this Certificate of Merger.

BK 6235PG 939

SIXTH: The executed Agreement of Merger is on file at the principal place of business of the surviving limited partnership. The address of the principal place of business of the surviving limited partnership is 1000 North Orlando Avenue, Suite A, Winter Park, Florida 32789.

SEVENTH: A copy of the Agreement of Merger will be furnished by the surviving limited partnership, on request and without cost, to any partner of the surviving limited partnership or any person who held an interest in the merged Florida limited partnership.

CEDAR KEY LIMITED PARTNERSHIP I

By: Picerne Cedar Limited Partnership,
General Partner

By: Picerne Siesta Development, Inc.,
its general partner

By: 

Title: President

BK 6235 PG 940

SCOTT COUNTY OFFICIAL RECORDS BOOK
OF SCOTT COUNTY, FLORIDA
L. A. HESTER
COUNTY ADMINISTRATOR

Cedar Key Apt

87083131

MAINTENANCE AGREEMENT

THIS AGREEMENT made and entered into this _____ day of FEBRUARY, 1987, by and between CENTRAL BROWARD DRAINAGE DISTRICT a political subdivision of the State of Florida, hereinafter referred to as "The District", and CEDAR KEY LIMITED PARTNERSHIP I, a FLORIDA LIMITED PARTNERSHIP qualified to do business in the State of Florida hereinafter referred to as "the Developer".

RECITALS:

- A. The District is a political subdivision of the State of Florida charged with the responsibility of effecting drainage within its geographical boundaries.
- B. The Developer, is a FLORIDA LIMITED PARTNERSHIP developing that project known as, CEDAR KEY APARTMENTS, which development is situated entirely within the geographical boundaries of the District.
- C. As a part of the development of CEDAR KEY APARTMENTS intends to install lakes, canals and other types of water courses for drainage.
- D. The District requires that such water courses be properly maintained and The Developer has agreed to effect such maintenance and the parties desire to reduce such agreement to writing .

NOW, THEREFORE, in consideration of the mutual promises each to the other running, and other good and valuable consideration, the parties agree as follows:

- A. The Developer shall be responsible for and shall bear the cost of maintaining in good condition, as the same is hereinafter defined, all lakes, canals, swales, retention areas, berms and drainage channels, hereinafter collectively referred to as "water courses", which may be on or about the real property described on Exhibit "A" attached hereto.
- B. The Developer shall also be responsible for the constant maintenance and care for areas designated for RETENTION quantitatively described in Exhibit "B" attached hereto. Said Exhibit "B" shall be prepared by a registered professional engineer in the State of Florida.
- C. That "good condition" shall be that standard of care and maintenance as may be established from time to time by the District and shall be deemed to include, but not limited to, the control of weeds and other vegetation and the maintenance of slope and depth.
- D. That the District will have the right and authority to enter upon and cross over the property described on Exhibit "A" hereto for the purpose of inspecting the water courses, and in the event that the District determines that the maintenance of said water courses do not meet the standards established by the District, notice will be given by the District to the Developer and the Developer will be given a period of 15 days from and after the mailing of such notice within which to remedy such defect or obtain from the District, in writing, an extension, for good cause shown, of the time within which to remedy such defect; failing either of the foregoing, the District may, at its option, correct such defect for and on behalf of the Developer.
- E. That in the event that the District is required to perform such maintenance on behalf of the Developer, then and in such event, the District shall be deemed to have a lien against the Developer's property, which lien will be inferior only to any existing first mortgage then encumbering said property, ad valorem taxes and such other

87 FEB 26 AM 11:36

REC 14202 PAGE 44



FEE ITEM
RETURN TO
FRONT RECORDING

PLEASE RETURN TO CENTRAL BROWARD DRAINAGE DISTRICT
8020 STIRLING ROAD (DAVIE)
HOLLYWOOD, FLORIDA 33024

Cedar Key apt

liens, impositions and assessments as may be given priority by applicable statutes, and said liens shall be for all such costs incurred by the District together with interest thereon computed at 18% per annum. Any lien pursuant to this paragraph shall be effective upon recording in the Broward County Public Records. In the further event that the District is required to foreclose its lien, then and in such event, the District will be entitled additionally to receive its reasonable attorney fees and costs expended in connection with such foreclosure or collection procedure.

- F. Should the Developer subdivide the property described on Exhibit "A" hereto, the Developer's obligation to maintain shall devolve upon the individual purchasers of the subdivided parcels, their heirs, successors and assigns, and shall be a covenant to run with the land. Regardless of whether or not the Developer subdivides such property, their obligation to maintain shall be binding upon its heirs, successors and assigns and shall be covenant running with the land.
- G. This Agreement shall be governed by the laws of the State of Florida.
- H. In any action to enforce the terms of this Agreement, whether suit be brought or not, the prevailing parties shall be entitled to a reasonable attorney's fee and cost.
- I. This Agreement shall be placed of record among the Public Records of Broward County, Florida, the Developer to bear the cost.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals the day and year first above written.

Witnessed by:

 As to District

 As to Developer

CENTRAL BROWARD DRAINAGE DISTRICT

 Attest _____
 Secretary

CEDAR KEY LIMITED PARTNERSHIP I
 BY: PICERNE DEVELOPMENT CORPORATION OF FLORIDA
 GENERAL PARTNER
 By _____
 ROBERT M. PICERNE President
 (SEAL)

REC 14202 PAGE 445

PLEASE RETURN TO:
CENTRAL BROWARD DRAINAGE DISTRICT
8020 STIRLING ROAD (DAVIE)
HOLLYWOOD, FLORIDA 33024

Cedar Key Apt

STATE OF FLORIDA)

COUNTY OF ORANGE)

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments personally appeared ROBERT M. PICERNE, PRESIDENT OF PICERNE DEVELOPMENT CORPORATION OF FLORIDA,
GENERAL PARTNER

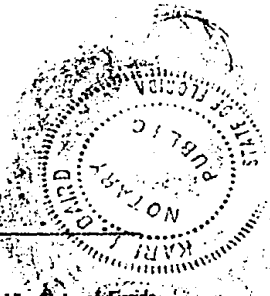
of CEDAR KEY LIMITED PARTNERSHIP I to me known to be the persons, described in and who executed the foregoing Maintenance Agreement and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the county and state last aforesaid this 10th day of FEBRUARY, 1987

Kari L. Baird

Notary Public

My commission expires: Notary Public, State of Florida
My Commission Expires Oct. 29, 1988
Bonded Thru Toy Fair Insurance, Inc.



STATE OF FLORIDA)

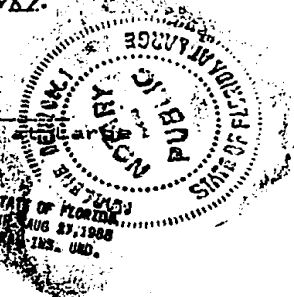
COUNTY OF BROWARD)

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments personally appeared Vincent J. Palotta & Frank E. Steward as Chairman and Secretary of the CENTRAL BROWARD DRAINAGE DISTRICT to me known to be the persons described in and who executed the foregoing Maintenance Agreement and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the county and state last aforesaid this 20 day of FEBRUARY, 1987.

Mildred Demico
Notary Public, State of Florida

My commission expires: Notary Public, State of Florida
My Commission Expires AUG 27, 1988
BONDED THRU GENERAL INS. UND.



OFF
REC 14202 PAGE 446

PLEASE RETURN TO:

CENTRAL BROWARD DRAINAGE DISTRICT
8020 STIRLING ROAD (DAVIE)
HOLLYWOOD, FLORIDA 33024

Cedar Key Apt

EXHIBIT "A"

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- 4 - RETURN TO:

CENTRAL BROWARD DRAINAGE DISTRICT
8020 STIRLING ROAD (DAVIE)
HOLLYWOOD, FLORIDA 33024

OFF REC 14202 PAGE 447

Cedar Key apt

EXHIBIT "B"

Retention areas, as so designated in the approved paving and draining plans, shall be maintained at a minimum volume of 24,780 cubic feet, and shall not be filled above the normal water elevation of 3.00 feet.

