

TitleExpress[®]

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

www.GrantStreet.com

PROPERTY INFORMATION REPORT

ORDER DATE: 05/03/2022

REPORT EFFECTIVE DATE: 20 YEARS UP TO 04/24/2022

CERTIFICATE # 2019-7958

ACCOUNT # 494136BA0040

ALTERNATE KEY # 281683

TAX DEED APPLICATION # 48866

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:

Unit No. 104, Building 19, of PARK SOUTH SIX INC., a condominium according to the Declaration of Condominium thereof recorded in Official Record Book 3818, Page 182 of the Public Records of Broward County, Florida.

PROPERTY ADDRESS: 1590 NW 43 AVENUE #104, LAUDERHILL FL 33313

OWNER OF RECORD ON CURRENT TAX ROLL:

SIEUMATTEE MARAJ

10324 NW 71 PL

TAMARAC, FL 33321

APPARENT TITLE HOLDER & ADDRESS OF RECORD:

SIEUMATTEE MARAJ

OR: 19476, Page: 868

1590 NW 43RD AVE

LAUDERHILL, FL 33313 (Per Deed)

MORTGAGE HOLDER OF RECORD:

None found.

LIENHOLDERS AND OTHER INTERESTED PARTIES OF RECORD:

IZIA ROKOSZ

1340 S OCEAN BLVD APT 1605

POMPANO BEACH, FL 33062 (Tax Deed Applicant)

CITY OF LAUDERHILL

OR: 47585, Page: 448

BUILDING DEPT

OR: 48032, Page: 228

5581 WEST OAKLAND PARK BLVD

Instrument: 113176841

LAUDERHILL, FL 33313

(Per Lien, Notice and Amended Claim of Lien)

CITY OF LAUDERHILL

OR: 48018, Page: 1950

CODE ENFORCEMENT UNIT

5581 W OAKLAND PARK BLVD

LAUDERHILL, FL 33313 (Per Lien)

CONSYWELIA HOWARD, REGISTERED AGENT
O/B/O PARK SOUTH SIX, INC., A CONDOMINIUM
1590 NW 43RD AVE 110
LAUDERHILL, FL 33313 (Per Sunbiz. Declaration recorded in 3818-182.)

LORD HILL REC. CENTERS, INC.
LORD HILL RECREATION CENTER
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313 (Per Sunbiz. Recreation Association)

PROPERTY INFORMATION REPORT – CONTINUED

PARCEL IDENTIFICATION NUMBER: 4941 36 BA 0040

CURRENT ASSESSED VALUE: \$5,050

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:

Notice

Instrument: 115494169

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

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

CERTIFICATE OF MAILING NOTICES

Tax Deed #48866

**STATE OF FLORIDA
COUNTY OF BROWARD**

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

CITY OF LAUDERHILL ATTN: ANA SANCHEZ 5581 W OAKLAND PARK BLVD LAUDERHILL, FL 33313	MARAJ,SIEUMATTEE 1590 NW 43 AVE #104 LAUDERHILL, FL 33313	MARAJ,SIEUMATTEE 10324 NW 71 PL TAMARAC, FL 33321	CITY OF LAUDERHILL BUILDING DEPT 5581 WEST OAKLAND PARK BLVD LAUDERHILL, FL 33313
CITY OF LAUDERHILL CODE ENFORCEMENT UNIT 5581 W OAKLAND PARK BLVD LAUDERHILL, FL 33313	DAILY BUSINESS REVIEW PO BOX 862882 ORLANDO, FL 32886-2882	HALL & ROSENBERG, P.L. 14 ROSE DR FORT LAUDERDALE, FL 33316	LORD HILL REC. CENTERS, INC. C/O JEVREMOV, MARIA 1331 NW 43RD AVENUE LAUDERHILL, FL 33313
LORD HILL REC. CENTERS, INC. LORD HILL RECREATION CENTER 1331 N.W. 43RD AVENUE LAUDERHILL, FL 33313	CONSYWELIA HOWARD, REGISTERED AGENT O/B/O PARK SOUTH SIX, INC., A CONDOMINIUM 1590 NW 43RD AVE 110 LAUDERHILL, FL 33313		

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

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

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 1st day of August 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

Monica Cepero
COUNTY ADMINISTRATOR
Finance and Administrative Services Department
Records, Taxes, & Treasury Division

By _____
Deputy **Juliette M. Aikman**

15

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 48866

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: 494136-BA-0040
Certificate Number: 7958
Date of Issuance: 05/26/2020
Certificate Holder: IZIA ROKOSZ
Description of Property: PARK SOUTH SIX INC CONDO
UNIT 104 BLDG 19
PER CDO BK/PG: 3818/182

Name in which assessed: MARAJ,SIEUMATTEE
Legal Titleholders: MARAJ,SIEUMATTEE
10324 NW 71 PL
TAMARAC, FL 33321

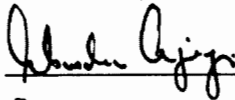
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 21st day of September, 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.deedauktion.net
**Pre-registration is required to bid.*

Dated this 15th day of June, 2022.

Monica Cepero
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: 08/18/2022, 08/25/2022, 09/01/2022 & 09/08/2022
Minimum Bid: 2617.80

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

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Certificate Number: 7958

Date of Issuance: 05/26/2020

Certificate Holder: IZIA ROKOSZ

Description of Property: PARK SOUTH SIX INC CONDO
UNIT 104 BLDG 19
PER CDO BK/PG: 3818/182

Unit No. 104, Building 19, of PARK SOUTH SIX INC., a condominium according to the Declaration of Condominium thereof recorded in Official Record Book 3818, Page 182 of the Public Records of Broward County, Florida.

Name in which assessed: MARAJ,SIEUMATTEE

Legal Titleholders: MARAJ,SIEUMATTEE
10324 NW 71 PL
TAMARAC, FL 33321

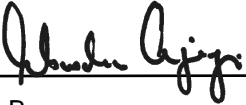
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 21st day of September ,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.deedauktion.net
**Pre-registration is required to bid.*

Dated this 29th day of June , 2022 .

Monica Cepero
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: 08/18/2022, 08/25/2022, 09/01/2022 & 09/08/2022

Minimum Bid: 3002.80

BROWARD

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

48866
NOTICE OF APPLICATION FOR TAX DEED
CERTIFICATE NUMBER: 7958

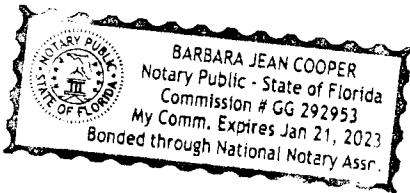
in the XXXX Court,
was published in said newspaper by print in the issues of
and/or by publication on the newspaper's website, if
authorized, on

08/18/2022 08/25/2022 09/01/2022 09/08/2022

Affiant further says that the newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Sworn to and subscribed before me this
8 day of SEPTEMBER, 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 48866**

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: 494136-BA-0040
Certificate Number: 7958
Date of Issuance: 05/26/2020

Certificate Holder:
IZIA ROKOSZ

Description of Property:
PARK SOUTH SIX INC CONDO
UNIT 104 BLDG 19
PER CDO BK/PG: 3818/182
Unit No. 104, Building 19, of PARK SOUTH SIX INC., a condominium according to the Declaration of Condominium thereof recorded in Official Record Book 3818, Page 182 of the Public Records of Broward County, Florida.

Name in which assessed:
MARAJ, SIEUMATTEE
Legal Titleholders:
MARAJ, SIEUMATTEE
10324 NW 71 PL
TAMARAC, FL 33321

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 21st day of September, 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 29th day of June, 2022.

Monica Cepero
County Administrator
RECORDS, TAXES, AND
TREASURY DIVISION

(Seal)
By: Abiodun Ajayi
Deputy

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

Minimum Bid: 3002.80
401-314
8/18-25 9/1-8 22-15/0000612072B

BROWARD COUNTY SHERIFF'S OFFICE

2601 West Broward Blvd Fort Lauderdale, Florida 33312

Sheriff # 22030189

Broward County, FL VS Sieumattee Maraj

RETURN OF SERVICE



Court Case # TD 48866

Hearing Date: 09/21/2022

Received by CCN

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **Sieumattee Maraj 1590 NW 43 Avenue #104 Lauderhill FL 33313**

Served:

Not Served:

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

Date: 08/09/2022 Time: 6:03 AM

On Sieumattee Maraj 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

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

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

By: *Joe Penendot*

D.S.

J. Penendot, #14932

RECEIPT INFORMATION		EXECUTION COSTS	DEMAND/LEVY INFORMATION	
Receipt #			Judgment Date	n/a
Check #			Judgment Amount	\$0.00
Service Fee	\$0.00		Current Interest Rate	0.00%
On Account	\$0.00		Interest Amount	\$0.00
Quantity			Liquidation Fee	\$0.00
Original	2		Sheriff's Fees	\$0.00
Services	2		Sheriff's Cost	\$0.00
			Total Amount	\$0.00

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 494136-BA-0040 (TD #48866)

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 SHERIFF
AUG 21 2022 11:11:28
CIVIL DIVISION

NOTE

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

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

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

AMOUNT NECESSARY TO REDEEM: (See amounts below)

MAKE CHECKS PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

* Amount due if paid by August 31, 2022\$2,966.36

Or

* Amount due if paid by September 20, 2022\$3,002.80

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

THERE ARE UNPAID TAXES ON THIS PROPERTY AND WILL BE SOLD AT PUBLIC AUCTION ON September 21, 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

PLEASE SERVE THIS ADDRESS OR LOCATION

MARAJ, SIEUMATTEE
1590 NW 43 AVE #104
LAUDERHILL, FL 33313

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

BROWARD COUNTY SHERIFF'S OFFICE

2601 West Broward Blvd Fort Lauderdale, Florida 33312

Sheriff # 22030189

Broward County, FL VS Sieumattee Maraj

RETURN OF SERVICE



Court Case # TD 48866

Hearing Date:09/21/2022

Received by CCN 9032

08/09/2022 8:30 AM

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **Sieumattee Maraj 10324 NW 71 Place Tamarac FL 33321**

Served:

Not Served:

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

Date: 08/09/2022 Time: 1:17 PM

On Sieumattee Maraj 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:

Other Returns: Other Returns

COMMENTS: Posted Tax Notice

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: *V. Barnhouse*
V. Barnhouse, #9032

D.S.

RECEIPT INFORMATION		EXECUTION COSTS	DEMAND/LEVY INFORMATION	
Receipt #			Judgment Date	n/a
Check #			Judgment Amount	\$0.00
Service Fee	\$0.00		Current Interest Rate	0.00%
On Account	\$0.00		Interest Amount	\$0.00
Quantity			Liquidation Fee	\$0.00
Original	2		Sheriff's Fees	\$0.00
Services	2		Sheriff's Cost	\$0.00
			Total Amount	\$0.00

BROWARD COUNTY, FORT LAUDERDALE, FLORIDA
RECORDS, TAXES AND TREASURY DIVISION/TAX DEED SECTION
PROPERTY ID # 494136-BA-0040 (TD # 48866)

WARNING

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

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

ORIGINAL DOCUMENT

NOTE

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www.broward.org/recordstaxestreasury

PLEASE SERVE THIS ADDRESS OR LOCATION

MARAJ,SIEUMATTEE
10324 NW 71 PL
TAMARAC, FL 33321

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



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

Detail by Entity Name

Florida Not For Profit Corporation
PARK SOUTH SIX, INC., A CONDOMINIUM

Filing Information

Document Number	714975
FEI/EIN Number	59-1296233
Date Filed	07/22/1968
State	FL
Status	INACTIVE
Last Event	ADMIN DISSOLUTION FOR ANNUAL REPORT
Event Date Filed	09/23/2011
Event Effective Date	NONE

Principal Address

1590 N.W. 43RD AVE.
LAUDERHILL, FL 33313

Mailing Address

1590 N.W. 43RD AVE.
LAUDERHILL, FL 33313

Registered Agent Name & Address

HOWARD, CONSYWELIA
1590 NW 43RD AVE
110
LAUDERHILL, FL 33313

Name Changed: 10/10/2007

Address Changed: 10/10/2007

Officer/Director Detail

Name & Address

Title D

THOMPSON, ADOLPHUS
1590 NW 43RD AVE, #308
LAUDERHILL, FL 33313

Title D

BOUBEAU, AGNES
1590 NW 43RD AVE, #204
LAUDERHILL, FL 33313

Title P

HOWARD, CONSYWELIA
1590 NW 43RD AVE, #110
LAUDERHILL, FL 33313

Title SD

VALDES, JENNIE M
1590 NW 43RD AVENUE, #107
LAUDERHILL, FL 33313

Title D

MEYERS, LINDA
1590 NW 43RD AVENUE, #101
LAUDERHILL, FL 33313

Annual Reports

Report Year	Filed Date
2008	01/09/2008
2010	05/13/2010

Document Images

06/15/2012 -- Off/Dir Resignation	View image in PDF format
05/13/2010 -- REINSTATEMENT	View image in PDF format
01/09/2008 -- ANNUAL REPORT	View image in PDF format
10/10/2007 -- REINSTATEMENT	View image in PDF format
04/06/2006 -- REINSTATEMENT	View image in PDF format
02/19/2004 -- ANNUAL REPORT	View image in PDF format
03/10/2003 -- ANNUAL REPORT	View image in PDF format
03/29/2002 -- ANNUAL REPORT	View image in PDF format
07/17/2001 -- ANNUAL REPORT	View image in PDF format
05/12/2000 -- ANNUAL REPORT	View image in PDF format
01/28/1999 -- ANNUAL REPORT	View image in PDF format
02/06/1998 -- ANNUAL REPORT	View image in PDF format
02/07/1997 -- ANNUAL REPORT	View image in PDF format
01/24/1996 -- ANNUAL REPORT	View image in PDF format
01/23/1995 -- ANNUAL REPORT	View image in PDF format



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

Detail by Entity Name

Florida Profit Corporation
LORD HILL REC CENTERS, INC.

Filing Information

Document Number	F65870
FEI/EIN Number	52-1538200
Date Filed	02/03/1982
State	FL
Status	ACTIVE
Last Event	REINSTATEMENT
Event Date Filed	10/17/2012

Principal Address

LORD HILL RECREATION CENTER
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313

Changed: 08/10/1995

Mailing Address

LORD HILL RECREATION CENTER
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313

Changed: 04/19/2010

Registered Agent Name & Address

JEVREMOV, MARIA
1331 NW 43RD AVENUE
LAUDERHILL, FL 33313

Name Changed: 12/28/1989

Officer/Director Detail

Name & Address

Title VP

JEVREMOV, MARIA
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313

Annual Reports

Report Year	Filed Date
2020	03/25/2020
2021	04/23/2021
2022	03/22/2022

Document Images

03/22/2022 -- ANNUAL REPORT	View image in PDF format
04/23/2021 -- ANNUAL REPORT	View image in PDF format
03/25/2020 -- ANNUAL REPORT	View image in PDF format
03/24/2019 -- ANNUAL REPORT	View image in PDF format
04/13/2018 -- ANNUAL REPORT	View image in PDF format
03/17/2017 -- ANNUAL REPORT	View image in PDF format
03/14/2016 -- ANNUAL REPORT	View image in PDF format
03/11/2015 -- ANNUAL REPORT	View image in PDF format
02/11/2014 -- ANNUAL REPORT	View image in PDF format
02/11/2013 -- ANNUAL REPORT	View image in PDF format
10/17/2012 -- REINSTATEMENT	View image in PDF format
04/25/2011 -- ANNUAL REPORT	View image in PDF format
04/19/2010 -- ANNUAL REPORT	View image in PDF format
03/20/2009 -- ANNUAL REPORT	View image in PDF format
04/08/2008 -- Amendment	View image in PDF format
02/04/2008 -- ANNUAL REPORT	View image in PDF format
02/20/2007 -- ANNUAL REPORT	View image in PDF format
07/05/2006 -- ANNUAL REPORT	View image in PDF format
10/07/2005 -- REINSTATEMENT	View image in PDF format
10/26/2004 -- REINSTATEMENT	View image in PDF format
07/14/2003 -- ANNUAL REPORT	View image in PDF format
03/14/2002 -- ANNUAL REPORT	View image in PDF format
01/11/2001 -- ANNUAL REPORT	View image in PDF format
08/03/2000 -- ANNUAL REPORT	View image in PDF format
02/05/1999 -- ANNUAL REPORT	View image in PDF format
02/17/1998 -- ANNUAL REPORT	View image in PDF format
03/24/1997 -- ANNUAL REPORT	View image in PDF format
01/24/1996 -- ANNUAL REPORT	View image in PDF format
08/10/1995 -- ANNUAL REPORT	View image in PDF format

Stamps \$ 151.00 Tax \$ _____
Documentary Intangible
RECEIVED In Broward County as required by
law. Louginia N. [unclear]
Deputy Clerk

WARRANTY DEED

92205717

THIS INDENTURE, made this 7th day of May 1992, by Marta Miller k/n/a Marta Looknanan, a married woman joined by Harry Looknanan, her husband of the County of Broward, State of Florida, whose Post Office address is 10106 Orchard Tree Lane, Tamarac, FL 33319, party of the first part, to Sieumattee Maraj, a single person, of the County of Broward, State of Florida, whose Social Security # is [redacted] and whose Post Office address is 1590 N.W. 43rd Avenue, Lauderhill, FL 33313, party of the second part:

92 MAY 13 PM 1:26

WITNESSETH, That the said party of the first part, for and in consideration of the sum of \$10.00 in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said party of the second part, his heirs and assigns forever, the following described land, situate, and being in the County of Broward, State of Florida, to-wit:

Unit No. 104, Building 19, of PARK SOUTH SIX INC., a condominium according to the Declaration of Condominium thereof recorded in Official Record Book 3818, Page 182 of the Public Records of Broward County, Florida.

Subject to restrictions, reservations, easements and limitations of record, if any, and taxes for the current year and subsequent years.
TAX FOLIO# 9136-BA-004

The grantors hereby warrant that the property described herein was acquired by them during their marriage and that they have remained married without interruption through the date of this conveyance.

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

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 the presence of the undersigned witnesses (print name below line):

[Signature]
Diane Sunderland
[Signature]
Fred Senesi

[Signature]
Harry Looknanan
[Signature]
Marta Looknanan

State of FLORIDA
County of Broward

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid, to take acknowledgements, personally appeared Marta Looknanan, a married woman joined by Harry Looknanan, her husband, known to me or who has produced Drivers License (type of identification) as identification and who did take an oath and executed the foregoing instrument and acknowledged before me that they executed the same.

Witness, my hand and official seal this 7th day of May, 1992.

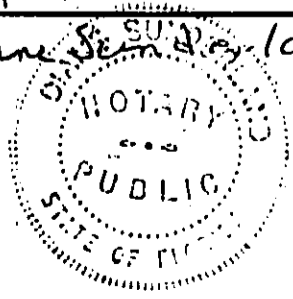
My Commission Expires

Nov 2, 1992

[Signature]
NOTARY Diane Sunderland

This instrument prepared by and return to: Erin Walters
All County Title Company
1761 West Hillsboro Blvd., Suite 207
Deerfield Beach, Florida 33442
File # 92-213

RECORDED IN THE OFFICIAL RECORDS BOOK
OF BROWARD COUNTY, FLORIDA
COUNTY ADMINISTRATOR



BK 19476P80868

52



**FINAL ORDER/
CLAIM OF LIEN**

City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313

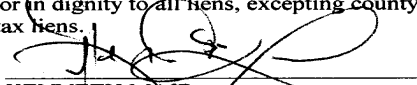
Case No: 10-0001
Name: Park South Six, Inc., A Condominium – Building Six
Violation Address: 1590 N.W. 43rd Avenue, Lauderhill, FL 33313 – Entire Building 6
Folio Nos: 494136BA0000 through 494136BA0300

After due and legal notice was provided, a Hearing was held before the Unsafe Structures Board on this matter on October 20, 2010. At that time, based upon the evidence presented, the Affidavit of Costs submitted, and the determination that those costs listed were actual reasonable and necessary costs associated with the partial demolition of the subject property pursuant to an Emergency Order of Partial Demolition:

The Unsafe Structures Board first affirmed, upheld and ratified the decision for the Emergency Partial Demolition of the subject property based upon the opinion of the Chief Building Official, Randy Youse.

The Unsafe Structures Board second certified, affirmed, upheld and ratified assessment of the reasonable and necessary costs in favor of the City of Lauderhill in the amount of Twenty Three Thousand Seven Hundred Twenty Two Dollars and Four Cents (\$23,722.04), as set forth in the attached Affidavit of Costs by Chief Building Official, Randy Youse regarding the property located at 1590 N.W. 43rd Avenue, Lauderhill, Florida 33313. This lien shall affect the entire Building Six and each unit owner shall be responsible for their pro rata share. This lien applies to Folio Numbers 494136BA0000 through and including 494136BA0300.

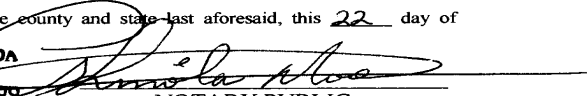
IT IS HEREBY ORDERED that said Claim of Lien in the amount of Twenty Three Thousand Seven Hundred Twenty Two Dollars and Four Cents (\$23,722.04), is hereby owed to the City of Lauderhill to be deemed effective as of the date of this Order, this 20th day of October, 2010, with interest to accrue thereon at the then current rate of interest until such time as this lien is paid in full. This lien shall be deemed in accordance with the City of Lauderhill Code of Ordinances, Sections 6-49 and 6-55 and shall be a superior special assessment lien, deemed prior in dignity to all liens, excepting county tax liens and liens of equal dignity with county tax liens.


KENNETH MAIR
Chairman of the Unsafe Structures Board

I HEREBY CERTIFY that on this day in Broward County and the State of Florida, before me, an officer duly authorized and acting, personally appeared KENNETH MAIR to me known and known to me to be the person who signed the foregoing instrument for the uses and purposes mentioned therein, or who has produced as identification and who did take an oath.

WITNESS my hand and official seal in the county and state last aforesaid, this 22 day of Nov., 2010.

NOTARY PUBLIC-STATE OF FLORIDA
Phinola Neal
Commission # DD657299
Expires: MAR. 29, 2011
BONDED THROUGH ATLANTIC BONDING CO., INC.


NOTARY PUBLIC

5



**UNSAFE STRUCTURES BOARD
City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313**

To: Owner/Respondent
Name: Park South Six, Inc., A Condominium – Building Six
Attn: Consywelia Howard, in her capacity as Registered Agent & President of the Association on behalf of the Association and all Building Six Condominium Unit Owners
Case No: 10-0001
Mailing Address: 1590 N.W. 43rd Avenue, Unit #110, Lauderhill, FL 33313
Violation Address: 1590 N.W. 43rd Avenue, Lauderhill, FL 33313 – Entire Building 6
Folio Nos. 494136BA0000 through 494136BA0300

**AFFIDAVIT OF COSTS ASSOCIATED WITH
UNSAFE STRUCTURE/PARTIAL DEMOLITION OF PROPERTY
LOCATED AT 1590 N.W. 43rd AVENUE, BUILDING SIX**

SATE OF FLORIDA : SS
COUNTY OF BROWARD :

BEFORE ME, the undersigned authority, personally appeared RANDY YOUSE who, having personal knowledge of all the facts, was sworn and says that the following information is true and correct.

1. I am the Chief Building Official for the City of Lauderhill, Florida.
2. The following breakdown of costs are the actual out-of-pocket costs that were incurred by the City of Lauderhill in connection with the Unsafe Structure violation proceedings and the partial demolition of Park South, Building Six located at 1590 N.W. 43rd Avenue, Lauderhill, Florida. The total costs that have been or will be expended which are to be placed as a lien on the subject property were Twenty Three Thousand Seven Hundred Twenty Two Dollars and Four

Exhibit

Cents (\$23,722.04):

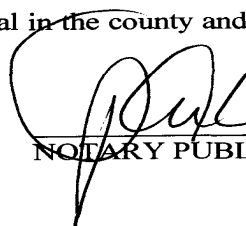
- a. Terra Mar Construction, Inc. Invoice for Partial Demolition of Third floor of Three Story Structure and removal of debris dated July 1, 2010 - \$23,500.00
- b. Daily Business Review Publication Cost - \$175.34
- c. Broward County Recording Costs - \$20.00
- d. Certified Mailing #7010 0290 0002 4288 8579 - \$5.34
- e. Certified Mailing #7010 0290 0002 4289 2231 - \$5.34
- f. Certified Mailing #7010 0290 0002 4288 8302 - \$5.34
- g. Certified Mailing #7010 0290 0002 4288 8579 - \$5.34
- h. Certified Mailing #7010 1870 0000 9097 4407 - \$5.34



 RANDY YOUSE
 CHIEF BUILDING OFFICIAL

I HEREBY CERTIFY that on this day in the county and state aforesaid, before me, an officer duly authorized and acting, personally appeared RANDY YOUSE to me known and known to me to be the person who signed the foregoing instrument for the uses and purposes mentioned therein, ~~or who has produced _____ as identification~~ and who did take an oath.

WITNESS my hand and official seal in the county and state last aforesaid, this 20 day of Oct., 2010.


 NOTARY PUBLIC-STATE OF FLORIDA
 Patricia Anderson
 Commission #DB708375
 Expires: OCT. 07, 2011
 NOTARY PUBLIC BONDED THRU ATLANTIC BONDING CO., INC.



CITY OF LAUDERHILL
 5581 W OAKLAND PARK BLVD
 LAUDERHILL, FL 33313
 (954)730-3044

PURCHASE ORDER NO. 15299

PAGE NO. 1

VENDOR
 9949
 TERRAMAR CONSTRUCTION
 6856 SW 22 STREET
 MIRAMAR FL 33023

SHIP TO
 CODE ENFORCEMENT
 5581 W OAKLAND PARK BLVD
 LAUDERHILL, FL 33319
 ATTN: DON

ORDER DATE: 07/01/10		BUYER: PLANNING & REDEVELOPMENT		REQ. NO.: 15400	REQ. DATE:
TERMS: NET 30 DAYS		F.O.B.: DESTINATION		DESC.:	
ITEM#	QUANTITY	UOM	DESCRIPTION	UNIT PRICE	EXTENSION
01	1.00		PARTIAL DEMOLITION OF 3 STORY STRUCTURE 1590 NW 43RD AVE	23500.0000	23,500.00
				PAGE TOTAL \$	23,500.00
				TOTAL \$	23,500.00
ITEM#	ACCOUNT		AMOUNT	PROJECT CODE	TAX EXEMPT: 858012740208C-7
01	001	115200	23,500.00		

APPROVED BY _____

DIRECTOR OF PURCHASING



DAILY BUSINESS REVIEW
MIAMI - BROWARD - PALM BEACH
 MIAMI (305) 377-3721
 BROWARD (954) 468-2600
 PALM BEACH (561) 820-2060

Daily Business Review
 P.O. Box 862882
 Orlando FL 32886-2882

Broward Daily Business Review
 Legal Advertising

Please Remit To:

HALL & ROSENBERG, P.L.
 Attention to:
 14 ROSE DR.
 FORT LAUDERDALE FL 33316

Customer #: 126785

Invoice #:	0157356103
Invoice Date	10/15/2010
Due Date:	Due Upon Receipt
AMOUNT DUE:	\$175.34

PLEASE RETURN THIS SECTION WITH PAYMENT.

Amount Remitted

Broward Daily Business Review

TEAR HERE
 None

Invoice #: 0157356103	Invoice Date: 10/15/2010	Customer #:126785	Case / P.O. #:
-----------------------	--------------------------	-------------------	----------------

Order #	Description	Ad Tag Line	Ad Size	Amount
0157356103	Unsafe Structures	NOTICE OF PUBLIC HEARING CITY OF LAUDERHILLUNSAFE STRUCTUR	2/3.08	173.34
	Run Date(s)			
	10/08/2010			
	10/15/2010	PROOF FEE		2.00

Subtotal: 175.34
 Total Amount Due: \$175.34

Payment by Credit Card	<input type="checkbox"/> Visa <input type="checkbox"/> MC <input type="checkbox"/> Amex
Account #: _____	Exp.Date: ___/___/___
Card Holder Name: _____	Signature: _____

For billing questions, please call: 305-347-6616 Fax: 305-371-4913

PAST DUE BALANCES WILL BE CHARGED A 1.5% PER MONTH SERVICE CHARGE (18% PER ANNUM).



DO NOT REMOVE BY ORDER OF THE CHIEF BUILDING OFFICIAL



NOTICE OF VIOLATION

City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313

To: All Owners/Respondents/Interested Parties

Case No: 11-0002

Violation Address: Park South Six, Inc., A Condominium – Entire Building No. 19
1590 N.W. 43rd Avenue, Lauderhill, FL 33313
Building 19 of Park South Six, Inc., according to the Declaration thereof, as recorded in Official Records Book 3818 at Page 182 of the Public Records of Broward County, Florida

Folio Nos.: 4941 36 BA 0000 through 4941 36 BA 0300, inclusive

As a potential interested party in one of the above-referenced properties, you are hereby notified that the above-referenced properties located in the City of Lauderhill, Florida are in violation of the following City Ordinance(s) and/or the Florida Building Code(s):


City of Lauderhill Code of Ordinances Sections 6-44 (a), and 6-45 (a)(1)-(3) and 6-45 (b)(2), (3), (6), and (8), an Florida Building Code Sections (FBC) 115.5, 115.2.2.2, and 115.2.2.4.1.

To wit: On May 8, 2010 a fire occurred at the Park South Six Condominium, Building 19 (previously referred to as Building “6”), causing severe roof damage and overall structural damage. On May 10, 2010, a Notice of Violation was issued in related Case Number 10-0001 whereby Building 19 was deemed to be an unsafe structure requiring the emergency *partial* demolition of the roof and third floor of the building, which was upheld and ratified by the Unsafe Structures Board. The remainder of the building continues to deteriorate such that the deterioration exceeds 33% of the cost of structural repair. No repairs or work have been done to the structure over the past year and the condition of the remainder of the building continues to decline. The Chief Building Official has opined that the *remainder of the building* as it stands is an unsafe structure requiring *complete demolition*.

Action Required for Compliance: The Chief Building Official has deemed this building to be unsafe due to significant structural damage, which must be repaired or demolished. If you do not apply for and receive a permit and begin repairs or demolition within fifteen (15) days of the date below, a public hearing before the unsafe structures board will be initiated by the building official.

Case No. 11-0002: Park South Six, Inc. – Entire Bldg. 19

Right of Appeal: The owner or anyone having an interest in this building or structure has the right to appeal the decision of the building official to the unsafe structures board in accordance with the provisions of City Code of Ordinances, Section 6-52, a copy of which may be obtained from the City Clerk's office or online at www.municode.com.

 6.22.2011
Signature of Chief Building Official or Designee Date

Ownership of the property was verified by:

- Certificate of Sale as result of recent foreclosure
- Broward County Tax Rolls
- City of Lauderhill Utility Billing

Structure Type:

Commercial Multi-Family Residential Single Family Residential

Method of Service of Notice:

Posted Certified Mail Hand Delivery

Photos Taken



AMENDED
CLAIM OF LIEN

City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313

To: All Owners/Respondents
Name: Park South Six, Inc., A Condominium – Building 19
Case No: 11-0002
Violation Address: 1590 N.W. 43rd Avenue, Lauderhill, FL 33313 – Entire Bldg. 19
Folio Nos. 494136BA0000 through 494136BA0300, inclusive

That the Final Order/Claim of Lien with the effective date of March 29, 2012, is hereby amended to reduce the balance of the lien due and owing as a result of Neighborhood Stabilization Program (NSP) Funds in the amount of Eighty Two Thousand Five Hundred Dollars and No Cents (\$82,500.00) being applied as payment towards the original principal lien amount of One Hundred Two Thousand Four Hundred Sixty Six Dollars and Seventy Six Cents (\$102,466.76) rendering a **remaining lien balance due in the amount of \$19,966.76** which shall be assessed as a lien against the properties which lien shall affect the entire Building 19 and each unit owner shall be responsible for their pro rata share. This lien applies to Folio Numbers 494136BA0000 through and including 494136BA0300. This lien shall be deemed in accordance with the City of Lauderhill Code of Ordinances, Sections 6-49 and 6-55 and shall be a superior special assessment lien, deemed prior in dignity to all liens, excepting county tax liens and liens of equal dignity with county tax liens.

WITNESSES:

Juli M. Beau
Witness #1 - Sign

JULIE M BOULCHARI
Witness #1 - Print Name

Vicki L. Butler
Witness #2 - Sign

Vicki L. Butler
Witness #2 - Print Name

[Signature]
CHARLES FARANDA, City Manager
City of Lauderhill
5581 W. Oakland Park Blvd. Lauderhill, FL, 33313

STATE OF FLORIDA:
COUNTY OF BROWARD:

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared CHARLES FARANDA, City Manager of Lauderhill, personally known to me to be the person described therein and who executed the foregoing instrument and acknowledge before me that he executed same. SWORN TO and SUBSCRIBED before me in the County and State as aforesaid this 17 day of August, 2015.

[Signature]
NOTARY PUBLIC, State of Florida
Print Name: Kathy Collazo

My Commission Expires:

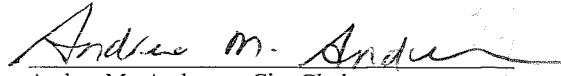


STATE OF FLORIDA:

COUNTY OF BROWARD:

I DO HEREBY CERTIFY the within is a true and correct copy of the original of the City of Lauderhill, Broward County, Florida,

WITNESS my hand and Official Seal at Lauderhill, Florida, this 17 day of August, 2015.


Andrea M. Anderson, City Clerk



**FINAL ORDER/
CLAIM OF LIEN**

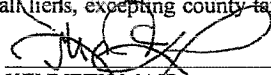
City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313

To: All Owners/Respondents
Name: Park South Six, Inc., A Condominium – Building 19
Case No: 11-0002
Violation Address: 1590 N.W. 43rd Avenue, Lauderhill, FL 33313 – Entire Bldg. 19
Folio Nos. 494136BA0000 through 494136BA0300, inclusive

After due and legal notice was provided to the Owner/Respondents, this matter came on for Public Hearing before the City of Lauderhill Unsafe Structures Board (hereinafter "Board") on March 29, 2012. At that time, based upon the evidence presented, the Affidavit of Costs submitted, and the determination that those costs listed were actual reasonable and necessary costs associated with the complete demolition of the remainder of the subject property pursuant to the Order for Demolition dated July 28, 2011:

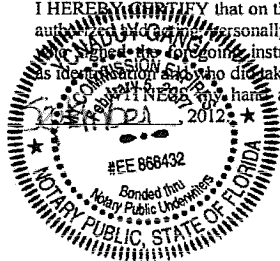
The Unsafe Structures Board certified, affirmed, upheld and ratified the Affidavit of Costs as being reasonable and necessary costs in favor of the City of Lauderhill in the total amount of One Hundred Two Thousand Four Hundred Sixty Six Dollars and Seventy Six Cents (\$102,466.76), as set forth in the attached Affidavit of Costs by Chief Building Official, Randy Youse regarding the property located at 1590 N.W. 43rd Avenue, Lauderhill, Florida 33313, Entire Building 19. Neighborhood Stabilization Program (NSP) funds have been applied for to pay for all of the associated costs. If NSP funds are not sufficient to reimburse the City of Lauderhill the entire amount due as stated in the Affidavit of Costs, then the balance remaining due shall be assessed as a lien against the properties which lien shall affect the entire Building 19 and each unit owner shall be responsible for their pro rata share. This lien applies to Folio Numbers 494136BA0000 through and including 494136BA0300.

IT IS HEREBY ORDERED that the Attached Affidavit of Costs in the total amount of One Hundred Two Thousand Four Hundred Sixty Six Dollars and Seventy Six Cents (\$102,466.76) is hereby certified, affirmed, upheld, ratified and deemed to be owed to the City of Lauderhill effective as of the date of this Order, this March 29, 2012, with interest to accrue thereon at the then current rate of interest until such time as this lien is paid in full. NSP funds will be applied toward the amount owed, and a lien shall issue only for the remaining balance due, if any. This lien shall be deemed in accordance with the City of Lauderhill Code of Ordinances, Sections 6-49 and 6-55 and shall be a superior special assessment lien, deemed prior in dignity to all liens, excepting county tax liens and liens of equal dignity with county tax liens.


KENNETH MAIR
Chairman of the Unsafe Structures Board

I HEREBY CERTIFY that on this day in Broward County and the State of Florida, before me, an officer duly authorized to perform notarial duties, personally appeared KENNETH MAIR to me known and known to me to be the person whose name is on the foregoing instrument for the uses and purposes mentioned therein, or who has produced as identification and who did make an oath.

WITNESS my hand and official seal in the county and state last aforesaid, this 5 day of March, 2012.




NOTARY PUBLIC



**UNSAFE STRUCTURES BOARD
City of Lauderhill Building Department
5581 West Oakland Park Boulevard
Lauderhill, FL 33313**

To: Owner/Respondent
Name: Park South Six, Inc., A Condominium – Building 19
Attn: Consywelia Howard, in her capacity as Registered Agent & President of the Association on behalf of the Association and all Building 19 Condominium Unit Owners
Case No: 11-0002
Violation Address: 1590 N.W. 43rd Avenue, Lauderhill, FL 33313 – Entire Building 19
Folio Nos. 494136BA0000 through 494136BA0300, inclusive

**AFFIDAVIT OF COSTS ASSOCIATED WITH
UNSAFE STRUCTURE/COMPLETE DEMOLITION OF
PROPERTY
LOCATED AT 1590 N.W. 43rd AVENUE, BUILDING 19**

STATE OF FLORIDA :

SS

COUNTY OF BROWARD :

BEFORE ME, the undersigned authority, personally appeared RANDY YOUSE who, having personal knowledge of all the facts, was sworn and says that the following information is true and correct.

1. I am the Chief Building Official for the City of Lauderhill, Florida.
2. The following breakdown of costs are the actual out-of-pocket costs that were incurred by the City of Lauderhill in connection with the Unsafe Structure violation proceedings and the complete demolition of Park South, Building 19 located at 1590 N.W. 43rd Avenue, Lauderhill, Florida. The total costs that have been or will be expended which are to be placed as a lien on the subject property is in the amount of \$102,466.76. A lien will only be placed on the property

if Neighborhood Stabilization Program (NSP) Funds are not sufficient to cover all of the related costs and the lien would only be issued for the balance of the amount due to be reimbursed to the City after NSP funds have been applied.

a. Invoice for *complete* Demolition of remainder of Building 19 dated 2/2/12 – (Original invoice for \$88,145.13 was reduced to \$82,500.00 as approved by Resolution 11R-11-256 and paid via City check number 116574 on 3/14/12 in the amount of \$82,500.00).

b. Asbestos Removal - \$8,150.00

c. Title Searches for all property owners/interested persons dated May 23, 2011 - performed by the Law Offices of Joseph Balocco - \$7,708.50.

d. Environmental Study (required to qualify for NSF funding) - \$2514.50.

e. Publication Cost for Notice of Hearing for initial finding of unsafe structure and order for complete demolition on July 28, 2011 - \$204.10.

f. Publication Cost for Notice of Hearing for confirmation of Affidavit of Costs held on March 29, 2012 - - \$345.10 (x 1/3 as 3 cases being advertised) = \$115.03.

g. Notice of Violation Broward County Recording Costs - \$19.20.

h. Certified Mailings of Notice of Violation and Notice to Appear sent on or about June 22, 2011 (77 mailings x \$5.59) = \$430.43.

i. Attorney fees to be reimbursed to City:


Prepare Notice of Violation, Notice to Appear for initial hearing, Demolition Order, Affidavit of Costs, Notice to Appear to confirm Affidavit of Costs, Final Order authorizing Claim of Lien if Neighborhood Stabilization Program (NSP) Funds are not sufficient and prepare for and attend both Unsafe Structures Board hearings on July 28, 2011 and on March 29, 2012 - 5.00 hours x \$165.00/hour = \$825.00.



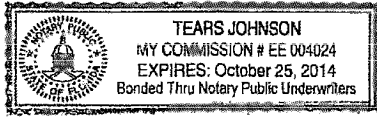
RANDY YOUSE
CHIEF BUILDING OFFICIAL

I HEREBY CERTIFY that on this day in the county and state aforesaid, before me, an officer duly authorized and acting, personally appeared RANDY YOUSE to me known and known to me to be the person who signed the foregoing instrument for the uses and purposes mentioned therein, or who has produced Personally as identification and who did take an oath.

WITNESS my hand and official seal in the county and state last aforesaid, this 29 day of March, 2012.



NOTARY PUBLIC





Code Enforcement Unit
 5581 W. Oakland Park
 Blvd.
 Lauderhill, FL 33313
 Office: Code 954-730-
 3070/Business
 Licensing 954-730-
 3040
 Fax: 954-730-3071

**FINAL ORDER
 IMPOSING FINE/CLAIM
 OF LIEN**

CE # 10040303

CITY OF LAUDERHILL
 Petitioner
 vs.
PARK SOUTH SIX INC NULL
 Respondent(s)

The Code Enforcement ("Board")/Special Master, having heard testimony at the Hearing held on the 17th day of June, 2010 and based on the evidence, the Board, pursuant to a 6/0 vote/Special Master, enters the following:

FINDINGS OF FACT: In violation for

Ordinance/Regulation	Section	CONCLUSIONS OF LAW: That the following violations of the City Code/Land Development Regulations have occurred	NONCOMPLIANCE: In compliance with the Order Imposing Fine Claim of Lien dated the Respondent was previously ordered by the Board to correct the violations by:	ORDER/NOTICE: The Board hereby order that, based upon the failure to comply, a fine is hereby levied for the following amount, commencing on the following date
Land Development Regulation - ART III	Section 5.18.17:	Repair/remove/replace damaged wall		7/2/2010 25.00
Land Development Regulation - ART III	Section 5.18.5:	Fence/wall/hedge/in setback area over six feet in height. Overgrown trees/shrubs need to be trimmed. Trees over roadway must allow 14 ft. vertical clearance for traffic. Trees and shrubs may not obstruct sidewalk.		7/2/2010 25.00
Code of Ordinance - Chapter 10	Section 10-15 (c):	Fertilizing of lawn shall be managed so as to avoid weed growth. Sod/swale to be free of bare/deteriorated areas		7/2/2010 25.00
Land Development Regulation - SCH J	Section 2.1.1:			7/2/2010 25.00

PROPERTY IN VIOLATION

Date	2/1/2011 10:42:00 AM	CE#	10040303	Business Name	
Type	BZ	Verified by		Folio #	494136BA0000
Identified By	1590 NW 43 AVE Lauderhill, FL 33313				
Owner	PARK SOUTH SIX INC NULL				

This Notice/Order is issued to all condominium owners. See attached list of folio numbers and addresses.

CONCLUSIONS OF LAW:

The fines shall continue to accrue daily with interest until payment is received in full by the City. These fines are being imposed pursuant to Florida Statutes, Sections 162.06 and 162.09 and shall constitute a lien against the land on which the violation exists and upon any other real or personal property owned by the Respondent. The City shall also be entitled to the costs of prosecution and/or costs of repairs in the total amount of \$ which is due on or before which covers the costs of the prosecution and recording in relation to this violation.

If the Respondent again repeats the same violation, the Respondent will then be a repeat violator of this Code Section pursuant to Florida Statutes Section 162.06. As a repeat violator, the Respondent may be fined up to \$500.00 per day.

COMPLIANCE/RELEASE OF LIEN: Once the Respondent corrects the above violation, the Respondent must contact the City Code Enforcement Department in order to obtain a Notice of Compliance. Once a Notice of Compliance is obtained and once all past due fines, interest and costs are paid, a Release of Lien can be obtained.

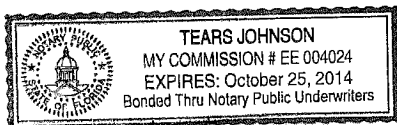
RATIFICATION/CERTIFICATION OF FINE: These fines were ratified and certified by the Code Board/Special Master at a hearing held on prior to the imposition of the Claim of Lien.

APPEAL: You may appeal a Final Order by filing an action in the Circuit Court. You must file within (30) THIRTY DAYS of the date of the Final Order. You will be required to furnish a transcript of the minutes of the Board. You can contact the City Clerk to obtain a copy.

RECONSIDERATION/MITIGATION: If you wish to request a reconsideration/mitigation of the time/fine after an Order has been issued, you must forward a written request to the Chief Code Officer, 5581 W. Oakland Park Blvd., Lauderhill, Florida, 33313, within sixty (60) months of the date of the Order.

COMMENTS:

DONE AND ORDERED this 1st day of February, 2011



Arnold Seldin
Chairperson, Code Enforcement Board

STATE OF FLORIDA
COUNTY OF BROWARD

I HEREBY CERTIFY that on this date before me, an officer duly qualified to take acknowledgments, personally appeared, Chairperson of the Code Enforcement Board/Special Master, known to me to be the person described therein and who executed the foregoing instrument and acknowledged before me that he/she executed same, and who did not take an oath. WITNESS my hand and official seal as aforesaid on this 1st day of February, 2011

NOTARY PUBLIC, STATE OF FLORIDA

Folio Number	Address	APT/SUITE
494136BA0000	1590 NW 43 AVE	
494136BA0010	1590 NW 43 AVE	APT 101
494136BA0020	1590 NW 43 AVE	APT 102
494136BA0030	1590 NW 43 AVE	APT 103
494136BA0040	1590 NW 43 AVE	APT 104
494136BA0050	1590 NW 43 AVE	APT 105

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Page 3 of 3

494136BA0060	1590 NW 43 AVE	APT 106
494136BA0070	1590 NW 43 AVE	APT 107
494136BA0080	1590 NW 43 AVE	APT 108
494136BA0090	1590 NW 43 AVE	APT 109
494136BA0100	1590 NW 43 AVE	APT 110
494136BA0110	1590 NW 43 AVE	APT 201
494136BA0120	1590 NW 43 AVE	APT 202
494136BA0130	1590 NW 43 AVE	APT 203
494136BA0140	1590 NW 43 AVE	APT 204
494136BA0150	1590 NW 43 AVE	APT 205
494136BA0160	1590 NW 43 AVE	APT 206
494136BA0170	1590 NW 43 AVE	APT 207
494136BA0180	1590 NW 43 AVE	APT 208
494136BA0190	1590 NW 43 AVE	APT 209
494136BA0200	1590 NW 43 AVE	APT 210
494136BA0210	1590 NW 43 AVE	APT 301
494136BA0220	1590 NW 43 AVE	APT 302
494136BA0230	1590 NW 43 AVE	APT 303
494136BA0240	1590 NW 43 AVE	APT 304
494136BA0250	1590 NW 43 AVE	APT 305
494136BA0260	1590 NW 43 AVE	APT 306
494136BA0270	1590 NW 43 AVE	APT 307
494136BA0280	1590 NW 43 AVE	APT 308
494136BA0290	1590 NW 43 AVE	APT 309
494136BA0300	1590 NW 43 AVE	APT 310

4

THIS DOCUMENT PREPARED BY AND RETURN TO
CHARLES D. FRANKEN Esq
600 SOUTH PINE ISLAND ROAD SUITE 203
PLANTATION FL 33323 CHARLESFRANKEN29@GMAIL.COM

NOTICE OF OWNERSHIP IN RECREATIONAL LEASE AND MORTGAGE SECURING

NOTICE IS GIVEN that LORD HILL REC CENTERS INC. A Florida Corporation whose address is 1331 NW 43 Avenue Lauderhill FL 33313 as Successor in interest to REC CENTERS INC A Florida Corporation is the present owner and holder of that certain 99 year Recreation lease which lease requires a monthly rental payment from the unit owner and the unit owner's successors, assigns and heirs which rental payment is secured by a recorded mortgage in favor of Lord Hill Rec Centers Inc. The recreational lease and mortgage is recorded in O.R. Book 3819 at Page 981 of the Public Records of Broward County Florida and expires on DECEMBER 22, 2067 which lease burdens and liens as a first lien upon the following real property:

Apartment 104 in Building 19 of PARK SOUTH SIX, INC., a "Condominium", according to the Declaration of Condominium thereof, dated 20TH day of DECEMBER, 1968, and recorded in official Records Book 3818, Page 182, and any and all amendments thereto, all of the Public Records of Broward County, Florida.,

This lease shall be assumed and assigned to any future owners/lessees of the real property set forth herein by any transfer of title, but may not be assigned to any other person or entity who is not an owner of the real property.

IN WITNESS WHEREOF the parties have hereunto set their hands and seals this 15 day of December 2017.

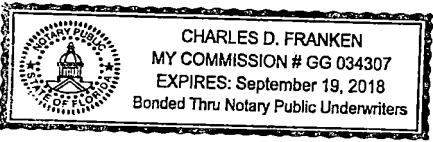
LORD HILL REC CENTERS INC.
Maria Jevremov
MARIA JEVREMOV Vice President
1331 NW 43 Avenue Lauderhill FL 33313

Witness
Charles D. Franken
Witness
Shirley Franken

STATE OF FLORIDA }
 } S.S...
COUNTY OF BROWARD }

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 MARIA JEVREMOV as Vice President of Lord Hill Rec Centers Inc. a Florida corporation who is Personally known to be the person described in and who executed the foregoing instrument and acknowledged before me that she executed the same and did take an oath.

WITNESS my hand and official seal in the County and State last aforesaid this 15 day of December 2017.



Charles D. Franken
NOTARY PUBLIC State of FLORIDA
Name: Charles D. Franken
My commission expires:

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

WARNING

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

MARAJ, SIEUMATTEE
10324 NW 71 PL
TAMARAC, FL 33321

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

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

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

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

- * Estimated Amount due if paid by August 31, 2022\$2,966.36
- Or
- * Estimated Amount due if paid by September 20, 2022\$3,002.80

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 21, 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

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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MARAJ, SIEUMATTEE
1590 NW 43 AVE #104
LAUDERHILL, FL 33313

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

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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CITY OF LAUDERHILL BUILDING DEPT
5581 WEST OAKLAND PARK BLVD
LAUDERHILL, FL 33313

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 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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DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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CITY OF LAUDERHILL CODE ENFORCEMENT UNIT
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 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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DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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CONSYWELIA HOWARD, REGISTERED AGENT O/B/O PARK SOUTH SIX, INC., A
CONDOMINIUM
1590 NW 43RD AVE 110
LAUDERHILL, FL 33313

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104
LAUDERHILL, FL 33313 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE
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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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DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

WARNING

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LORD HILL REC. CENTERS, INC. LORD HILL RECREATION CENTER
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313

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

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

WARNING

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DAILY BUSINESS REVIEW
PO BOX 862882
ORLANDO, FL 32886-2882

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

DATE: August 1st, 2022
PROPERTY ID # 494136-BA-0040 (TD # 48866)

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HALL & ROSENBERG, P.L.
14 ROSE DR
FORT LAUDERDALE, FL 33316

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 1590 NW 43 AVE #104 LAUDERHILL, FL 33313 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

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LORD HILL REC. CENTERS, INC. C/O JEVREMOV, MARIA
1331 NW 43RD AVENUE
LAUDERHILL, FL 33313

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THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON September 21, 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/recordstaxestresury

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 f

\$

Sent 7

Street

City, S

TD 48866 SEPTEMBER 2022 WARNING
CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313

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

See Reverse for Instructions

7021 2720 0000 3503 7845

7021 2720 0000 3503 7852

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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
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Postage

\$

Total P. **TD 48866 SEPTEMBER 2022 WARNING**

\$ **MARAJ,SIEUMATTEE**

Sent To **1590 NW 43 AVE #104 LAUDERHILL, FL**

Street a **33313**

City, Sta

7021 2720 0000 3503 7669

U.S. Postal Service™
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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	\$ _____
Postage	
\$	

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Total	TD 48866 SEPTEMBER 2022 WARNING
\$	
Sent	MARAJ, SIEUMATTEE
Street	10324 NW 71 PL
City	TAMARAC, FL 33321

7021 2720 0000 3503 7876

U.S. Postal Service
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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 Post
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Street an

City, State

**TD 48866 SEPTEMBER 2022 WARNING
CITY OF LAUDERHILL BUILDING DEPT
5581 WEST OAKLAND PARK BLVD
LAUDERHILL, FL 33313**

7021 2720 0000 3503 7883

U.S. Postal Service™
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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	\$	
Postage		
\$		
Total Po:	TD 48866 SEPTEMBER 2022 WARNING	
\$	CITY OF LAUDERHILL CODE	
Sent To	ENFORCEMENT UNIT	
Street an	5581 W OAKLAND PARK BLVD	
City, Stai	LAUDERHILL, FL 33313	

Postmark Here

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

U.S. Postal Service™	
CERTIFIED MAIL® RECEIPT	
<i>Domestic Mail Only</i>	
For delivery information, visit our website at www.usps.com ®.	
OFFICIAL USE	
Certified Mail Fee \$ _____	Postmark Here
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 \$ _____	
Postage \$ _____	
Total F	TD 48866 SEPTEMBER 2022 WARNING
\$ _____	DAILY BUSINESS REVIEW
<i>Sent To</i>	PO BOX 862882
<i>Street</i>	ORLANDO, FL 32886-2882
<i>City, St.</i>	
PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions	

7021 2720 0000 3503 7890

7021 2720 0000 3503 7906

U.S. Postal Service
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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

Postage

\$

Total f

TD 48866 SEPTEMBER 2022 WARNING
HALL & ROSENBERG, P.L.
14 ROSE DR
FORT LAUDERDALE, FL 33316

\$ Sent To

Street

City, St.

7021 2720 0000 3503 7913

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

Postmark
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Postage

\$ _____

Total Postage: **TD 48866 SEPTEMBER 2022 WARNING**

LORD HILL REC. CENTERS, INC. C/O

JEVREMOV, MARIA

1331 NW 43RD AVENUE

LAUDERHILL, FL 33313

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

See Reverse for Instructions

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
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Postage

\$

Total

TD 48866 SEPTEMBER 2022 WARNING
LORD HILL REC. CENTERS, INC. LORD HILL
RECREATION CENTER
1331 N.W. 43RD AVENUE
LAUDERHILL, FL 33313

\$

Sent

Street

City

City

7021 2720 0000 3503 7920

7021 2720 0000 3503 7937

U.S. Postal Service™
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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
\$
Sen
Stre
City,

TD 48866 SEPTEMBER 2022 WARNING
CONSYWELIA HOWARD, REGISTERED AGENT
O/B/O PARK SOUTH SIX, INC., A CONDOMINIUM
1590 NW 43RD AVE 110
LAUDERHILL, FL 33313

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 48866 SEPTEMBER 2022 WARNING
 CITY OF LAUDERHILL BUILDING DEPT
 5581 WEST OAKLAND PARK BLVD
 LAUDERHILL, FL 33313



9590 9402 2806 7069 5898 26

2 Article Number (Transfer from service label)

7021 2720 0000 3503 7876

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *T. Brown* Agent
 Addressee

B. Received by (Printed Name)
T. Brown

C. Date of Delivery
8.21.2022

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

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

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 48866 SEPTEMBER 2022 WARNING
CITY OF LAUDERHILL CODE
ENFORCEMENT UNIT
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313**



9590 9402 2806 7069 5898 19

2. Article Number (Transfer from service label)

7021 2720 0000 3503 7883

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 T. Braun Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
T. Braun *8.4.2022*

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

3. Service Type
- | | |
|--|---|
| <input type="checkbox"/> Adult Signature | <input type="checkbox"/> Priority Mail Express® |
| <input type="checkbox"/> Adult Signature Restricted Delivery | <input type="checkbox"/> Registered Mail™ |
| <input type="checkbox"/> Certified Mail® | <input type="checkbox"/> Registered Mail Restricted Delivery |
| <input type="checkbox"/> Certified Mail Restricted Delivery | <input type="checkbox"/> Return Receipt for Merchandise |
| <input type="checkbox"/> Collect on Delivery | <input type="checkbox"/> Signature Confirmation™ |
| <input type="checkbox"/> Collect on Delivery Restricted Delivery | <input type="checkbox"/> Signature Confirmation Restricted Delivery |
- Mail 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 48866 SEPTEMBER 2022 WARNING
CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313



9590 9402 2806 7069 5898 57

2. Article Number (Transfer from service label)

7021 2720 0000 3503 7845

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature

x *T. Brown*

Agent

Addressee

B. Received by (Printed Name)

T. Brown

C. Date of Delivery

8/4/2022

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

Mail

Mail Restricted Delivery

(over \$500)

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Return Receipt for Merchandise

Signature Confirmation™

Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

**TD 48866 SEPTEMBER 2022 WARNING
 MARAJ,SIEUMATTEE
 10324 NW 71 PL
 TAMARAC, FL 33321**



9590 9402 2806 7069 5898 33

2. Article Number (Transfer from service label)
7021 2720 0000 3503 7869

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 [Signature] Addressee

B. Received by (Printed Name) Date of Delivery
[Signature] 08/04/22

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

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

TD 48866 SEPTEMBER 2022 WARNING
 LORD HILL REC. CENTERS, INC. C/O
 JEVREMOV, MARIA
 1331 NW 43RD AVENUE
 LAUDERHILL, FL 33313



9590 9402 7338 2028 4086 05

2. Article Number (Transfer from service label)

7021 2720 0000 3503 7913

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Maria Jevremov* Agent Addressee

B. Received by (Printed Name) *MARIA JEVREMOV* **C. Date of Delivery** *AUG 10 2022*

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

USPS

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"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Collect on Delivery Restricted Delivery	

Mail 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 48866 SEPTEMBER 2022 WARNING
 LORD HILL REC. CENTERS, INC. LORD HILL
 RECREATION CENTER
 1331 N.W. 43RD AVENUE
 LAUDERHILL, FL 33313



9590 9402 7338 2028 4085 99

2. Article Number (Transfer from service label)

7021 2720 0000 3503 7920

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Addressee
 Agent

B. Received by (Printed Name) **C. Date of Delivery**
 MARIA JOSE 10/16/2022

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

USPS

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"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Collect on Delivery Restricted Delivery	

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

TD 48866 SEPTEMBER 2022 WARNING
 DAILY BUSINESS REVIEW
 PO BOX 862882
 ORLANDO, FL 32886-2882



9590 9402 7338 2028 4086 29

2. Article Number (Transfer from service label)

7021 2720 0000 3503 7890

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

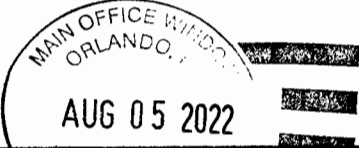
X *[Signature]*

B. Received by (Printed Name) *David Rojers*

C. Date of Delivery *8/5/22*

D. Is delivery address different from item 1? Yes
 No

If YES, enter delivery address below:



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"/> Signature Confirmation™
<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery
<input type="checkbox"/> Collect on Delivery Restricted Delivery	