



**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: 12/18/2019

REPORT EFFECTIVE DATE: 20 YEARS UP TO 12/16/2019

CERTIFICATE # 2016-14687

ACCOUNT # 504234340040

ALTERNATE KEY # 537210

TAX DEED APPLICATION # 44753

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 4, Block 3, of RESUBDIVISION OF TRACT "A", ANDERSON'S SUBDIVISION, according to the plat thereof, recorded in Plat Book 44, Page 46, of the Public Records of Broward County, Florida.

PROPERTY ADDRESS: 711 NW 8 AVENUE, DANIA BEACH FL 33004-2328

OWNER OF RECORD ON CURRENT TAX ROLL:

ROGER SCOTT HELWIG

711 NW 8 AVE

DANIA BEACH, FL 33004-2328 (Matches Property Appraiser records.)

APPARENT TITLE HOLDER & ADDRESS OF RECORD:

ROGER SCOTT HELWIG

OR: 14355, Page: 302

711 N.W. 8TH AVENUE

DANIA, FL 33004 (Per Deed)

MORTGAGE HOLDER OF RECORD:

None found.

LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

BEAMIF A LLC

PO BOX 885

BOCA RATON, FL 33429 (Tax Deed Applicant)

CITY OF DANIA BEACH

OR: 47947, Page: 1316

FINANCE DIRECTOR

OR: 48070, Page: 1628

100 WEST DANIA BEACH BOULEVARD

Instrument: 116138392

DANIA BEACH, FL 33004 (Per Orders)

PROPERTY INFORMATION REPORT – CONTINUED

PARCEL IDENTIFICATION NUMBER: 5042 34 34 0040

CURRENT ASSESSED VALUE: \$119,400

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:

None found.

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.

Suzette Servas

Title Examiner



Site Address	711 NW 8 AVENUE, DANIA BEACH FL 33004-2328	ID #	5042 34 34 0040
Property Owner	HELWIG, ROGER SCOTT	Millage	0413
Mailing Address	711 NW 8 AVE DANIA BEACH FL 33004-2328	Use	01
Abbr Legal Description	ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3		

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
2019	\$48,920	\$174,750	\$223,670	\$119,400	
2018	\$48,920	\$134,440	\$183,360	\$117,180	\$2,072.31
2017	\$48,920	\$117,070	\$165,990	\$114,770	\$2,030.90

2019 Exemptions and Taxable Values by Taxing Authority				
	County	School Board	Municipal	Independent
Just Value	\$223,670	\$223,670	\$223,670	\$223,670
Portability	0	0	0	0
Assessed/SOH 94	\$119,400	\$119,400	\$119,400	\$119,400
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	\$69,400	\$94,400	\$69,400	\$69,400

Sales History			
Date	Type	Price	Book/Page or CIN
4/1/1987	WD	\$80,000	14355 / 302
8/1/1966	WD	\$20,000	

Land Calculations		
Price	Factor	Type
\$7.50	6,522	SF
Adj. Bldg. S.F. (Card, Sketch)		1557
Units/Beds/Baths		1/3/2
Eff./Act. Year Built: 1970/1966		

Special Assessments								
Fire	Garb	Light	Drain	Impr	Safe	Storm	Clean	Misc
04	V					DS		
R	1							
1						1		

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

CERTIFICATE OF MAILING NOTICES

Tax Deed #44753

**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 2020, 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:

ROGER SCOTT HELWIG
711 N.W. 8TH AVENUE
DANIA BEACH, FL 33004

CITY OF DANIA BEACH
FINANCE DIRECTOR
100 WEST DANIA BEACH
BOULEVARD
DANIA BEACH, FL 33004

CITY OF DANIA BEACH
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

CITY OF DANIA BEACH
ATTN CODE COMPLIANCE
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

LUCAS, VICTOR
710 NW 9 AVE
DANIA BEACH, FL 33004

SAVANNA PROPERTIES LLC
800 S FEDERAL HWY
HOLLYWOOD, FL 33020

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 2020 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**

19

Broward County, Florida

INSTR # 116346419
Recorded 02/12/20 at 02:30 PM
Broward County Commission
1 Page(s)
#19

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 44753

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: 504234-34-0040
Certificate Number: 14687
Date of Issuance: 05/25/2017
Certificate Holder: BEAMIF A LLC
Description of Property: ANDERSONS SUB-SUB OF TRACT A
44-46 B
LOT 4 BLK 3

Name in which assessed: HELWIG, ROGER SCOTT
Legal Titleholders: HELWIG, ROGER SCOTT
711 NW 8 AVE
DANIA BEACH, FL 33004-2328

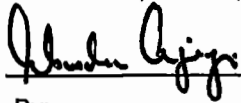
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 20th day of May, 2020. 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 3rd day of February, 2020.

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: 04/16/2020, 04/23/2020, 04/30/2020 & 05/07/2020
Minimum Bid: 71275.22

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

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Description of Property: ANDERSONS SUB-SUB OF TRACT A
44-46 B
LOT 4 BLK 3

Name in which assessed: HELWIG,ROGER SCOTT
Legal Titleholders: HELWIG,ROGER SCOTT
711 NW 8 AVE
DANIA BEACH, FL 33004-2328

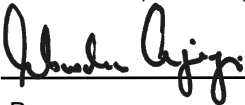
All of said property being in the County of Broward, State of Florida.

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

Dated this 28th day of February, 2020.

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: 04/16/2020, 04/23/2020, 04/30/2020 & 05/07/2020
Minimum Bid: 71577.22

BROWARD COUNTY SHERIFF'S OFFICE

2601 West Broward Blvd Fort Lauderdale, Florida 33312

Sheriff # 20016614

Broward County, Florida VS Roger Scott Helwig

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **Roger Scott Helwig 711 NW 8 Avenue Dania Beach FL 33004**

RETURN OF SERVICE



Court Case # TD 44753

Received by CCN 8165

04/13/2020 12:54 PM

Served:

Not Served:

Broward County Revenue-Delinquent Tax Section
115 S. Andrews Ave.
Room A-100
Fort Lauderdale FL 33301

Date: 04/13/2020 Time: 9:49 AM

On Roger Scott Helwig 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 copy of the complaint petition or initial pleading by the following method:

INDIVIDUAL SERVICE

COMMENTS: hand delivered

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

**Gregory Tony, Sheriff
Broward County, Florida**

By: *W. Ortiz #8165*
W. Ortiz, #8165

D.S.

RECEIPT INFORMATION

EXECUTION COSTS

DEMAND/LEVY INFORMATION

Receipt #	
Check #	
Service Fee	\$0.00
On Account	\$0.00
Quantity	
Original	1
Services	1

Judgment Date	n/a
Judgment Amount	\$0.00
Current Interest Rate	0.00%
Interest Amount	\$0.00
Liquidation Fee	\$0.00
Sheriff's Fees	\$0.00
Sheriff's Cost	\$0.00
Total Amount	\$0.00

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 504234-34-0040 (TD #44753)

RECEIVED SHERIFF
2020 APR -7 AM 9:57
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, 2020\$9,522.30
- Or
- * Amount due if paid by May 19, 2020\$9,639.43

*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 20, 2020 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

HELWIG, ROGER SCOTT
711 NW 8 AVENUE
DANIA BEACH, FL 33004-2328

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

87164812

25000.2229
This instrument was prepared by:
CRAIG R. STONE, ESQ.
SHAFFNER & STONE, P.A.
2395 Davis Boulevard
FT. LAUDERDALE, FLORIDA 33312

Warranty Deed

(STATUTORY FORM—SECTION 689.02 F.S.)

This Indenture, Made this 15th day of April 1987, Between

JOHN G. TWIETMEYER and ANNA S. TWIETMEYER, his wife
of the County of Broward, State of Florida, grantor*, and

ROGER SCOTT HELWIG,
whose post office address is 711 N.W. 8th Avenue, Dania, Florida 33004
of the County of Broward, State of Florida, grantee*.

Witnesseth, That said grantor, for and in consideration of the sum of
Ten and 00/100----- 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 4, Block 3, of RESUBDIVISION OF TRACT "A",
ANDERSON'S SUBDIVISION, according to the plat
thereof, recorded in Plat Book 44, Page 46,
of the Public Records of Broward County,
Florida.

SUBJECT TO: Taxes for the year 1987 and subsequent years;
and easements, restrictions, limitations and zoning regula-
tions, if any, of record.

140000
Notary Public
Alice B. [Signature] Deputy

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:

[Signature] (Seal)
JOHN G. TWIETMEYER
[Signature] (Seal)
ANNA S. TWIETMEYER, his wife
[Signature] (Seal)
GILLENE BRUCE
COUNTY CLERK

STATE OF FLORIDA
COUNTY OF BROWARD

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared

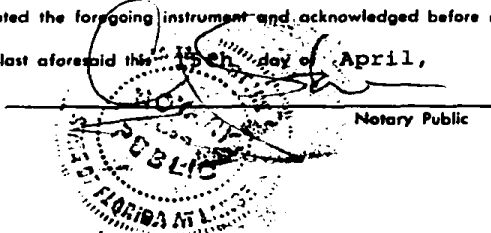
JOHN G. TWIETMEYER and ANNA S. TWIETMEYER, his wife,

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 15th day of April, 19 87.

My commission expires:

NOTARY PUBLIC STATE OF FLORIDA
PROFESSIONAL NO. 101,110,000
EXPIRES THIS 01/01/1992



Notary Public

→ RETURN TO:
ELLIS, SPENCER, BUTLER & KISSLAN
P. O. Box 6
1909 Tyler Street
Hollywood, Florida

97 SEP 17 AM 10 01

OFF 14355 PAGE 302

PREPARED BY:
TIMOTHY M. RYAN, ESQ.
Special City Attorney
City of Dania Beach
700 East Dania Beach Boulevard
Dania Beach, Florida 33004

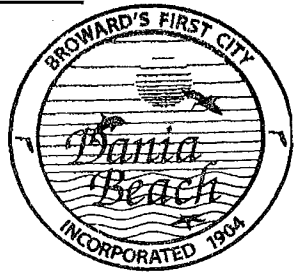
RETURN TO:
FINANCE DIRECTOR
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, Florida 33004

CERTIFIED COPY OF ORDER OF THE CODE ENFORCEMENT SPECIAL MAGISTRATE

STATE OF FLORIDA)
)
BROWARD COUNTY)

I DO HEREBY CERTIFY the within and foregoing is a true and correct copy of the original as it appears on record and file in the office of the Clerk of the Code Enforcement Special Magistrate of the City of Dania Beach, Broward County, Florida, and that same is in full force and effect.

WITNESS my hand and official seal at Dania Beach, Florida, this 20 day of May, 2011



CITY OF DANIA BEACH
By: Louise Stilson
Louise Stilson
City Clerk

NAME: ROGER SCOTT HELWIG

FOLIO: 0234-34-0040

CEB/CASE# 10-1055 SUPP.ORDER/CLAIM OF LIEN & FINAL ORDER

Supplemental Order/Claim of Lien
#10-1055
Page 1

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 10-1055
Municipal Corporation,

PETITIONER, : FINAL ORDER

vs. :

ROGER SCOTT HELWIG

RESPONDENT(S). :

SUPPLEMENTAL ORDER /CLAIM OF LIEN

The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having received the notice and testimony of Code Officer Warren Ostrofsky, on the City's Motion to Confirm Fine held on May 5, 2011, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
2. That the Code Compliance Special Magistrate did issue on November 4, 2010, a Final Order in the above-captioned case commanding the Respondent(s), Roger Scott Helwig, to bring the violations specified in the Final Order into compliance on or before December 14, 2010, or pay a fine in the amount of \$150.00 per day for each day of non-compliance thereafter.
3. The violations found by the Code Compliance Special Magistrate and entered in the Final Order occurred on the following described real property located 711 NW 8 AVENUE, Dania Beach, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3 (# 0234 34 0040).
4. Respondent(s) did not comply with the Final Order on or before December 14, 2010. There are violations stated in the Final Order which still exist on the Property.

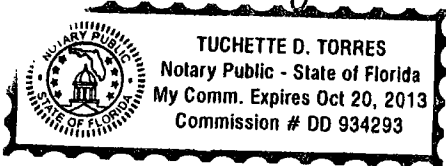
supplemental Order/Claim of Lien
#10-1055
Page 2

5. The fine stated in the Final Order is confirmed and ratified and shall accrue at the per diem rate specified until such time as the Respondent(s) has/have complied with the Final Order. Upon complying, **the Respondent(s) MUST notify** the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied.

6. The fine shall constitute a lien against the above-described real property and it shall be a lien against any other real or personal property owned by Respondent(s).

DONE and ORDERED at Dania Beach, Broward County, Florida, on

18th day of MAY, 2011.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Richard Conner, Esq.

Notary Seal:

Sworn and subscribed before me on
May 18, 2011.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Richard Conner is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Supplemental Order/Claim of Lien was mailed to the Respondent(s) on May 18, 2011.

CERTIFIED MAIL # 7010 3090 0001 3262 1296

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
tt

Return to: Code Compliance
City of Dania Beach
100 West Dania Beach Blvd.
Dania Beach, FL 33004

Final Order
#10-1055
Page 1

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida Municipal Corporation,	:	CASE # 10-1055
PETITIONER,	:	
vs.	:	
ROGER SCOTT HELWIG	:	
RESPONDENT(S).	:	

**FINAL ORDER OF THE DANIA BEACH CODE COMPLIANCE SPECIAL
MAGISTRATE**

This proceeding came on for Formal Hearing on November 4, 2010, after notice. Based upon the evidence presented, the Code Compliance Special Magistrate makes the following findings of fact and conclusions of law:

- a. The Code Compliance Special Magistrate has jurisdiction of the Respondent(s) and the subject matter of this action.
- b. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
- c. Respondent(s), Roger Scott Helwig, did allow the following code violations to exist at property Respondent(s) owns/own, located at 711 NW 8 Avenue, Dania Beach, Florida, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3 (# 0234 34 0040):
 - 1. DBCC 13-34 (a) Nuisance Accumulation. It is unlawful for any owner or operator of premises within the city to allow the accumulation of or to accumulate any garbage,

Final Order
#10-1055
Page 2

litter, stagnant water, trash, untended vegetation, or to allow any discoloration, or any nuisance as defined in section 13-21 upon the premises. There are wood, ladders, chairs, and bagged mulch stored on the premises. All trash and litter on the premises must be removed.

2. DBCC 13-74 (c) Removal of Items. No garbage, trash or recyclables to be collected by a private hauler, or the city's hauler, shall be placed on the right-of-way for a period longer than twenty-four (24) hours prior to collection.

All garbage carts and all other receptacles shall be removed from the road right-of-way and from the front yard of any residential property no later than dusk of the day of collection. The garbage container is being stored in the front yard after the day of collection.

3. DBCC 14-2 (a) Junked and Abandoned Vehicles. It is unlawful to park, store, have, or permit parking or storage of any junked and abandoned vehicle of any kind or parts thereof upon any private property. There is a trailer without a tag and a broken wheel.

Upon consideration by the Special Magistrate, it is ORDERED:

1. Respondent(s) has/have been found to be in violation of the above described code sections listed in paragraph(s) c.(1) through c.(3). A fine of \$150.00 per day will begin running on December 14, 2010.

The City of Dania Beach shall have and recover from Respondent(s), for the foregoing violations listed above, a fine of \$150.00 per day beginning December 14, 2010.

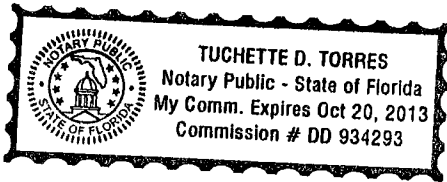
The fine shall continue until the violations come into compliance with the sections of the City Code upon requested inspection. Upon complying, the Respondent(s) MUST notify the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied. If the Respondent(s) does/do not notify the City's Code Compliance Department, an officer will not inspect the property and the fine will continue to be imposed each day until a

Final Order
#10-1055
Page 3

Code Officer is notified, inspects the property and determines the property to be in compliance with this order. The fine shall constitute a lien upon the real property and personal property of the Respondent(s).

2. In addition, the Special Magistrate has also assessed an additional fine of \$100.00 to cover costs incurred by the City in the prosecution of this matter. Said amount is now due, and must be paid prior to the compliance date as ordered. If not paid, this fine may also constitute a lien against the above referenced property which may also be actionable by law.

In the event this Final Order is recorded as a lien, a charge will be imposed to record the Final Order and any lien satisfaction. ORDERED at Dania Beach, Broward County, Florida, on November 18, 2010.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me on November 18, 2010.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Gordon Linn is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Final Order was mailed to the Respondent(s) on November 18, 2010.

7010 2780 0001 4212 5363

CERTIFIED MAIL #

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
sm

PREPARED BY:
TIMOTHY M. RYAN, ESQ.
Special City Attorney
City of Dania Beach
700 East Dania Beach Boulevard
Dania Beach, Florida 33004

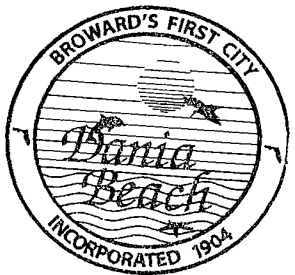
RETURN TO:
FINANCE DIRECTOR
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, Florida 33004

CERTIFIED COPY OF ORDER OF THE CODE ENFORCEMENT SPECIAL MAGISTRATE

STATE OF FLORIDA)
)
BROWARD COUNTY)

I DO HEREBY CERTIFY the within and foregoing is a true and correct copy of the original as it appears on record and file in the office of the Clerk of the Code Enforcement Special Magistrate of the City of Dania Beach, Broward County, Florida, and that same is in full force and effect.

WITNESS my hand and official seal at Dania Beach, Florida, this 27 day of July, 2011



CITY OF DANIA BEACH
By: Louise Stilson
Louise Stilson
City Clerk

NAME: ROGER SCOTT HELWIG

FOLIO: 0234 34 0040

CEB/CASE# 10-1743 SUPP.ORDER/CLAIM OF LIEN & FINAL ORDER

Supplemental Order/Claim of Lien
#10-1743
Page 1

CODE COMPLIANCE SPECIAL MAGISTRATE
CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida Municipal Corporation,
PETITIONER,
vs.
ROGER SCOTT HELWIG
RESPONDENT(S).

CASE # 10-1743
FINAL ORDER

SUPPLEMENTAL ORDER /CLAIM OF LIEN

The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having received the notice and testimony of Code Officer Warren Ostrofsky, on the City's Motion to Confirm Fine held on July 7, 2011, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
2. That the Code Compliance Special Magistrate did issue on February 3, 2011, a Final Order in the above-captioned case commanding the Respondent(s), Roger Scott Helwig, to bring the violations specified in the Final Order into compliance on or before March 15, 2011, or pay a fine in the amount of \$200.00 per day for each day of non-compliance thereafter.
3. The violations found by the Code Compliance Special Magistrate and entered in the Final Order occurred on the following described real property located at 711 NW 8 AVENUE, Dania Beach, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3 (# 0234 34 0040)
4. Respondent(s) did not comply with the Final Order on or before March 15, 2011. There are violations stated in the Final Order which still exist on the Property.

Supplemental Order/Claim of Lien

#10-1743

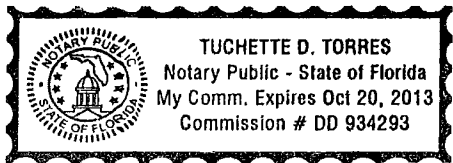
Page 2

5. The fine stated in the Final Order is confirmed and ratified and shall accrue at the per diem rate specified until such time as the Respondent(s) has/have complied with the Final Order. Upon complying, **the Respondent(s) MUST notify** the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied.

6. The fine shall constitute a lien against the above-described real property and it shall be a lien against any other real or personal property owned by Respondent(s).

DONE and ORDERED at Dania Beach, Broward County, Florida, on

July 26, 2011.



CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Gordon Linn, Esq.

Notary Seal:

Sworn and subscribed before me on July 26, 2011.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Gordon Linn is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Supplemental Order/Claim of Lien was mailed to the Respondent(s) on July 26, 2011.

CERTIFIED MAIL # 7011 1150 0000 5497 5176

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail
tt

Return to: Code Compliance
City of Dania Beach
100 West Dania Beach Blvd.
Dania Beach, FL 33004

Final Order
#10-1743
Page 1

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida Municipal Corporation,	:	CASE # 10-1743
PETITIONER,	:	
vs.	:	
ROGER SCOTT HELWIG	:	
RESPONDENT(S).	:	

**FINAL ORDER OF THE DANIA BEACH CODE COMPLIANCE SPECIAL
MAGISTRATE**

This proceeding came on for Formal Hearing on February 3, 2011, after notice. Based upon the evidence presented, the Code Compliance Special Magistrate makes the following findings of fact and conclusions of law:

- a. The Code Compliance Special Magistrate has jurisdiction of the Respondent(s) and the subject matter of this action.
- b. The Respondent(s) or a representative for the Respondent(s) was not present at the hearing.
- c. Respondent(s), Roger Scott Helwig, did allow the following code violations to exist at property Respondent(s) owns/own, located at 711 NW 8 Avenue, Dania Beach, Florida, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3 (#0234 34 0040):
 - 1. DBCC 8-21 (a) (4) (f) Fences/Wall. All fences, walls, and similar enclosures shall be maintained in a state of good repair. The fence is in disrepair.
 - 2. DBCC 13-29 Stagnant Water / Mosquitoes. It is unlawful for any person to have, keep, maintain, cause or permit within the city any collection of standing water in which

Final Order
#10-1743
Page 2

mosquitoes breed or are likely to breed. The pool on the property has green water that could cause mosquitoes to breed.

Upon consideration by the Special Magistrate, it is ORDERED:

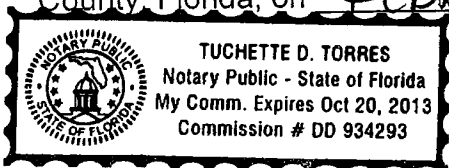
1. Respondent(s) has/have been found to be in violation of the above described code sections listed in paragraph(s) c.(1) through c.(2). A fine of \$200.00 per day will begin running on March 15, 2011.

The City of Dania Beach shall have and recover from Respondent(s), for the foregoing violations listed above, a fine of \$200.00 per day beginning March 15, 2011.

The fine shall continue until the violations come into compliance with the sections of the City Code upon requested inspection. Upon complying, the Respondent(s) MUST notify the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent(s) has/have complied. If the Respondent(s) does/do not notify the City's Code Compliance Department, an officer will not inspect the property and the fine will continue to be imposed each day until a Code Officer is notified, inspects the property and determines the property to be in compliance with this order. The fine shall constitute a lien upon the real property and personal property of the Respondent(s).

2. In addition, there is also assessed \$100.00 to cover costs incurred by the City in the prosecution of this matter. Said amount is now due, and must be paid prior to the compliance date as ordered. If not paid, this cost assessment may also constitute an additional lien against the above referenced property which may also be actionable by law.

In the event this Final Order is recorded as a lien, a charge will be imposed to record the Final Order and any lien satisfaction. ORDERED at Dania Beach, Broward County, Florida, on FEBRUARY 15, 2011.



CODE COMPLIANCE SPECIAL MAGISTRATE

By [Signature]
Mark Berman, Esq

Notary Seal:

Sworn and subscribed before me on FEBRUARY 15 2011.

Final Order
#10-1743
Page 3



NOTARY PUBLIC STATE OF FLORIDA

Mark Berman is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Final Order was mailed to the Respondent(s) on FEBRUARY 15, 2011.

CERTIFIED MAIL # 7010 1000 0000 1437 7902



CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

CC: First Class Standard Mail

tt

PREPARED BY:
TIMOTHY M. RYAN, ESQ.
Special City Attorney
City of Dania Beach
700 East Dania Beach Boulevard
Dania Beach, Florida 33004

RETURN TO:
DEPUTY DIRECTOR, FINANCE
City of Dania Beach
100 West Dania Beach Boulevard
Dania Beach, Florida 33004

CERTIFIED COPY OF ORDER OF THE CODE ENFORCEMENT SPECIAL MAGISTRATE

STATE OF FLORIDA)
)
BROWARD COUNTY)

I DO HEREBY CERTIFY the within and foregoing is a true and correct copy of the original as it appears on record and file in the office of the Clerk of the Code Enforcement Special Magistrate of the City of Dania Beach, Broward County, Florida, and that same is in full force and effect.

WITNESS my hand and official seal at Dania Beach, Florida, this 18 day of October, 2019.



CITY OF DANIA BEACH
By: Thomas Schneider
Thomas Schneider
City Clerk, CMC

NAME: ROGER SCOTT HELWIG

FOLIO: 5042-34-34-0040

CEB/CASE# 2017-1319 SUPP.ORDER/CLAIM OF LIEN & FINAL ORDER

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida : CASE # 2017-1319
Municipal Corporation,

PETITIONER, :

vs. :

ROGER SCOTT HELWIG,

RESPONDENT. :

SUPPLEMENTAL ORDER/CLAIM OF LIEN

The CITY OF DANIA BEACH CODE COMPLIANCE SPECIAL MAGISTRATE, having considered the City's Motion to Confirm Fine on August 8, 2019, and based on the evidence, the Code Compliance Special Magistrate enters the following findings of fact and order:

1. The Code Compliance Special Magistrate did render on February 7, 2018, a Final Order in the above-captioned case commanding the Respondent, Roger Scott Helwig, to bring the violations specified in said Final Order into compliance on or before February 20, 2018, or pay a fine in the amount of \$200.00 per day thereafter.
2. The violations found by the Code Compliance Special Magistrate and stated in the Final Order occurred on the subject property located at 711 NW 8 Avenue, Dania Beach, Florida, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3: (0234 34 0040).
3. Respondent, Roger Scott Helwig, did not comply with the Final Order on or before the compliance date stated above. The violations stated in the Final Order still exist on the property.
4. The fine imposed in the Final Order rendered February 7, 2018 for the violations stated in the Final Order is hereby confirmed and ratified and accrues at \$200.00 per day from February 20, 2018, until such time as the Respondent, Roger Scott Helwig, has complied with said Final Order.

SUPPLEMENTAL ORDER/CLAIM OF LIEN
2017-1319
PAGE 2

Upon complying, **the Respondent MUST notify** the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent has complied.

5. The fine shall constitute a lien against the above-described real property and it shall be a lien against any other real or personal property owned by Respondent.

DONE and ORDERED at Dania Beach, Broward County, Florida, this 17th day of September, 2019.

CODE COMPLIANCE SPECIAL MAGISTRATE

By: [Signature]
Bruce W. Jolly, Esq.

Notary Seal:



Sworn and subscribed before me this 17th day of September, 2019.

[Signature]
NOTARY PUBLIC STATE OF FLORIDA

Bruce Jolly is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Supplemental Order/Claim of Lien was mailed to the Respondent, Roger Scott Helwig, this 24th day of September, 2019.

CERTIFIED MAIL # 9214 8901 7943 6600 0583 30

[Signature]
CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

cc: First Class Standard Mail
al

CODE COMPLIANCE SPECIAL MAGISTRATE

CITY OF DANIA BEACH, FLORIDA

CITY OF DANIA BEACH, a Florida
Municipal Corporation,

CASE # 2017-1319

PETITIONER, :

vs. :

ROGER SCOTT HELWIG,

RESPONDENT. :

**FINAL ORDER OF THE DANIA BEACH CODE COMPLIANCE
SPECIAL MAGISTRATE**

This proceeding came on for Formal Hearing on January 11, 2018, after notice. Based upon the evidence presented, the Code Compliance Special Magistrate makes the following findings of fact and conclusions of law:

a. The Code Compliance Special Magistrate has jurisdiction of the Respondent and the subject matter of this action;

and

b. Respondent, Roger Scott Helwig, did allow the following code violations to exist at property Respondent owns, located at 711 NW 8 Avenue, Dania Beach, Florida, which property is legally described as: ANDERSONS SUB-SUB OF TRACT A 44-46 B LOT 4 BLK 3: (0234 34 0040).

1. DBCC 8-21 (a) (4) (a) Building Condition. Requires foundations, floors, walls, ceilings, roofs, roof surfaces, windows, doors, and all other building parts to be structurally sound, weather proof, water tight, rodent proof, and kept in a state of good repair. There are areas of fascia board that are rotted and missing. The roof structure is collapsed due to water penetration.

2. DBCC 8-21 (a) (5) (a) (2) Paint Maintenance. All surfaces requiring painting or which are otherwise protected from the elements shall be kept painted or protected, maintained free of graffiti, and be of uniform colors void of any evidence of deterioration. The exterior building surface is deteriorated and requires painting.

FINAL ORDER
2017-1319
PAGE 2

Upon consideration thereof, it is thereupon ORDERED:

1. Respondent, Roger Scott Helwig:

(a) has been found to be in violation of the above described code sections listed in paragraphs b.(1) and b.(2), and a fine of \$200.00 per day will begin running on February 20, 2018 for the violations.

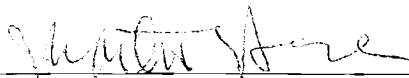
(b) **In addition, there is also assessed \$100.00 to cover costs incurred by the City in the prosecution of this matter.** Said amount is now due, and must be paid prior to the compliance date as ordered. If not paid, this cost assessment may also constitute a lien against the above referenced property which may also be actionable by law.

The fine shall continue until said violations come into compliance with said sections of the City Code upon requested inspection. Upon complying, the Respondent MUST notify the City's Code Compliance Department and an officer will inspect the property and notify the Code Compliance Special Magistrate whether Respondent has complied. If the Respondent does not notify the City's Code Compliance Department, an officer will not inspect the property and the fine will continue to be imposed each day until a Code Officer is notified, inspects the property and determines the property to be in compliance with this order. Said fine shall constitute a lien upon the real property and personal property of the Respondent.

In the event this Final Order is recorded as a lien, a charge will be imposed to record the Final Order and any lien satisfaction.

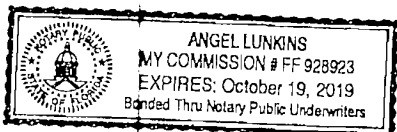
ORDERED at Dania Beach, Broward County, Florida, this 7 day of February, 2018.

CODE COMPLIANCE SPECIAL MAGISTRATE

By: 
Judith E. Secher, Esq.

FINAL ORDER
2017-1319
PAGE 3

Notary Seal:



Sworn and subscribed before me this
7 day of February, 2018.


NOTARY PUBLIC STATE OF FLORIDA

Judith E. Secher is personally known to me.

CERTIFICATE OF SERVICE

I CERTIFY that a copy of the foregoing Final Order was mailed to the Respondent, Roger Scott Helwig, this 7 day of February, 2018.

CERTIFIED MAIL # 9214 8901 7943 6600 023604


CODE COMPLIANCE
SPECIAL MAGISTRATE CLERK

cc: First Class Standard Mail
aja

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

DATE: April 1st, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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

ROGER SCOTT HELWIG
711 N.W. 8TH AVENUE
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 711 NW 8 AVENUE, DANIA BEACH, FL 33004-2328 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, 2020\$9,522.30
- Or
- * Estimated Amount due if paid by May 19, 2020\$9,639.43

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 20, 2020 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, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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CITY OF DANIA BEACH FINANCE DIRECTOR
100 WEST DANIA BEACH BOULEVARD
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 711 NW 8 AVENUE, DANIA BEACH, FL 33004-2328 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, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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CITY OF DANIA BEACH
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

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- Or
- * Estimated Amount due if paid by May 19, 2020\$9,639.43

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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

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

DATE: April 1st, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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

CITY OF DANIA BEACH
ATTN CODE COMPLIANCE
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 711 NW 8 AVENUE, DANIA BEACH, FL 33004-2328 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, 2020\$9,522.30
Or
* Estimated Amount due if paid by May 19, 2020\$9,639.43

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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

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www.broward.org/recordstaxestreasury

DATE: April 1st, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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

LUCAS, VICTOR
710 NW 9 AVE
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 711 NW 8 AVENUE, DANIA BEACH, FL 33004-2328 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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- * Estimated Amount due if paid by May 19, 2020\$9,639.43

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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: April 1st, 2020
PROPERTY ID # 504234-34-0040 (TD # 44753)

WARNING

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

SAVANNA PROPERTIES LLC
800 S FEDERAL HWY
HOLLYWOOD, FL 33020

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 711 NW 8 AVENUE, DANIA BEACH, FL 33004-2328 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

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- Or
- * Estimated Amount due if paid by May 19, 2020\$9,639.43

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

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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

City, State

TD 44753 MAY 2020 WARNING
SAVANNA PROPERTIES LLC
800 S FEDERAL HWY
HOLLYWOOD, FL 33020

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 <i>(check box, add fee as appropriate)</i>	
<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 44753 MAY 2020 WARNING
LUCAS, VICTOR
710 NW 9 AVE
DANIA BEACH, FL 33004

7019 0140 0000 6249 7378

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
\$ _____

TD 44753 MAY 2020 WARNING

Sent To _____
Street and Address _____
City, State, ZIP _____

CITY OF DANIA BEACH
ATTN CODE COMPLIANCE
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

7019 0140 0000 6249 7330

U.S. Postal Service
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

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OFFICIAL USE

Certified Mail Fee
\$ _____

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

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

Postmark
Here

Postage
\$ _____

Total Postage
\$ _____

Sent To _____
Street and Ap. _____
City, State, Zi _____

TD 44753 MAY 2020 WARNING
CITY OF DANIA BEACH
100 W DANIA BEACH BLVD
DANIA BEACH, FL 33004

7019 0140 0000 6249 7323

7019 0140 0000 6249 7316

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CERTIFIED MAIL® RECEIPT
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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 /

City, State, ..

TD 44753 MAY 2020 WARNING
CITY OF DANIA BEACH FINANCE DIRECTOR
100 WEST DANIA BEACH BOULEVARD
DANIA BEACH, FL 33004

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 Pos

\$

Sent To

Street an

City, Stat

TD 44753 MAY 2020 WARNING

ROGER SCOTT HELWIG

711 N.W. 8TH AVENUE

DANIA BEACH, FL 33004

7019 0140 0000 6249 7309

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 44753 MAY 2020 WARNING
ROGER SCOTT HELWIG
711 N.W. 8TH AVENUE
DANIA BEACH, FL 33004



9590 9402 4097 8092 9060 66

2. Article Number (Transfer from service label)

7019 0140 0000 6249 7309

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X R. Helwig

- Agent
- Addressee

B. Received by (Printed Name)

Covid 19

C. Date of Delivery

2/18

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
- Insured Mail
- 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

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 44753 MAY 2020 WARNING
 SAVANNA PROPERTIES LLC
 800 S FEDERAL HWY
 HOLLYWOOD, FL 33020



2. Article Number (Transfer from service label)

7019 0140 0000 6249 7385

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X *CIA, SHAKES, 204* Agent
 Addressee

B. Received by *[Signature]* Agent
 Addressee

C. Date of Delivery

D. Is delivery attempted? If YES, enter

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 |