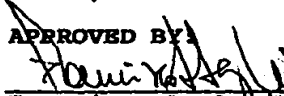
PREPARED BY:

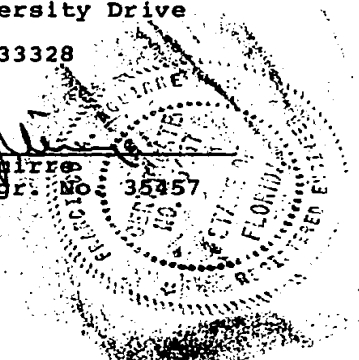
Associated Engineers and Surveyors, Inc.

ADDRESS:

4801 South University Drive
Suite 228
Davie, Florida 33328

APPROVED BY:


Francisco A. Aguirre
Florida Reg. Engr. No. 35457



RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
F. T. JOHNSON
COUNTY ADMINISTRATOR

REC 14202 PAGE 448

- 5 -

PLEASE RETURN TO:

CENTRAL BROWARD DRAINAGE DISTRICT
8020 STIRLING ROAD (DAVIE)
HOLLYWOOD, FLORIDA 33024

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

DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

CEDAR KEY LIMITED PARTNERSHIP I
1000 NORTH ORLANDO AVE., STE. A
W.P., FL 32789

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 2806 S UNIVERSITY DRIVE, DAVIE, FL 33328 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 August 30, 2019\$3,281.43
- Or
- * Estimated Amount due if paid by September 17, 2019\$3,319.55

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 18, 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: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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CEDAR KEY LIMITED PARTNERSHIP I
1000 N. ORLANDO AVENUE, SUITE A
WINTER PARK, FL 32789

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 2806 S UNIVERSITY DRIVE, DAVIE, FL 33328 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: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
1200 S PINE ISLAND RD #250
PLANTATION, FL 33324

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 2806 S UNIVERSITY DRIVE, DAVIE, FL 33328 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: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
2806 S UNIVERSITY DR
DAVIE, FL 33328

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DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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CEDAR KEY LIMITED PARTNERSHIP I
C/O FILDES, RICHARD J.
% LOWNDES, DROSDICK, DOSTER ET AL
215 N EOLA DR
ORLANDO, FL 32802

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- * Estimated Amount due if paid by August 30, 2019\$3,281.43
- Or
- * Estimated Amount due if paid by September 17, 2019\$3,319.55

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 18, 2019 UNLESS ALL BACK TAXES ARE PAID PRIOR TO AUCTION.

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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: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

MAR-ETTA LTD
%CONNIE MARIE MARTORELLA
2029 JUPITER BLVD SW
PALM BAY, FL 32908

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 2806 S UNIVERSITY DRIVE, DAVIE, FL 33328 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: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

RONALD L PIZZELLA REV TR
PIZZELLA, RONALD TRSTE
406 N 61 AVE
HOLLYWOOD, FL 33024

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

DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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

SUNDANCE AT DAVIE CONDOMINIUM ASSOCIATION, INC
2876 S UNIVERSITY DR CLUBHOUSE
DAVIE, FL 33328

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

DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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SUNDANCE AT DAVIE CONDOMINIUM ASSOCIATION, INC
C/O ROBERT KELLY
2514 HOLLYWOOD BLVD STE 307
HOLLYWOOD, FL 33020

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DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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TOWN OF DAVIE
6591 ORANGE DR
DAVIE, FL 33314

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

DATE: August 1st, 2019
PROPERTY ID # 504121-08-0012 (TD # 43058)

WARNING

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UNIVERSITY VILLAGE EAST CONDOMINIUM II ASSOCIATION, INC
8560 W STATE RD 84
DAVIE, FL 33324

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RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

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UNIVERSITY VILLAGE EAST CONDOMINIUM II ASSOCIATION, INC
C/O NEXT GENERATION MANAGEMENT SERVICES LLC
8560 W STATE RD 84
DAVIE, FL 33324

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RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION

DATE: August 1st, 2019
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UNIVERSITY VILLAGE EAST CONDOMINIUM II ASSOCIATION, INC
C/O STEVENS & GOLDWYN PA
2 S UNIVERSITY DR STE 329
PLANTATION, FL 33324

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

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TD 43058 SEPTEMBER 2019 WARNING
UNIVERSITY VILLAGE EAST CONDOMINIUM II ASSOCIATION, INC
C/O NEXT GENERATION MANAGEMENT SERVICES LLC
8560 W STATE RD 84
DAVIE, FL 33324

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<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

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Total Postage

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Street and Ap

City, State, Z

TD 43058 SEPTEMBER 2019 WARNING
UNIVERSITY VILLAGE EAST CONDOMINIUM II
ASSOCIATION, INC
C/O STEVENS & GOLDWYN PA
2 S UNIVERSITY DR STE 329
PLANTATION, FL 33324

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Street and Apt

City, State, Zip

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UNIVERSITY VILLAGE EAST CONDOMINIUM II
ASSOCIATION, INC
8560 W STATE RD 84
DAVIE, FL 33324

7019 0140 0000 3870 1744

PS Form 3800

See Reverse for Instructions

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<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

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Total Postage \$ _____

TD 43058 SEPTEMBER 2019 WARNING
TOWN OF DAVIE
6591 ORANGE DR
DAVIE, FL 33314

Sent To _____
Street and Apt. _____
City, State, ZIP _____

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 Adult Signature Restricted Delivery \$ _____

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Postage
\$ _____
Total Postage \$ _____

Sent To
Street and Apt.
City, State, ZIP

TD 43058 SEPTEMBER 2019 WARNING
SUNDANCE AT DAVIE CONDOMINIUM ASSOCIATION, INC
C/O ROBERT KELLY
2514 HOLLYWOOD BLVD STE 307
HOLLYWOOD, FL 33020

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Postage
\$ _____

Total Postage
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SUNDANCE AT DAVIE CONDOMINIUM ASSOCIATION, INC
2876 S UNIVERSITY DR CLUBHOUSE
DAVIE, FL 33328

Sent To _____
Street and Apt. _____
City, State, ZIP _____

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- Certified Mail Restricted Delivery \$ _____
- Adult Signature Required \$ _____
- Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

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Total Postage & Fees

\$

Sent To

Street and Apt. #

City, State, ZIP+4

TD 43058 SEPTEMBER 2019 WARNING

RONALD L PIZZELLA REV TR

PIZZELLA, RONALD TRSTE

406 N 61 AVE

HOLLYWOOD, FL 33024

7019 0140 0000 3870 1706

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Postmark
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Postage

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Total Postage

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Sent To

Street and Apt.

City, State, ZIP

TD 43058 SEPTEMBER 2019 WARNING

CEDAR KEY LIMITED PARTNERSHIP I

C/O FILDES, RICHARD J.

% LOWNDES, DROSDICK, DOSTER ET AL

215 N EOLA DR

ORLANDO, FL 32802

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

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MAR-ETTA LTD
%CONNIE MARIE MARTORELLA
2029 JUPITER BLVD SW
PALM BAY, FL 32908

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- 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 Ap

City, State, Zi

TD 43058 SEPTEMBER 2019 WARNING

CEDAR KEY LIMITED PARTNERSHIP I

% CT CORPORATION SYSTEM

2806 S UNIVERSITY DR

DAVIE, FL 33328

7019 0140 0000 3870 1676

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 1

\$

Sent 1

Street

City, S

TD 43058 SEPTEMBER 2019 WARNING
CEDAR KEY LIMITED PARTNERSHIP I
% CT CORPORATION SYSTEM
1200 S PINE ISLAND RD #250
PLANTATION, FL 33324

6991 029E 0000 04TD 6TD

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 Apt. _____
City, State, ZIP _____

TD 43058 SEPTEMBER 2019 WARNING
CEDAR KEY LIMITED PARTNERSHIP I
1000 N. ORLANDO AVENUE, SUITE A
WINTER PARK, FL 32789

2591 028E 0000 0410 6100

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 Apt. _____
City, State, ZIP _____

TD 43058 SEPTEMBER 2019 WARNING
CEDAR KEY LIMITED PARTNERSHIP I
1000 NORTH ORLANDO AVE., STE. A
W.P., FL 32789

7019 0140 0000 3870 1645

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 43058 SEPTEMBER 2019 WARNING
 CEDAR KEY LIMITED PARTNERSHIP I
 C/O FILDES, RICHARD J.
 % LOVINDES, DROSDICK, DOSTER ET AL
 215 N EOLA DR
 ORLANDO, FL 32802



2. Article Number (Transfer from service label)

7019 0140 0000 3870 1683

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Tessa Folsom* Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
 TESSA FOLSOM 8/12/19

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

3. Service Type
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
- 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 43058 SEPTEMBER 2019 WARNING
 SUNDANCE AT DAVIE CONDOMINIUM ASSOCIATION, INC
 C/O ROBERT KELLY
 2514 HOLLYWOOD BLVD STE 307
 HOLLYWOOD, FL 33020



2. Article Number (Transfer from service label)

7019 0140 0000 3870 1720

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 x *June Kelly* Agent Addressee
 B. Received by (Printed Name) *June Kelly* C. Date of Delivery *8/12/19*
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Insured Mail™ | |
| <input type="checkbox"/> Mail Restricted Delivery (00) | |

08 / 17710 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 43058 SEPTEMBER 2019 WARNING
 UNIVERSITY VILLAGE EAST CONDOMINIUM II ASSOCIATION, INC
 C/O NEXT GENERATION MANAGEMENT SERVICES LLC
 8560 W STATE RD 84
 DAVIE, FL 33324



9590 9402 4173 8092 1400 49

2. Article Number (Transfer from service label)

7019 0140 0000 3870 1751

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *AK* Agent Addressee

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

Angela Belle *9/12/19*

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
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation 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 43058 SEPTEMBER 2019 WARNING
 UNIVERSITY VILLAGE EAST CONDOMINIUM II
 ASSOCIATION, INC
 8560 W STATE RD 84
 DAVIE, FL 33324



2. Article Number (Transfer from service label)

7019 0140 0000 3870 1744

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
 Angela Mello 8/14/9

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

3. Service Type

<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®
<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™
<input type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery
<input type="checkbox"/> Certified Mail Restricted Delivery	<input type="checkbox"/> Return Receipt for Merchandise
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery Restricted Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery

RECEIVED

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 43058 SEPTEMBER 2019 WARNING
 CEDAR KEY LIMITED PARTNERSHIP I
 % CT CORPORATION SYSTEM
 1200 S PINE ISLAND RD #250
 PLANTATION, FL 33324



2. Article Number (Transfer from service label)

7019 0140 0000 3870 1669

COMPLETE THIS SECTION ON DELIVERY

A. Signature **AUG 12 2019** Agent
X Addressee
 B. Received by **CT CORPORATION** Date of Delivery

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

- 3. Service Type**
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
| <input type="checkbox"/> Insured Mail | |

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 43058 SEPTEMBER 2019 WARNING
 TOWN OF DAVIE
 6591 ORANGE DR
 DAVIE, FL 33314



2. Article Number (Transfer from service label)

7004 0040 0000 3870 1737

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *[Signature]* Agent
 Addressee

B. Received by (Printed Name)

Rebecca Santo

C. Date of Delivery

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

3. Service Type

- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |