

# **TitleExpress<sup>®</sup>**

**A service of Grant Street Group**

**339 SIXTH AVENUE, SUITE 1400  
PITTSBURGH, PA 15222**

**Phone: (412) 391-5555 Fax: (412) 391-7608**

**E-mail: [TitleExpress@grantstreet.com](mailto:TitleExpress@grantstreet.com)**

**[www.GrantStreet.com](http://www.GrantStreet.com)**

## PROPERTY INFORMATION REPORT

**ORDER DATE:** 10/27/2021

**REPORT EFFECTIVE DATE:** 20 YEARS UP TO 10/20/2021

**CERTIFICATE #** 2018-14084

**ACCOUNT #** 504234010250

**ALTERNATE KEY #** 536179

**TAX DEED APPLICATION #** 48063

**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 14, Block 3, of the TOWN OF MODELO (now Dania), according to the Plat thereof, as recorded in Plat Book B, Page 49, of the Public Records of Miami-Dade County, Florida; said lands situate, lying and being in Broward County.

**PROPERTY ADDRESS:** NW 5 AVENUE, DANIA BEACH FL 33004

### OWNER OF RECORD ON CURRENT TAX ROLL:

J & V SIDNEY INC

7247 CRYSTAL LAKE DR

WEST PALM BCH, FL 33411-5713 (Matches Property Appraiser records.)

### APPARENT TITLE HOLDER & ADDRESS OF RECORD:

J & V SIDNEY INC.

OR: 17033, Page: 525

3725 N.W. 11TH AVENUE

MIAMI, FL 33127 (Per Deed)

ERNEST SIDNEY, REGISTERED AGENT

O/B/O J & V SIDNEY, INC.

3725 N.W. 11TH AVE.

MIAMI, FL 33127 (Per Sunbiz)

### MORTGAGE HOLDER OF RECORD:

None found.

### LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

MERIDIAN TAX

SB MUNI CUST FOR MERIDIAN TAX

PO BOX 31191

TAMPA, FL 33631-3191 (Tax Deed Applicant)

CITY OF DANIA BEACH  
FINANCE DIRECTOR  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004 (Per Lien)

Instrument: 115372018

CITY OF DANIA BEACH  
SPECIAL CITY ATTORNEY  
700 EAST DANIA BEACH BOULEVARD  
DANIA BEACH, FL 33004 (Per Lien in 115372018)

CITY OF DANIA BEACH  
FINANCE DEPARTMENT  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004 (Per Liens)

Instrument: 116202462

Instrument: 116347815

Instrument: 116646722

**PROPERTY INFORMATION REPORT – CONTINUED**

**PARCEL IDENTIFICATION NUMBER:** 5042 34 01 0250

**CURRENT ASSESSED VALUE:** \$21,720

**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:**

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.**

**Kim Pickett**

Title Examiner



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

CERTIFICATE OF MAILING NOTICES

Tax Deed #48063

STATE OF FLORIDA  
COUNTY OF BROWARD

THIS IS TO CERTIFY that I, County Administrator in and for Broward County, Florida, did on the 1st day of February 2022, 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:

J & V SIDNEY INC  
NW 5 AVENUE  
DANIA BEACH, FL 33004

J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BEACH, FL 33411-  
5713

J & V SIDNEY INC.  
3725 N.W. 11TH AVENUE  
MIAMI, FL 33127

\*EWERS, CARLA  
228 NW 5TH AVE  
DANIA BEACH, FL 33004-2727

\*FELIGNA CORP  
2069 NE 123RD ST  
NORTH MIAMI, FL 33181-2806

\*WILLIAMS, TAMMIE L  
221 NW 4TH AVE  
DANIA BEACH, FL 33004-2723

CITY OF DANIA BEACH  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004-3643

CITY OF DANIA BEACH  
ATTN CODE COMPLIANCE  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004-3643

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

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

CITY OF DANIA BEACH SPECIAL  
ATTORNEY  
700 EAST DANIA BEACH  
BOULEVARD  
DANIA BEACH, FL 33004

ERNEST SIDNEY, REGISTERED  
AGENT O/B/O J & V SIDNEY, INC.  
3725 N.W. 11TH AVE.  
MIAMI, FL 33127

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

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

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 1st day of February 2022 in compliance with section 197.522 Florida Statutes, 1995, as amended by Chapter 95-147 Senate Bill No. 596, Laws of Florida 1995.

SEAL

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

By \_\_\_\_\_  
Deputy **Juliette M. Aikman**

# Broward County, Florida

## RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

### NOTICE OF APPLICATION FOR TAX DEED NUMBER 48063

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: 504234-01-0250  
Certificate Number: 14084  
Date of Issuance: 05/23/2019  
Certificate Holder: MERIDIAN TAXSB MUNI CUST FOR MERIDIAN TAX  
Description of Property: TOWN OF MODELO (DANIA) B-49 D  
LOT 14 BLK 3

Name in which assessed: J & V SIDNEY INC  
Legal Titleholders: J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BCH, FL 33411-5713

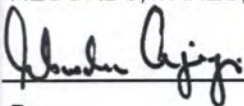
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 16th day of March, 2022. 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 1st day of December, 2021.

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: 02/10/2022, 02/17/2022, 02/24/2022 & 03/03/2022  
Minimum Bid: 2818.31



# Broward County, Florida

## RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

### NOTICE OF APPLICATION FOR TAX DEED NUMBER 48063

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: 504234-01-0250

Certificate Number: 14084

Date of Issuance: 05/23/2019

Certificate Holder: MERIDIAN TAX SB MUNI CUST FOR MERIDIAN TAX

Description of Property: TOWN OF MODELO (DANIA) B-49 D  
LOT 14 BLK 3

Lot 14, Block 3, of the TOWN OF MODELO (now Dania), according to the Plat thereof, as recorded in Plat Book B, Page 49, of the Public Records of Miami-Dade County, Florida; said lands situate, lying and being in Broward County.

Name in which assessed: J & V SIDNEY INC

Legal Titleholders: J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BCH, FL 33411-5713

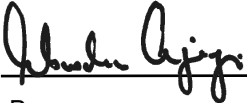
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 16th day of March, 2022. 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.deeduction.net  
*\*Pre-registration is required to bid.*

Dated this 1st day of December, 2021.

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: 02/10/2022, 02/17/2022, 02/24/2022 & 03/03/2022

Minimum Bid: 2818.31

# BROWARD DAILY BUSINESS REVIEW

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

## STATE OF FLORIDA COUNTY OF BROWARD:

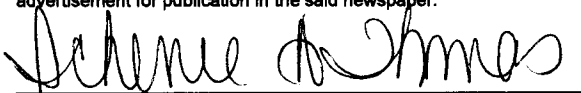
Before the undersigned authority personally appeared SCHERRIE A. THOMAS, who on oath says that he or she is the LEGAL CLERK, of the Broward Daily Business Review // k/a Broward Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Fort Lauderdale, in Broward County, Florida;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

48063  
NOTICE OF APPLICATION FOR TAX DEED  
CERTIFICATE NUMBER: 14084

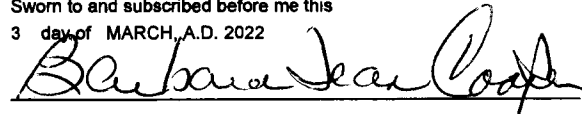
in the XXXX Court,  
was published in said newspaper in the issues of

02/10/2022 02/17/2022 02/24/2022 03/03/2022

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.

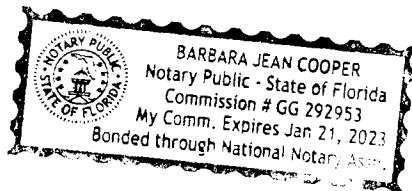


Sworn to and subscribed before me this  
3 day of MARCH, A.D. 2022



(SEAL)

SCHERRIE A. THOMAS personally known to me



### Broward County, Florida RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION NOTICE OF APPLICATION FOR TAX DEED NUMBER 48063

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: 504234-01-0250  
Certificate Number: 14084  
Date of Issuance: 05/23/2019

Certificate Holder:  
MERIDIAN TAX SB MUNI CUST  
FOR MERIDIAN TAX

Description of Property:  
TOWN OF MODELO (DANIA) B-49 D  
LOT 14 BLK 3  
Lot 14, Block 3, of the TOWN OF  
MODELO (now Dania), according  
to the Plat thereof, as recorded  
in Plat Book B, Page 49, of the  
Public Records of Miami-Dade  
County, Florida; said lands situate,  
lying and being in Broward  
County.

Name in which assessed:  
J & V SIDNEY INC  
Legal Titleholders:  
J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BCH, FL 33411-5713

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 16th  
day of March, 2022. 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 1st day of December,  
2021.

Bertha Henry  
County Administrator  
RECORDS, TAXES, AND  
TREASURY DIVISION

(Seal)

By: Abiodun Ajayi  
Deputy

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

Minimum Bid: 2818.31

401-314

2/10-17-24 3/3 22-15/0000576826B

**BROWARD COUNTY SHERIFF'S OFFICE**

2601 West Broward Blvd Fort Lauderdale, Florida 33312

Sheriff # 22005077

Broward County, FL VS J & V Sidney Inc

**RETURN OF SERVICE**



Court Case # TD 48063

Hearing Date:03/16/2022

Received by CCN 16737

02/09/2022 8:01 AM

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **J & V Sidney Inc NW 5 Avenue Dania Beach FL 33004**

Served:

Not Served:

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

Date: 02/22/2022 Time: 12:08 PM

On J & V Sidney Inc 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:

**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

**COMMENTS:** Posted Tax Notice on gate

**You can now check the status of your writ by visiting the Broward Sheriff's Office Website at [www.sheriff.org](http://www.sheriff.org) and clicking on the icon "Service Inquiry"**

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

By: *L. Spivey #16737*

**D.S.**

**L. Spivey, #16737**

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 # 504234-01-0250 (TD #48063)

# 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

RECEIVED  
2022 FEB 28 AM 10:54  
BROWARD COUNTY

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 February 28, 2022 .....\$2,598.22
- Or
- \* Amount due if paid by March 15, 2022 .....\$2,626.82

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

THERE ARE UNPAID TAXES ON THIS PROPERTY AND WILL BE SOLD AT PUBLIC AUCTION ON March 16, 2022 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](http://www.broward.org/recordstaxestreasury)

**PLEASE SERVE THIS ADDRESS OR LOCATION**

J & V SIDNEY INC  
NW 5 AVE  
DANIA BEACH, FL 33004

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

QUIT-CLAIM DEED

RAMCO FORM 8

Return to: (enclose self-addressed stamped envelope)

Name NANCY DAWKINS

Address: 1385 N.W. 50th Street  
Miami, Florida 33142

This instrument Prepared by: LARRY R. HANDFIELD, ESQ.

Address: 4770 BISCAYNE BOULEVARD  
Suite 1130  
Miami, Florida 33137

89514324

.55  
in Broward County for Documentate  
Stamp Tax as required by law  
W. H. Hester  
County

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

This Quit-Claim Deed, Executed this 17th day of April . A. D. 1987 . by  
NANCY DAWKINS AND MYRON DAWKINS

first party, to  
J & V SIDNEY INC., A FLORIDA CORPORATION

whose postoffice address is 3725 N.W. 11TH Avenue, Miami, Florida 33127

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:

LOT 14, Block 3, TOWN OF DANIA as recorded in Plat Book B, page 49 D, of the Public Records of Dade County, Florida.

Folio # 0234-01-02500

RECORDED IN THE OFFICIAL RECORDS BOOK  
OF BROWARD COUNTY, FLORIDA  
L. A. HESTER  
COUNTY ADMINISTRATOR

89 DEC 26 PM 3:16

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:

Alice Hidalgo-Gaito

Aneta L. Wood

Nancy Dawkins

Myron Dawkins

LS

LS

STATE OF FLORIDA,  
COUNTY OF DADE

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

NANCY DAWKINS AND MYRON DAWKINS to me known to be the person described in and who executed the foregoing instrument and they acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 16th day of

00

A. D. 1987 .

NOTARY PUBLIC STATE OF FLORIDA  
MY COMMISSION EXP. DEC 10, 1990  
BONDED THRU GENERAL INV. 680.

Martha R. Curball

5  
CR

3X1703316525



[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Search by Entity Name](#) /

## Detail by Entity Name

Florida Profit Corporation

J & V SIDNEY, INC.

### Filing Information

<b>Document Number</b>	J85989
<b>FEI/EIN Number</b>	65-0128011
<b>Date Filed</b>	07/31/1987
<b>State</b>	FL
<b>Status</b>	INACTIVE
<b>Last Event</b>	ADMIN DISSOLUTION FOR ANNUAL REPORT
<b>Event Date Filed</b>	08/26/1994
<b>Event Effective Date</b>	NONE

### Principal Address

% EARNEST SIDNEY  
3725 N.W. 11TH AVE.  
MIAMI, FL 33127

### Mailing Address

% EARNEST SIDNEY  
3725 N.W. 11TH AVE.  
MIAMI, FL 33127

### Registered Agent Name & Address

SIDNEY, ERNEST  
3725 N.W. 11TH AVE.  
MIAMI, FL 33127

### Officer/Director Detail

#### **Name & Address**

Title PD

SIDNEY, ERNEST  
3725 N.W. 11TH AVE.  
MIAMI, FL

Title TD

DAWKINS, NANCY S.  
1385 N.W. 50TH ST.  
MIAMI, FL

Title SD

RANGE, JOSEPHINE  
1274 N.W. 56TH ST.  
MIAMI, FL

**Annual Reports**

<b>Report Year</b>	<b>Filed Date</b>
1991	02/07/1991
1992	03/26/1992
1993	06/15/1993

**Document Images**

**No images are available for this filing.**

**CLAIM OF LIEN**

**THE CITY OF DANIA BEACH, FLORIDA**, a municipal corporation organized and existing under the laws of the State of Florida, on February 29, 2020

**LOT MOWING AND / OR DEBRIS REMOVAL**

services to the above described property located in the City of Dania Beach, Broward County, Florida, and the amount of charges for same as shown hereinafter is due and owing the City of Dania Beach, Florida on the real property described as follows:

**OWNER:** J & V Sidney Inc  
**FOLIO:** 5042 34 01 0250  
**LEGAL:** TOWN OF MODELO (DANIA) B-49 D LOT 14 BLK 3  
**AMOUNT:** \$495.48

with interest thereon at the rate of twelve percent (12%) per annum from 3/16/2020 the date for interest to begin as shown in your statement for such services, to the date of payment of the amounts due.

The City of Dania Beach, Florida, claims a lien for the above amount, as provided for in Section 13-32, Article II, Chapter 13 of the Code of Ordinances of the City of Dania Beach, Florida.

Witnesses:

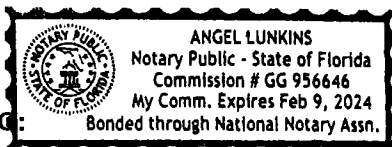
*Rachael Chapman*  
*Jessica [Signature]*

**CITY OF DANIA BEACH**  
BY: *Angel Lunkins*, Deputy City Clerk  
for Tom Schneider, City Clerk

SWORN TO AND SUBSCRIBED before me this 10 day of July, 2020

Tom Schneider is personally known to me.

*[Signature]*  
**NOTARY PUBLIC**



PREPARED BY AND RETURN TO:  
Finance Department  
CITY OF DANIA BEACH  
100 W DANIA BEACH BLVD  
DANIA BEACH, FLORIDA 33004



**CLAIM OF LIEN**

THE CITY OF DANIA BEACH, FLORIDA, a municipal corporation organized and existing under the laws of the State of Florida, on November 12, 2019

**LOT MOWING AND / OR DEBRIS REMOVAL**

services to the above described property located in the City of Dania Beach, Broward County, Florida, and the amount of charges for same as shown hereinafter is due and owing the City of Dania Beach, Florida on the real property described as follows:

**OWNER:** J & V Sidney Inc.  
**FOLIO:** 5042 34 01 0250  
**LEGAL:** TOWN OF MODELO (DANIA) B-49 D LOT 14 BLK 3  
**AMOUNT:** \$915.48

with interest thereon at the rate of twelve percent (12%) per annum from 12/13/2019 the date for interest to begin as shown in your statement for such services, to the date of payment of the amounts due.

The City of Dania Beach, Florida, claims a lien for the above amount, as provided for in Section 13-32, Article II, Chapter 13 of the Code of Ordinances of the City of Dania Beach, Florida.

Witnesses:

Cheryl G. ...  
Joy Adams

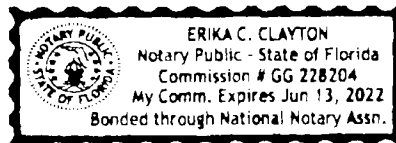
CITY OF DANIA BEACH  
BY: Thomas Schneider  
Tom Schneider, City Clerk

SWORN TO AND SUBSCRIBED before me this 12 day of February, 2020

Tom Schneider is personally known to me.

Erika C. Clayton  
NOTARY PUBLIC

PREPARED BY AND RETURN TO:  
Finance Department  
CITY OF DANIA BEACH  
100 W DANIA BEACH BLVD  
DANIA BEACH, FLORIDA 33004





**CLAIM OF LIEN**

**THE CITY OF DANIA BEACH, FLORIDA**, a municipal corporation organized and existing under the laws of the State of Florida, on August 02, 2019

**LOT MOWING AND / OR DEBRIS REMOVAL**

services to the above described property located in the City of Dania Beach, Broward County, Florida, and the amount of charges for same as shown hereinafter is due and owing the City of Dania Beach, Florida on the real property described as follows:

**OWNER:** J & V Sidney Inc

**FOLIO:** 5042 34 01 0250

**LEGAL:** TOWN OF MODELO (DANIA) B-49 D LOT 14 BLK 3

**AMOUNT:** \$195.48

with interest thereon at the rate of twelve percent (12%) per annum from 8/16/2019 the date for interest to begin as shown in your statement for such services, to the date of payment of the amounts due.

The City of Dania Beach, Florida, claims a lien for the above amount, as provided for in Section 13-32, Article II, Chapter 13 of the Code of Ordinances of the City of Dania Beach, Florida.

Witnesses:

[Signature]  
[Signature]

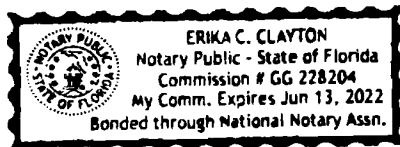
**CITY OF DANIA BEACH**  
BY: [Signature] Angel Lunkias  
for Tom Schneider, City Clerk

SWORN TO AND SUBSCRIBED before me this 26 day of November, 2019

Angel Lunkias  
Dr Tom Schneider is personally known to me.

[Signature]  
NOTARY PUBLIC

PREPARED BY AND RETURN TO:  
Finance Department  
CITY OF DANIA BEACH  
100 W DANIA BEACH BLVD  
DANIA BEACH, FLORIDA 33004



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 September, 2018.



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

**NAME:** J&V Sidney Inc.

**FOLIO:** 5042-34-01-0250

**CEB/CASE#** 2017-1044 **SUPP. ORDER/CLAIM OF LIEN & FINAL ORDER**

**CODE COMPLIANCE SPECIAL MAGISTRATE**

**CITY OF DANIA BEACH, FLORIDA**

CITY OF DANIA BEACH, a Florida                   :                   CASE # 2017-1044  
Municipal Corporation,  
  
      PETITIONER,                                   :  
  
      vs.    :  
  
J & V SIDNEY INC,  
  
      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 July 12, 2018, 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 December 6, 2017, a Final Order in the above-captioned case commanding the Respondent, J & V Sidney Inc, to bring the violations specified in said Final Order into compliance on or before December 12, 2017, 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 vacant lot located at NW 5 Avenue, Dania Beach, Florida and legally described as: TOWN OF MODELO (DANIA) B-49 D LOT 14 BLK 3: (0234 01 0250).
3. Respondent, J & V Sidney Inc, 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 is hereby confirmed and ratified and accrues at \$200.00 per day from December 12, 2017, until such time as the Respondent, J & V Sidney Inc, has complied with said Final Order.

SUPPLEMENTAL ORDER/CLAIM OF LIEN  
# 2017-1044  
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.

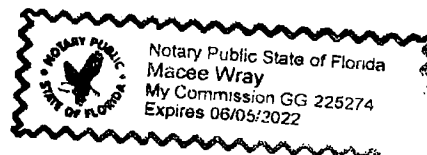
DONE and ORDERED at Dania Beach, Broward County, Florida, this 31<sup>ST</sup> day of July, 2018.

CODE COMPLIANCE SPECIAL MAGISTRATE

By: *Judith E. Secher*  
Judith E. Secher, Esq.

Notary Seal:

Sworn and subscribed before me this 31 day of July, 2018.



*Macee Wray*  
NOTARY PUBLIC STATE OF FLORIDA

Judith E. Secher 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, J & V Sidney Inc, this 1 day of July, 2018.

CERTIFIED MAIL # 9214 8901 7943 4600 0336 89 *August*

*Macee Wray*  
CODE COMPLIANCE  
SPECIAL MAGISTRATE CLERK

cc: First Class Standard Mail  
bmg

**CODE COMPLIANCE SPECIAL MAGISTRATE**

**CITY OF DANIA BEACH, FLORIDA**

CITY OF DANIA BEACH, a Florida : CASE # 2016-1044  
Municipal Corporation,

PETITIONER, :

vs. :

J & V SIDNEY INC,

RESPONDENT. :

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

This proceeding came on for Formal Hearing on November 2, 2017, 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, J & V Sidney Inc, did allow the following code violations to exist at property Respondent owns, Vacant Lot located at NW 5 Avenue, Dania Beach, Florida, which property is legally described as: TOWN OF MODELO (DANIA) B-49 D LOT 14 BLK 3: (0234 01 0250).

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, litter, stagnant water, trash, untended vegetation, or to allow any discoloration, or any nuisance as defined in section 13-21 upon the premises. There is trash and litter on the property.

2. DBLDC 100-40 (D) Prohibited Use. Any use not specifically listed as a permitted use or a special exception use for the subject property's zoning district is prohibited. There are vehicles and a utility trailer being parked or stored on the vacant lot which is

FINAL ORDER  
# 2017-1044  
PAGE 2

not a permitted use in the subject property zoning district.

3. DBLDC 265-130 (D) Prohibited Parking. Parking on unimproved lots, or within a developed lot on any unimproved surface or surface not designed specifically for off street parking, is prohibited. There are vehicles and a utility trailer being parked on a grass surface which is not an approved parking surface.

Upon consideration thereof, it is thereupon ORDERED:

1. Respondent, J & V Sidney Inc:

(a) has been found to be in violation of the above described code sections listed in paragraphs b.(1) through b.(3), and a fine of \$200.00 per day will begin running on December 12, 2017 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.



FINAL ORDER  
# 2017-1044  
PAGE 3

ORDERED at Dania Beach, Broward County, Florida, this 6 day of  
December, 2017.

CODE COMPLIANCE SPECIAL MAGISTRATE



By: *Judith E. Secher*  
Judith E. Secher, Esq.

Notary Seal:

Sworn and subscribed before me this  
6 day of December, 2017.

*Angel Lunkins*  
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, J & V Sidney Inc, this 6 day of December, 2017.

CERTIFIED MAIL # 9214890179436600021266

*Angel Lunkins*  
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: February 1st, 2022  
PROPERTY ID # 504234-01-0250 (TD # 48063)

# WARNING

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

J & V SIDNEY INC  
NW 5 AVENUE  
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT NW 5 AVENUE, DANIA BEACH, FL 33004 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 February 28, 2022 .....\$2,598.22
- Or
- \* Estimated Amount due if paid by March 15, 2022 .....\$2,626.82

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON March 16, 2022 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](http://www.broward.org/recordstaxestreasury)

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

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J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BEACH, FL 33411-5713

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

DATE: February 1st, 2022  
PROPERTY ID # 504234-01-0250 (TD # 48063)

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J & V SIDNEY INC.  
3725 N.W. 11TH AVENUE  
MIAMI, FL 33127

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

DATE: February 1st, 2022  
PROPERTY ID # 504234-01-0250 (TD # 48063)

# WARNING

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\*EWERS, CARLA  
228 NW 5TH AVE  
DANIA BEACH, FL 33004-2727

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

DATE: February 1st, 2022  
PROPERTY ID # 504234-01-0250 (TD # 48063)

# WARNING

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\*FELIGNA CORP  
2069 NE 123RD ST  
NORTH MIAMI, FL 33181-2806

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

DATE: February 1st, 2022  
PROPERTY ID # 504234-01-0250 (TD # 48063)

# WARNING

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\*WILLIAMS, TAMMIE L  
221 NW 4TH AVE  
DANIA BEACH, FL 33004-2723

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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CITY OF DANIA BEACH  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004-3643

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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CITY OF DANIA BEACH  
ATTN CODE COMPLIANCE  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004-3643

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

- \* Estimated Amount due if paid by February 28, 2022 .....\$2,598.22
- Or
- \* Estimated Amount due if paid by March 15, 2022 .....\$2,626.82

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON March 16, 2022 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](http://www.broward.org/recordstaxestreasury)

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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

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

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT NW 5 AVENUE, DANIA BEACH, FL 33004 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.**

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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

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

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[www.broward.org/recordstaxestreasury](http://www.broward.org/recordstaxestreasury)

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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

CITY OF DANIA BEACH SPECIAL ATTORNEY  
700 EAST DANIA BEACH BOULEVARD  
DANIA BEACH, FL 33004

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT NW 5 AVENUE, DANIA BEACH, FL 33004 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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[www.broward.org/recordstaxestreasury](http://www.broward.org/recordstaxestreasury)

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

**DATE: February 1st, 2022**  
**PROPERTY ID # 504234-01-0250 (TD # 48063)**

# WARNING

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

ERNEST SIDNEY, REGISTERED AGENT O/B/O J & V SIDNEY, INC.

3725 N.W. 11TH AVE.  
MIAMI, FL 33127

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT NW 5 AVENUE, DANIA BEACH, FL 33004 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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FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE VISIT  
[www.broward.org/recordstaxestreasury](http://www.broward.org/recordstaxestreasury)

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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

Postmark Here

To: **TD 48063 MARCH 2022 WARNING**

**J & V SIDNEY INC**

**NW 5 AVENUE**

**DANIA BEACH, FL 33004**

City, \_\_\_\_\_

7021 2720 0001 0459 6075

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

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\$	<b>TD 48063 MARCH 2022 WARNING</b>
Tot	<b>J &amp; V SIDNEY INC</b>
\$	<b>7247 CRYSTAL LAKE DR</b>
Sei	<b>WEST PALM BEACH, FL 33411-5713</b>
Str	_____
City, State, ZIP+4	_____

7021 2720 0001 0459 6082

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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	\$ _____

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**TD 48063 MARCH 2022 WARNING**  
**J & V SIDNEY INC.**  
**3725 N.W. 11TH AVENUE**  
**MIAMI, FL 33127**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

City, State, ZIP+4®

7021 2720 0001 0459 6099



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**OFFICIAL USE**

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

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Total

**TD 48063 MARCH 2022 WARNING**

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Serial

**\*EWERS, CARLA**

**228 NW 5TH AVE**

Street

**DANIA BEACH, FL 33004-2727**

City, State, ZIP+4

702J 2720 000J 0459 6105

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Certified Mail Fee

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

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|--|----|-------|
| <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  
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Postage

\$

Total

**TD 48063 MARCH 2022 WARNING**

\$

Sender

**\*FELIGNA CORP**

Street

**2069 NE 123RD ST**

City

**NORTH MIAMI, FL 33181-2806**

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

See Reverse for Instructions

7021 2720 0001 0459 6112

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

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Pc	<b>TD 48063 MARCH 2022 WARNING</b>
\$	<b>*WILLIAMS, TAMMIE L</b>
To	<b>221 NW 4TH AVE</b>
\$	<b>DANIA BEACH, FL 33004-2723</b>
Si	_____
\$	_____
City, State, Zip	_____

7021 2720 0001 0459 6129

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Certified Mail Fee	
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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	\$ _____

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Post:	<b>TD 48063 MARCH 2022 WAKING</b>
\$	
Total	<b>CITY OF DANIA BEACH</b>
\$	<b>100 W DANIA BEACH BLVD</b>
Send	<b>DANIA BEACH, FL 33004-3643</b>
Street	_____
City, State, ZIP+4®	_____

7021 2720 0001 0459 6136

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Certified Mail Fee

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

- Return Receipt (hardcopy) \$ \_\_\_\_\_
- Return Receipt (electronic) \$ \_\_\_\_\_
- Certified Mail Restricted Delivery \$ \_\_\_\_\_
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- Artistic Signature Restricted Delivery \$ \_\_\_\_\_

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**TD 48063 MARCH 2022 WARNING**

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**CITY OF DANIA BEACH**

Total

**ATTN CODE COMPLIANCE**

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**100 W DANIA BEACH BLVD**

Sen

**DANIA BEACH, FL 33004-3643**

Street

City, State, ZIP+4®

7021 2720 0001 0450 6143

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

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

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Sent To

Street:

City, State, ZIP+4®

**TD 48063 MARCH 2022 WARNING**  
**CITY OF DANIA BEACH FINANCE DEPARTMENT**  
**100 W DANIA BEACH BLVD**  
**DANIA BEACH, FL 33004**

7021 2720 0001 0459 6150

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**OFFICIAL USE**

Certified Mail Fee

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

- Return Receipt (hardcopy) \$ \_\_\_\_\_
- Return Receipt (electronic) \$ \_\_\_\_\_
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- Adult Signature Required \$ \_\_\_\_\_
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**TD 48063 MARCH 2022 WARNING**  
CITY OF DANIA BEACH FINANCE DIRECTOR  
100 W DANIA BEACH BLVD  
DANIA BEACH, FL 33004

7021 2720 0001 0459 6167

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

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

Postmark  
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Postmark

**TD 48063 MARCH 2022 WARNING**

**CITY OF DANIA BEACH SPECIAL ATTORNEY  
700 EAST DANIA BEACH BOULEVARD**

**DANIA BEACH, FL 33004**

City, State, ZIP+4®

City, State, ZIP+4®

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

See Reverse for Instructions

7021 2720 0001 0459 6174



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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           | \$ _____ |

Postmark  
Here

**TD 48063 MARCH 2022 WARNING**

**ERNEST SIDNEY, REGISTERED  
AGENT O/B/O J & V SIDNEY, INC.  
3725 N.W. 11TH AVE.  
MIAMI, FL 33127**

City, State, ZIP+4®

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

See Reverse for Instructions

7021 2720 0001 0459 6181

**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 48063 MARCH 2022 WARNING**  
 ERNEST SIDNEY, REGISTERED  
 AGENT O/B/O J & V SIDNEY, INC.  
 3725 N.W. 11TH AVE.  
 MIAMI, FL 33127



9590 9402 6993 1225 5063 54

021 2720 0001 0459 6181

PS Form 3811, July 2020 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

**TD 48063 MARCH 2022 WARNING**  
 CITY OF DANIA BEACH FINANCE DEPARTMENT  
 100 W DANIA BEACH BLVD  
 DANIA BEACH, FL 33004



9590 9402 6576 1028 2877 54

7021 2720 0001 0459 6150

PS Form 3811, July 2020 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  Agent  
 X   Addressee

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

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

3. Service Type
- Adult Signature
  - Adult Signature Restricted Delivery
  - Certified Mail®
  - Certified Mail Restricted Delivery
  - Collect on Delivery
  - Collect on Delivery Restricted Delivery
  - Insured Mail
  - Insured Mail Restricted Delivery (over \$500)
  - Priority Mail Express®
  - Registered Mail™
  - Registered Mail Restricted Delivery
  - Signature Confirmation™
  - Signature Confirmation Restricted Delivery

Domestic Return Receipt

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

**TD 48363 MARCH 2022 WARNING**  
 CITY OF DANIA BEACH  
 ATTN CODE COMPLIANCE  
 100 W DANIA BEACH BLVD  
 DANIA BEACH, FL 33004-3643



9590 9402 6576 1028 2877 47

2. Article Number (Transfer from service label)

7021 2720 0001 0459 6143

PS Form 3811, July 2020 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*[Handwritten Signature]*

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

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

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Registered Mail Restricted Delivery (over \$500)

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 48063 MARCH 2022 WARNING**  
 CITY OF DANIA BEACH SPECIAL ATTORNEY  
 700 EAST DANIA BEACH BOULEVARD  
 DANIA BEACH, FL 33004



9590 9402 6993 1225 5063 47

2 Article Number (Transfer from)  
7021 2720 0001 0459 6174

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X *Samantha Suarez*

- Agent
- Addressee

B. Received by (Printed Name)

*Samantha Suarez*

C. Date of Delivery

*2/7/22*

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
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- 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 48063 MARCH 2022 WARNING**  
 CITY OF DANIA BEACH FINANCE DIRECTOR  
 100 W DANIA BEACH BLVD  
 DANIA BEACH, FL 33004



9590 9402 6576 1028 2875 18

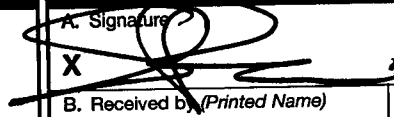
2. Article Number (Transfer from service label)

7021 2720 0001 0459 6167

PS Form 3811, July 2020 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X 

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

**3. Service Type**

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

**SENDER: COMPLETE THIS SECTION**

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

1. Article Addressed to:

**TD 48063 MARCH 2022 WARNING**  
 J & V SIDNEY INC.  
 3725 N.W. 11TH AVENUE  
 MIAMI, FL 33127



9590 9402 6576 1028 2876 93

2. Article Number (Transfer from service label)

7021 2720 0001 0459 6099

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

**X**

- Agent
- Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery
- Priority Mail Express®
- Registered Mail™
- 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 48063 MARCH 2022 WARNING**  
 CITY OF DANIA BEACH  
 100 W DANIA BEACH BLVD  
 DANIA BEACH, FL 33004-3643



9590 9402 6576 1028 2877 23

2 Article Number (Transfer from service label)

7021 2720 0001 0459 6136

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

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

3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- 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 reverse if space permits.

1. Article Address

**TD 48063 MARCH 2022 WARNING**

J & V SIDNEY INC  
7247 CRYSTAL LAKE DR  
WEST PALM BEACH, FL 33411-5713



9590 9402 6576 1028 2876 79

2. Article Number (Transfer from service label)

7021 2720 0001 0459 6082

PS Form 3831, July 2009 PSN 7530-02-000-9053

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*[Handwritten Signature]*

- Agent
- Addressee

B. Received by (Printed Name)

*[Handwritten Name]*

C. Date of Delivery

*[Handwritten Date]*

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
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt