

TitleExpress®

A service of Grant Street Group

339 Sixth Ave, Suite 1400
Pittsburgh, PA 15222

TDA# 50148

Web: www.grantstreet.com

E-mail: TitleExpress@grantstreet.com

Phone: (412) 391-5555

At the request of the County Tax Collector for Broward County, FL, a search has been made of the Public Records for the following described property:

Parcel ID	Alt. Key	Property Address
4941 22 AA 0370	233414	6901 ENVIRON BLVD #3A LAUDERHILL 33319

Legal Description

Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 5137, at Page 197, of the Public Records of Broward County, Florida.

Other Parcel Info

Certificate #	Assessed Value	Homestead?	Mobile Home?	Bankruptcy?
2020 - 5828	\$92,430	No	No	No

Owner of Record on Current Tax Roll
SUREPROFITS LLC

Billing Name & Address

1526 NW 157 AVE
PEMBROKE PINES FL 33028

PROPERTY INFORMATION REPORT

This Property Information Report has been prepared in accordance with the requirements of Florida Statutes, Sections 197.502(4) and (5), and satisfies the minimum standards set forth in the Florida Administrative Code, Chapter 12D-13.061.

This report 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 is limited to the amount paid for this report, and is further limited to the person(s) expressly identified by name as the recipient(s) of the report.

Report Date: 12/06/2022 **Search covers** **20 years** **through:** 11/26/2022

David Faith
Title Examiner

General Examiner Comments:

APPARENT TITLE HOLDER

Name & Address of Record	Document	Examiner Comments
SUREPROFITS LLC 1526 NW 157TH AVE. PEMBROKE PINES FL 33028	Quit Claim Deed Inst:113831106	
GERMAN H GAMARRA, REGISTERED AGENT O/B/O SUREPROFITS LLC 1526 NW 15TH AVE PEMBROKE PINES FL 33028	Sunbiz Owner	

Related Documents (for Reference)

Trustee's Deed
Bk:31117 Pg:1078

Warranty Deed
Bk:39619 Pg:1448

Quit Claim Deed
Bk:47906 Pg:1376

Rerecorded Quit Claim Deed
Bk:48038 Pg:1434

Certificate of Title
Inst:113646060

Warranty Deed
Inst:113782608

MORTGAGE HOLDER

Name & Address of Record	Document	Examiner Comments
None found.		

Related Documents (for Reference)

None found.

LIEN HOLDER**Name & Address of Record**

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

Document

Lien
 Inst:112845216

Examiner Comments

Lien
 Inst:115840803

Lien
 Inst:117359470

ENVIRON CONDOMINIUM I ASSOCIATION, INC.
 6901 ENVIRON BOULEVARD, #1F
 LAUDERHILL FL 33319

Lien
 Inst:117985082

ENVIRON CONDOMINIUM I ASSOCIATION, INC.
 C/O REALMANAGE
 PO BOX 803555
 DALLAS TX 75380

Sunbiz COA

Declarations in 5137-197

STRALEY & OTTO, P.A., REGISTERED AGENT
 O/B/O ENVIRON CONDOMINIUM I
 ASSOCIATION, INC.
 2699 STIRLING ROAD C-207
 FORT LAUDERDALE FL 33312

Sunbiz COA

Related Documents (for Reference)

None found.

OTHER PARTIES**Name & Address of Record**

None found.

Document**Examiner Comments****Related Documents (for Reference)**

None found.

OTHER DOCUMENTS

File Name

50148PA.pdf

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

CERTIFICATE OF MAILING NOTICES

Tax Deed #50148

STATE OF FLORIDA
COUNTY OF BROWARD

THIS IS TO CERTIFY that I, County Administrator in and for Broward County, Florida, did on the 3rd day of April 2023, 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:

SUREPROFITS LLC
6901 ENVIRON BLVD APT 3A
LAUDERHILL, FL 33319-4241

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

ENVIRON CONDOMINIUM I
ASSOCIATION, INC.
6901 ENVIRON BOULEVARD, #1F
LAUDERHILL, FL 33319

ENVIRON CONDOMINIUM I
ASSOCIATION, INC.
C/O REALMANAGE
PO BOX 803555
DALLAS, TX 75380

GERMAN GAMARRA
1526 NW 157TH AVE
PEMBROKE PINES, FL 33028-1691

CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313-1411

STRALEY & OTTO, P.A., REGISTERED
AGENT
O/B/O ENVIRON CONDOMINIUM I
ASSOCIATION, INC.
2699 STIRLING ROAD C-207
FORT LAUDERDALE, FL 33312

GERMAN H GAMARRA, REGISTERED
AGENT
O/B/O SUREPROFITS LLC
1526 NW 15TH AVE
PEMBROKE PINES, FL 33028

SUREPROFITS LLC
1526 NW 157TH AVE.
PEMBROKE PINES, FL 33028

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 3rd day of April 2023 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 **Misty Del Hierro**

4

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 50148

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: 494122-AA-0370
Certificate Number: 5828
Date of Issuance: 05/26/2020
Certificate Holder: HMF FL A, LLC TESCO CUSTODIAN
Description of Property: ENVIRON I CONDO 9
UNIT 3A
PER CDO BK/PG: 5137/197

Name in which assessed: SUREPROFITS LLC
Legal Titleholders: SUREPROFITS LLC
1526 NW 157 AVE
PEMBROKE PINES, FL 33028

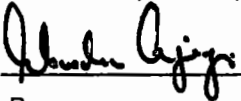
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 17th day of May, 2023. 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:

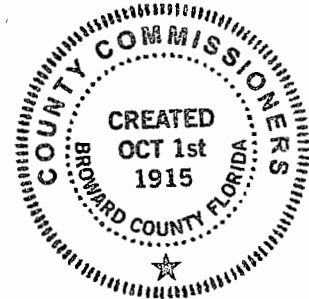
broward.deedauction.net
**Pre-registration is required to bid.*

Dated this 1st day of February, 2023.

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: 04/13/2023, 04/20/2023, 04/27/2023 & 05/04/2023
Minimum Bid: 12824.50

Broward County, Florida

RECORDS, TAXES & TREASURY DIVISION/TAX DEED SECTION

NOTICE OF APPLICATION FOR TAX DEED NUMBER 50148

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Certificate Number: 5828
Date of Issuance: 05/26/2020
Certificate Holder: HMF FL A, LLC TESCO CUSTODIAN
Description of Property: ENVIRON I CONDO 9 UNIT 3A PER CDO BK/PG: 5137/197
Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 5137, at Page 197, of the Public Records of Broward County, Florida.

Name in which assessed: SUREPROFITS LLC
Legal Titleholders: SUREPROFITS LLC
1526 NW 157 AVE
PEMBROKE PINES, FL 33028

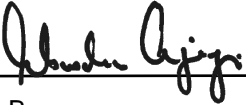
All of said property being in the County of Broward, State of Florida.

Unless such certificate shall be redeemed according to law the property described in such certificate will be sold to the highest bidder on the 17th day of May, 2023. 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 3rd day of February, 2023.

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: 04/13/2023, 04/20/2023, 04/27/2023 & 05/04/2023
Minimum Bid: 13211.50

BROWARD

STATE OF FLORIDA
COUNTY OF BROWARD:

Before the undersigned authority personally appeared BARBARA JEAN COOPER, who on oath says that he or she is the LEGAL CLERK, of the Broward Daily Business Review f/k/a Broward Review, of Broward County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

50148
NOTICE OF APPLICATION FOR TAX DEED
CERTIFICATE NUMBER: 5828

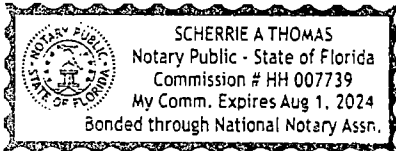
in the XXXX Court,
was published in a newspaper by print in the issues of
Broward Daily Business Review f/k/a Broward Review on

04/13/2023 04/20/2023 04/27/2023 05/04/2023

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
4 day of MAY, A.D. 2023

(SEAL)
BARBARA JEAN COOPER personally known to me



**Broward County, Florida.
RECORDS, TAXES & TREASURY
DIVISION/TAX DEED SECTION
NOTICE OF APPLICATION FOR
TAX DEED NUMBER 50148**

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: 494122-AA-0370
Certificate Number: 5828
Date of Issuance: 05/26/2020

Certificate Holder:
HMF FLA, LLC TESCO CUSTODIAN
Description of Property:
ENVIRON I CONDO 9
UNIT 3A

PER CDO BK/PG: 5137/197
Condominium Unit No. 3-A, of
CONDOMINIUM 9 OF ENVIRON I,
a Condominium, according to the
Declaration thereof, as recorded
in Official Records Book 5137,
at Page 197, of the Public Records
of Broward County, Florida.

Name in which assessed:
SUREPROFITS LLC
Legal Titleholders:
SUREPROFITS LLC
1526 NW 157 AVE
PEMBROKE PINES, FL 33028

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 17th
day of May, 2023. Pre-bidding shall
open at 9:00 AM EDT, sale shall
commence at 10:00 AM EDT and shall
begin closing at 11:01 AM EDT at:

broward.deedauction.net
*Pre-registration is required to bid.
Dated this 3rd day of February, 2023.

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 suc-
cessful bidder is responsible to pay
any outstanding taxes.

Minimum Bid: 13211.50
401-314
4/13-20-27 5/4 23-05/0000656080B

BROWARD COUNTY SHERIFF'S OFFICE

2601 West Broward Blvd Fort Lauderdale, Florida 33312

Sheriff # 23012644

Broward County, FL VS Sureprofits LLC

RETURN OF SERVICE



Court Case # TD 50148

Hearing Date: 05/17/2023

Received by CCN 17999

04/05/2023 9:59 AM

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **Sureprofits LLC, 6901 Environ Boulevard #3A Lauderhill FL 33319**

Served:

X

Not Served:

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

Date: 04/10/2023 Time: 1:41 PM

On Sureprofits LLC 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

Service Attempts:

Date	Time	Name	Address
04/05/2023	1:17 PM	James/17999	6901 Environ Boulevard #3A Lauderhill FL 33319

Notes: Unable to gain access to building.

COMMENTS: Posted at residence.

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: *Shenice James 17999*

D.S.

S. James, #17999

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 # 494122-AA-0370 (TD #50148)

RECEIVED SHERIFF
2023 APR -14 AM 8:56
BROWARD COUNTY, FLORIDA

WARNING

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

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

NOTE

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

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

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

AMOUNT NECESSARY TO REDEEM: (See amounts below)

MAKE CHECKS PAYABLE TO: BROWARD COUNTY TAX COLLECTOR

- * Amount due if paid by April 28, 2023\$10,303.55
- Or
- * Amount due if paid by May 16, 2023\$10,429.53

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

THERE ARE UNPAID TAXES ON THIS PROPERTY AND WILL BE SOLD AT PUBLIC AUCTION ON May 17, 2023 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

SUREPROFITS LLC
6901 ENVIRON BLVD #3A
LAUDERHILL, FL 33319

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 # 23012644

Broward County, FL VS Sureprofits LLC

RETURN OF SERVICE



Court Case # TD 50148

Hearing Date: 05/17/2023

Received by CCN 17999

04/05/2023 9:59 AM

Type of Writ: Tax Sale - Broward

Court: County / Broward FL

Serve: **Sureprofits LLC 1526 NW 157 Avenue Pembroke Pines FL 33028**

Served:

Not Served:

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

Date: 04/05/2023 Time: 1:49 PM

On Sureprofits LLC 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 FRONT DOOR #15420

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: 

D.S.

T. Brown, #15420

RECEIPT INFORMATION

Receipt #	
Check #	
Service Fee	\$0.00
On Account	\$0.00
Quantity	
Original	2
Services	2

EXECUTION COSTS

DEMAND/LEVY INFORMATION

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 # 494122-AA-0370 (TD # 50148)

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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Or

* Amount due if paid by May 16, 2023\$10,429.53

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FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE VISIT

www.broward.org/recordstaxestreasury

PLEASE SERVE THIS ADDRESS OR LOCATION

SUREPROFITS LLC
1526 NW 157 AVE
PEMBROKE PINES, FL 33028

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

RECEIVED SHERIFF
2023 APR -4 AM 8:56
BROWARD COUNTY, FLORIDA

Parcel Identification No: **4941-22-AA-0370**

This Instrument Prepared By
and Return to:
GERMAN GAMARRA
1526 NW 157th AVE
PEMBROKE PINES, FL 33028

QUITCLAIM DEED

This Quitclaim Deed, made this 25 day of July, 2016, between **GERMAN GAMARRA**, a married man, whose address is **1526 NW 157th AVE. PEMBROKE PINES, FL 33028**, Grantor, and **SUREPROFITS LLC, a Florida Limited Liability Company**, whose address **1526 NW 157th AVE. PEMBROKE PINES, FL 33028**, Grantee.

Witnesseth, that the Grantor, for and in consideration of the sum of -----TEN & NO/100 (\$10.00)-----DOLLARS, and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained and quitclaimed to the said Grantee and Grantee' heirs and assigns forever, the following described land, situate, lying and being in the County of **BROWARD**, State of Florida, to-wit:

Condominium Unit No. 3-A, OF CONDOMINIUM 9 OF ENVIRON I, A CONDOMINIUM, according to the Declaration of Condominium thereof, recorded in Official Records Book 5137, Page 197, as amended from time to time, of the Public Records of Broward County, Florida.

***The grantor herein represents and warrants that the property described above is not his/her homestead nor is it contiguous or adjacent to his homestead.**

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 Grantor, either in law or equity, for the use, benefit and profit of the said Grantee forever.

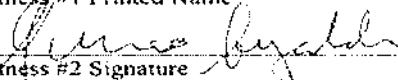
In Witness Whereof, the Grantor has hereunto set he/she hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:


Witness #1 Signature


GERMAN GAMARRA

Viciana Cassano
Witness #1 Printed Name

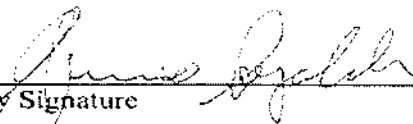

Witness #2 Signature

MARIO AYALDE
Witness #2 Printed Name

**STATE OF FLORIDA
COUNTY OF BROWARD**

The foregoing instrument was acknowledged before me this 25 July, 2016, by **GERMAN GAMARRA** who is personally known to me or who has produced passport as identification.




Notary Signature
MARIO AYALDE

Printed Notary Signature

My Commission Expires:



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

Detail by Entity Name

Florida Limited Liability Company
SUREPROFITS LLC

Filing Information

Document Number	L15000166979
FEI/EIN Number	47-5212456
Date Filed	10/01/2015
Effective Date	09/30/2015
State	FL
Status	INACTIVE
Last Event	ADMIN DISSOLUTION FOR ANNUAL REPORT
Event Date Filed	09/23/2022
Event Effective Date	NONE

Principal Address

1526 NW 157th AVE
PEMBROKE PINES, FL 33028

Changed: 03/16/2016

Mailing Address

1526 NW 157th AVE
PEMBROKE PINES, FL 33028

Changed: 03/16/2016

Registered Agent Name & Address

GAMARRA, GERMAN H
1526 NW 15th AVE
PEMBROKE PINES, FL 33028

Name Changed: 05/05/2020

Address Changed: 05/05/2020

Authorized Person(s) Detail

Name & Address

Title MGR

GAMARRA, GERMAN H

1526 NW 157th AVE
PEMBROKE PINES, FL 33028

Title MGR

SETTEMBRE, ARGENTINA
1526 NW 157th AVE
PEMBROKE PINES, FL 33028

Annual Reports

Report Year	Filed Date
2019	03/06/2019
2020	05/05/2020
2021	04/05/2021

Document Images

04/05/2021 -- ANNUAL REPORT	View image in PDF format
05/05/2020 -- ANNUAL REPORT	View image in PDF format
03/06/2019 -- ANNUAL REPORT	View image in PDF format
04/11/2018 -- ANNUAL REPORT	View image in PDF format
04/09/2017 -- ANNUAL REPORT	View image in PDF format
03/16/2016 -- ANNUAL REPORT	View image in PDF format
10/01/2015 -- Florida Limited Liability	View image in PDF format

INSTR # 100722930
OR BK 31117 PG 1078
RECORDED 12/19/2000 02:44 PM
COMMISSION
BROWARD COUNTY
DOC STMP-D 325.50
DEPUTY CLERK 2030

This instrument prepared by:
HELEN M. ROPER, ESQ.
AMY McGROTTY, P.A.
17021 N.E. 6th Avenue
N. Miami Beach, FL 33162

Record & Return to:
AMY McGROTTY, P.A.
17021 Northeast Sixth Avenue
North Miami Beach, Florida 33162

TRUSTEE'S DEED

THIS DEED made this 29th day of November, 2000,
between IRENE M. ZEIDMAN, a unremarried person and RICHARD M.
ZEIDMAN, a married man, individually and as Trustees under the
Zeidman Family Trust Revocable Trust Agreement dated May 5, 1995,
herein after referred to as Grantor, to ANA PABON, a SINGLE
PERSON AND KATHERINE PABON, a SINGLE PERSON, **whose post
office address is 6901 ENVIRON BLVD #3-A LAUDERHILL, FL
33319, hereinafter called the Grantee. (Wherever used herein
the terms "grantor" and "grantee" include all the parties to this
instrument and the heirs, legal representatives and assigns of
individuals, and the successors and assigns.)

****AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

Witnesseth, that said grantor, for and in consideration of the sum of Ten and
no/100 Dollars (\$10.00) and other good and valuable considerations to said grantor
in hand paid by said grantee, the receipt of which is hereby acknowledged, has
granted, bargained, and sold to the said grantee, and grantees heirs and assigns
forever the following described land, situate, lying and being in BROWARD county,
Florida, to-wit:

CONDOMINIUM PARCEL KNOWN AS APARTMENT 3-A OF CONDOMINIUM 9-A OF ENVIRON I, A
CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN
OFFICIAL RECORDS BOOK 5137, PAGES 197 THROUGH 290, AND PURSUANT TO SURVEY, PLOT PLAN
AND GRAPHIC DESCRIPTION OF IMPROVEMENTS RECORDED IN OFFICIAL RECORDS BOOK 5137,
PAGES 223 THROUGH 226, ALL OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

Subject to:

- a. Taxes for the year of closing and subsequent years.
- b. Easements, restrictions, conditions, limitations and covenants of record and zoning ordinances common to the neighborhood.

FOLIO# 19122-AA-03700

CONDOMINIUM APPROVAL ATTACHED HERETO AS EXHIBIT "A"

Together with all the tenements, hereditaments and appurtenances thereto belonging
or in anywise appertaining to have and to hold, the same in fee simple forever.

And the grantor hereby covenants with said grantee that the grantor is lawfully
seized of said land in fee simple; that the grantor has good right and lawful
authority to sell and convey said land; that the grantor hereby fully warrants the
title to said land and will defend the same against the lawful claims of all persons
claiming by, through or under grantors.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the
day and year first above written.

Signed, sealed and delivered
in our presence:

Print name: Amy McGrotty

Print name: EDUARDO CHEZ

Irene Zeidman
IRENE M. ZEIDMAN, individually
and as Trustee under the Zeidman
Family Trust Revocable Trust
Agreement dated May 5, 1995

Address: 1801 E. Jefferson St
ROCKVILLE MD 20852

3

STATE OF Florida)
COUNTY OF Broward) SS:

THE FOREGOING INSTRUMENT was acknowledged before me this 29 day of November, 2000, by IRENE M. ZEIDMAN, who is (or are) personally known to me or who has/have produced Fla Driver License as identification and who did (did not) take an oath.



[Signature]
Notary Public

My Commission Expires:

Signed, sealed and delivered in our presence:
[Signature]
Print name: MARGARET S. LILL
[Signature]
Print name: PATRICIA PERUCH

[Signature]
RICHARD M. ZEIDMAN,
individually, and as Trustee under the Zeidman Family Trust Revocable Trust Agreement dated May 5, 1995 whose address is 1010 Wayne Avenue, #1000 Silver Springs, MD 20910

STATE OF MARYLAND)
COUNTY OF Prince Georges) SS:

THE FOREGOING INSTRUMENT was acknowledged before me this 27th day of November, 2000, by RICHARD M. ZEIDMAN, who is (or are) personally known to me or who has/have produced a driver's license as identification and who did (did not) take an oath.

[Signature]
Notary Public

My Commission Expires:

CLS-637

KAREN E. LENKEY
Comm. Expires 3/8/2004



ENVIRON CONDOMINIUM #1 ASSOCIATION, INC.

6901 Environ Boulevard • Lauderdale, Florida 33319

Telephone: (954) 733-9890

Fax: (954) 733-5825

CONDOMINIUM ASSOCIATION CONSENT TO TRANSFER, SELL OR LEASE

The undersigned officers of Environ Condominium I Association, Inc. hereby certify that the Board of Directors of Environ Condominium I Association having received an application from IRENE ZEIDMAN TR/RICHARD ZEIDMAN did by resolution approve the Transfer/Sale/Lease of the following described unit from IRENE ZEIDMAN TR/RICHARD ZEIDMAN to ANA L. PABON.

The Condominium Parcel known as Apartment 3A, BLDG 6901 BLDG 9A of Condominium V and of Environ I, a Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 5137 Pages 197 through 290 all of the Public Records of Broward County, Florida.

Dated this 20TH day of NOVEMBER 2000.

ENVIRON CONDOMINIUM I ASSOCIATION, INC.

By: [Signature] (SEAL)

STATE OF FLORIDA)

COUNTY OF BROWARD)

BEFORE ME, the undersigned authority, personally appeared BENJAMIN SHENKIN and [Signature], as Officers of Environ Condominium I Association Inc., A Florida non-profit corporation, and they acknowledged before me that they executed the foregoing instrument and that same is the act and deed of said corporation.

WITNESS my hand and official seal this 20TH day of NOVEMBER 2000.

[Signature] NOTARY PUBLIC, STATE OF FLORIDA, AT LARGE

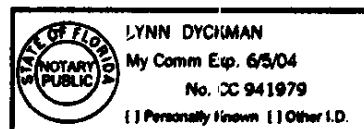


Exhibit "A"

This Document Prepared By and Return to:
Law Offices Carlos Valentin
Carlos Valentin, Esq.
1200 Weston Road, Third Floor
Weston, Florida 33326
Phone (954) 349-2499; Fax (954) 349-2784

Parcel ID Number: 4941 22 AA 0370

Warranty Deed

This Indenture, Made this **6th** day of **May**, 2005 A.D., **Between**
Ana Pabon, a single woman, Ismael Figueroa and Katherine Pabon,
husband and wife
of the County of **Broward**, State of **Florida**, **grantors,** and
Emma Salcedo and Gildardo Millan, wife and husband

whose address is: **6901 Environ Blvd, Unit 3A, Lauderhill, FL 33319**

of the County of **Broward**, State of **Florida**, **grantee.**

Witnesseth that the GRANTORS, for and in consideration of the sum of

-----**TEN DOLLARS (\$10)**----- DOLLARS,
and other good and valuable consideration to GRANTORS in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, have granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of **Broward** State of **Florida** to wit:

Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 5137, at Page 197, of the Public Records of Broward County, Florida.

Subject to current taxes, easements and restrictions of record.

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

In Witness Whereof, the grantors have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Printed Name: Diana Santa Ana
Witness

[Signature] (Seal)
Ana Pabon
P.O. Address: 6807 Sienna Club Place, Lauderhill, FL 33319

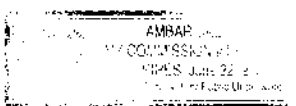
[Signature]
Printed Name: Amber Costa
Witness

[Signature] (Seal)
Ismael Figueroa
P.O. Address: 6807 Sienna Club Place, Lauderhill, FL 33319

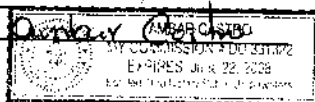
[Signature] (Seal)
Katherine Pabon
P.O. Address: 6807 Sienna Club Place, Lauderhill, FL 33319

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me this **6th** day of **May**, 2005 by **Ana Pabon, a single woman and Ismael Figueroa and Katherine Pabon, husband and wife** who are personally known to me or who have produced their **Florida driver's license** identification



Printed Name: Amber Costa
Notary Public
My Commission Expires:



(2)

Environ Condominium #1 Association, Inc.

33-9890
33-5825

6901 Environ Blvd.
Lauderhill, FL 33319
E-mail: environphase1@comcast.net

CONDOMINIUM ASSOCIATION CONSENT TO TRANSFER, SELL OR LEASE

The undersigned officers of Environ Condominium #1 Association, Inc. hereby certify that the Board of Governors of Environ Condominium #1 Association, Inc. having received an application from K/A PABON TO EMMA L. SALCEDO.

The Condominium Parcel known as Apartment 3A, BLDG 6901 BLDG 9A of Condominium V and of Environ I, a Condominium thereof, recorded in Official Records Book 5371 Pages 482 through 580 all of the Public Records of Broward County, Florida.

Dated this 3RD day of MAY 2005.

ENVIRON CONDOMINIUM I ASSOCIATION, INC.

STATE OF FLORIDA

By: William J. Mudie (SEAL)

COUNTY OF BROWARD

WE ARE IN RECEIPT OF A CONTRACT FOR SALE ON THIS UNIT THAT TOTALS ELEVEN PAGES, INCLUDING THREE ADDENDUMS. IF THERE ARE ADDITIONAL PAGES OF EITHER THE CONTRACT OR THE ADDENDUMS, OR ANY CHANGES TO THE CONTRACT OR ADDITIONAL ADDENDUMS, CONDOMINIUM CONSENT IS VOIDED.

BEFORE ME, the undersigned authority, personally appeared ALLAN PIERCE AND WILLIAM MUDIE as Officers of Environ Condominium #1 Association, Inc., A Florida non-profit corporation, and they acknowledged before me that they executed the foregoing instrument and that same is the act and deed of said corporation. WITNESS my hand and official seal this 3RD day of MAY 2005.

Lynn Dyckman
NOTARY PUBLIC, STATE OF FLORIDA
, AT LARGE.



PLEASE BE ADVISED THAT THIS CONDO ASSOCIATION DOES NOT ALLOW FOR ANY CONTRIBUTIONS FROM THE SELLER ON BEHALF OF THE BUYER. CONDO CONSENT WILL BE VOID IF THIS OCCURS. BUYER MUST PUT DOWN A MINIMUM OF TEN PERCENT.

Prepared by and return to:

Raymond L. Robinson, Esq.
Robinson & Associates, P.A.
1501 Venera Avenue Suite 300
Miami, FL 33146
305-662-7618

File Number: Salcedo

[Space Above This Line For Recording Data]

THE PREPARER OF THIS INSTRUMENT WAS NEITHER FURNISHED WITH, NOR REQUESTED TO REVIEW, AN ABSTRACT OF THE DESCRIBED PROPERTY AND, THEREFORE, EXPRESSES NO OPINION AS TO THE CONDITION OF TITLE.

Quit Claim Deed

This Quit Claim Deed made this 2 day of ~~September~~ September 2010 between Gildardo Millan and Emma Salcedo, husband and wife whose post office address is 6901 Environ Blvd, Unit 3A, Lauderdale, FL 33319, grantor, and Emma Salcedo, a single woman whose post office address is 6901 Environ Blvd, Unit 3A, Lauderdale, FL 33319, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in Broward County, Florida to-wit:

Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 5137, Page 197, of the Public Records of Broward County, Florida.

Parcel Identification Number: 4941 22 AA 0370

This transfer of the property is made pursuant to a Marital Settlement Agreement dividing the subject property of the parties therefore is not susceptible to Documentary Stamps for the State of Florida.

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

DoubleTime®

2

Signed, sealed and delivered in our presence:

[Signature] (Seal)
Gildardo Millan

Witness Name: _____

Witness Name: _____

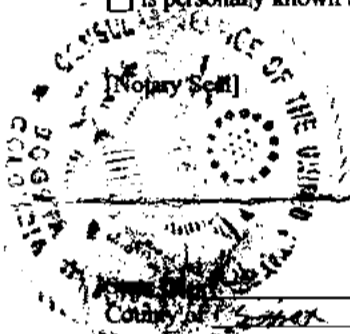
Witness Name: _____

Emma Salcedo (Seal)
Emma Salcedo

Witness Name: _____
Republic of Colombia)
Capital District)
City of Bogotá,)
State of Embassy of the)
County of United States of America)

SS:

The foregoing instrument was acknowledged before me this 2nd day of September, 2010 by Gildardo Millan, who
 is personally known or has produced U.S. Passport as identification.



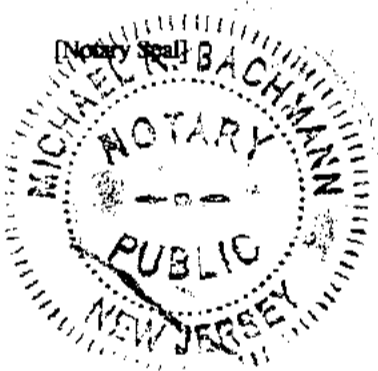
RACHEL J. SCHOFER
CONSUL OF THE
UNITED STATES OF AMERICA

[Signature]
Notary Public

Printed Name: _____

My Commission Expires: Indefinitely

The foregoing instrument was acknowledged before me this 7 day of March, 2010 by Emma Salcedo, who
 is personally known or has produced ND Drivers License as identification.



[Signature]
Notary Public

Printed Name: Michael Bachmann

My Commission Expires: 10/26/15



Corrected Deed

CFN # 110034969
OR BK 47906 Pages 1376 - 1377
RECORDED 05/10/11 08:27:09 AM
BROWARD COUNTY COMMISSION
DOC-D \$0.70
DEPUTY CLERK 3405
#1, 2 Pages

Prepared by and return to:
Raymond L. Robinson, Esq.
Robinson & Associates, P.A.
1501 Venera Avenue Suite 300
Miami, FL 33146
305-662-7618
File Number: Salcedo

[Space Above This Line For Recording Data]

THE PREPARER OF THIS INSTRUMENT WAS NEITHER FURNISHED WITH, NOR REQUESTED TO REVIEW, AN ABSTRACT OF THE DESCRIBED PROPERTY AND, THEREFORE, EXPRESSES NO OPINION AS TO THE CONDITION OF TITLE.

Quit Claim Deed

This Quit Claim Deed made this 2 day of ~~September~~ September 2010 between **Gildardo Millan and Emma Salcedo, husband and wife** whose post office address is **6901 Environ Blvd, Unit 3A, Lauderdale, FL 33319**, grantor, and **Emma Salcedo, a single woman** whose post office address is **6901 Environ Blvd, Unit 3A, Lauderdale, FL 33319**, grantee:

(Whenever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, does hereby remise, release, and quitclaim to the said grantee, and grantee's heirs and assigns forever, all the right, title, interest, claim and demand which grantor has in and to the following described land, situate, lying and being in **Broward County, Florida** to-wit:

Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a Condominium, according to the Declaration thereof, as recorded in Official Records Book 5137, Page 197, of the Public Records of Broward County, Florida.

Parcel Identification Number: 4941 22 AA 0370

This transfer of the property is made pursuant to a Marital Settlement Agreement dividing the subject property of the parties therefore is not susceptible to Documentary Stamps for the State of Florida.

To Have and to Hold, the same together with all and singular the appurtenances thereto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantors, either in law or equity, for the use, benefit and profit of the said grantee forever.

In Witness Whereof, grantor has hereunto set grantor's hand and seal the day and year first above written.

DoubleTime®

2

Corrected Deed

Signed, sealed and delivered in our presence:

Witness Name: Diana Zilberman

Witness Name: Lee Franklin

Witness Name: Brenda [unclear]

Witness Name: Teri Greenberg

State of Republic of Colombia
County of Capital District
City of Bogotá,
Embassy of the
United States of America

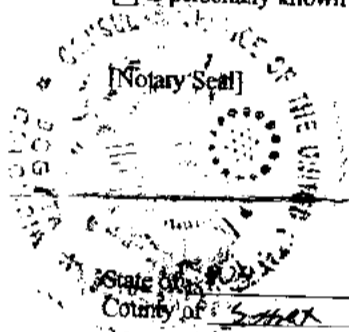
Gildardo Millan (Seal)
Gildardo Millan

Emma Salcedo (Seal)
Emma Salcedo

State of NJ
SS: County of Morris

Les R. Kramsky
Attorney at Law
State of NJ

The foregoing instrument was acknowledged before me this 2nd day of September, 2010 by Gildardo Millan, who
 is personally known or has produced U.S. Passport as identification.



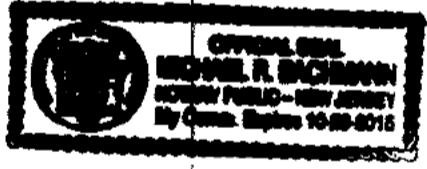
RACHEL J. SCHOFER
CONSUL OF THE
UNITED STATES OF AMERICA

Rachel Schofer
Notary Public
Printed Name: _____
My Commission Expires: Indefinitely

The foregoing instrument was acknowledged before me this 7 day of March, 2010 by Emma Salcedo, who
 is personally known or has produced NJ Drivers License as identification.



Michael Bachmann
Notary Public
Printed Name: Michael Bachmann
My Commission Expires: 10/26/15



**** FILED: BROWARD COUNTY, FL HOWARD FORMAN, CLERK 4/12/2016 2:54:40 PM.****

**In the Circuit Court of the Seventeenth Judicial Circuit
In and for Broward County, Florida**

DEUTSCHE BANK NATIONAL TRUST COMPANY
Plaintiff

CACE-15-013426

VS

Division 11

SALCEDO, EMMA, MILLAN, GILDARDO, CITIBANK, ENVIRON
CONDOMINIUM ASSOCIATION INC, CITY OF LAUDERHILL
Defendant

Certificate of Title

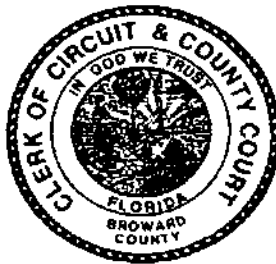
The undersigned, Howard C Forman, Clerk of the Court, certifies that he executed and filed a certificate of sale in this action on March 30, 2016, for the property described herein and that no objections to the sale have been filed within the time allowed for filing objections

The following property in Broward County, Florida

**Condominium Unit No. 3-A, of CONDOMINIUM 9 OF ENVIRON I, a
Condominium, according to the Declaration thereof, as
recorded in Official Records Book 5137, at Page 197, of the
Public Records of Broward County, Florida.**

Was sold to DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX
MORTGAGE LOAN TRUST 2005-AR13, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-AR13,
C/O OCWEN LOAN SERVICING, LLC
5720 Premier Park Drive Vault Department West Palm Beach, FL, 33407

Witness my hand and the seal of this court on April 12, 2016



Howard C Forman, Clerk of Circuit Courts
Broward County, Florida

Total consideration \$36,600 00
Doc Stamps \$256 20

**This document prepared by (and after
recording return to):**

Name: David Jenkins
Premium Title Services, Inc
Firm 1000 Abernathy Road NE, Suite
200
Atlanta, GA 30328
Phone: (855)339-6325
After
recording 1526 NW 157TH, Pembroke
return to Pines, FL 33028
Asset No. 7191945950
File No. CE1604-FL-2951987

Above This Line Reserved
For Official Use Only

SPECIAL WARRANTY DEED

**STATE OF FLORIDA
COUNTY OF Broward**

THIS DEED, made this 6 day of JUNE, 2016 by and between
DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for INDYMAC INDEX MORTGAGE LOAN
TRUST 2005-AR13, MORTGAGE PASS-THROUGH CERTIFICATES Series 2005-AR13, a national banking
association, organized and existing under the laws of The United States of America; hereinafter called the
Grantor, whose mailing address is: c/o Ocwen Loan Servicing, LLC, 1661 Worthington Road, Suite 100, West
Palm Beach, FL 33409; and German Gamarra A Married Person, taking as separate property hereinafter
called the Grantee, whose mailing address is:

1526 NW 157TH, Pembroke Pines, FL 33028

WITNESSETH, that the Grantor, for and in consideration for the sum of: \$57,774.00 and other valuable
consideration, the receipt whereof is hereby acknowledged, hereby grants, bargains, and sells unto the
Grantee, and Grantee's successors, heirs, and assigns forever, all that certain parcel of land in the County of
Broward, State of Florida, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

PARCEL ID #: 494122-AA-0370
Located at 6901 Environ Blvd Apt 3a, Lauderhill, FL 33319-4241

TOGETHER, with all of the tenements, hereditaments and appurtenances thereto, belonging or in anywise
appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

AND the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims
of all persons claiming by, through or under said Grantor but against none other.

In Witness Whereof, the grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Maria Irurzun
Witness
Maria Irurzun

Print Name

Stacey L Beach
Witness
Stacey L. Beach

Print Name

DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for
INDYMAC INDX MORTGAGE LOAN TRUST 2005-AR13,
MORTGAGE PASS-THROUGH CERTIFICATES Series 2005-
AR13 by Ocwen Loan Servicing, LLC as Attorney-In-Fact

BY *Jose Manrique* **Jose Manrique**
Contract Management Coordinator
of Ocwen Loan Servicing, LLC, as Attorney-in-Fact
Address: C/O Ocwen Loan Servicing, LLC, 1661
Worthington Road, Suite 100, West Palm Beach, FL 33409

STATE OF FLORIDA
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this 6 day of JUNE,
2016 by Jose Manrique as Contract Management Coordinator of Ocwen Loan
Servicing, LLC as Attorney-in-Fact for DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for
INDYMAC INDX MORTGAGE LOAN TRUST 2005-AR13, MORTGAGE PASS-THROUGH CERTIFICATES
Series 2005-AR13, who is personally known to me or who has
produced _____ as identification and who did (did not) take an
oath.

A. Ramos

Notary Public

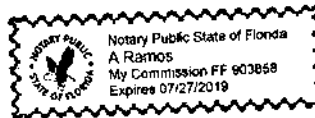
A. Ramos

(Notarial Seal)

Printed Name

My Commission Expires: _____

POA recorded 8/19/2014 Book: 51026



A. Ramos

EXHIBIT "A"

CE1604-FL-2951987

CONDOMINIUM UNIT NO. 3-A, OF CONDOMINIUM 9 OF ENVIRON I, A CONDOMINIUM,
ACCORDING TO THE DECLARATION THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK
5137, AT PAGE 197, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

Parcel ID No.: 494122-AA-0370

CLAIM OF LIEN

Attaches to BOTH Property and Name
(Certificate of Use - Property Owner)

Today's Date: February 24, 2015

Invoice Number: COU 13182

Invoice Date: JULY 1, 2014

STATE OF FLORIDA,

COUNTY OF BROWARD:



This Space Reserved for County Recorder Use

BEFORE ME, the undersigned authority, personally appeared Charles Faranda, City Manager of the City of LAUDERHILL, FLORIDA, a municipal corporation organized and existing under the laws of the State of Florida, who stated that in accordance with City of Lauderhill Code of Ordinances Section 12-50 (b), the CITY OF LAUDERHILL hereby imposes this Lien for delinquent Local Business Taxes, Fees and/or Penalties which are due and owing, including recording costs, in the total principal amount of:

TWO HUNDRED AND NINETY FIVE DOLLARS AND FIFTY FOUR 54/100 CENT(S), (\$295.54) for which the City claims a lien pursuant to City Code Section 12-50 (b) **AGAINST THE PERSON(S) AND/OR ENTITY HEREIN NAMED AND ALSO UPON THE FOLLOWING REAL PROPERTY WHERE THE VIOLATION OCCURRED** located in the City of Lauderhill, Broward County, Florida, which is described as follows:

NAME OF PERSON(S) OR ENTITY: SALCEDO, EMMA

LEGAL DESCRIPTION: ENVIRON 1 CONDO 9 UNIT 3A

FOLIO # 4941 22 AA 0370

PROPERTY ADDRESS WHERE VIOLATION OCCURRED: 6901 ENVIRON BOULEVARD 3A, LAUDERHILL

MAILING ADDRESS: 10 PASSAIC AVE #1 OGDENSBURG NJ 07439

NOTE: This principal LIEN amount shall bear interest at a rate consistent with statutory legal rate per annum plus incur any applicable late fees or penalties which shall also remain due. In addition, pursuant to Fla. Stat. 205.053 and 166.201, and Code section 12-50, you are responsible for all collection fees, attorney's fees and administration fees necessary for collections efforts for this lien.
Affiant

Affiant further states that the City is owed the amount stated for Local Business Taxes, Fees and/or Penalties which are required to be paid in order to conduct business within the City of Lauderhill. This amount is delinquent and due notice was initially given on or about (OCTOBER 1, 2014), prior to the imposition of said lien and if the lien is claimed by one not in privity with the owner that the City served its notice to owner on JULY 1, 2014 by: U.S. Mail.

WITNESSES:

[Signature]
WITNESS #1 - Sign Name Here

Claire Pierre
Print Name Here

[Signature]
WITNESS #2 - Sign Name Here

Carolina Ku
Print Name Here

[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 acknowledged before me that he executed same. SWORN TO and SUBSCRIBED before me in the County and State as aforesaid this 26 day of February, 2015.



[Signature]
NOTARY PUBLIC, State of Florida
Print Name: Kathy Collazo
My Commission Expires:
State of Florida:
Broward County:

Return to:
City of Lauderhill Finance Dept.
5581 W Oakland Park
Lauderhill, FL 33313

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 26 day of February, 2015
[Signature]
Andrea M. Anderson, City Clerk

CLAIM OF LIEN

Today's Date: 5/13/15

Invoice Number: 21263

Invoice Date: JULY 1, 2018

STATE OF FLORIDA,
COUNTY OF BROWARD,

This Space Reserved for County Recorder Use

BEFORE ME, the undersigned authority, personally appeared Charles Faranda, City Manager of the City of LAUDERHILL, FLORIDA. A municipal corporation organized and existing under the laws of the State of Florida, and that in compliance with City of Lauderdale City Code Section 12-50, the CITY OF LAUDERHILL hereby imposes this LIEN for delinquent Local Business Tax Fees and/or Penalties which are due and owing including recording fees in the total principal of:

ONE THOUSAND FIVE HUNDRED FORTY-FOUR DOLLARS AND ZERO CENTS, (\$1,544.00) which there remains unpaid which the City claims a lien pursuant to City Code Section 12-50(b) AGAINST THE PERSON OR ENTITY HERE IN NAMED AND ALSO UPON THE FOLLOWING REAL PROPERTY WHERE THE VIOLATION OCCURRED the following described real property in the City of Lauderdale Broward County, Florida, and is described as follows:

NAME OF PERSON(S) OR ENTITY: SUREPROFITS LLC

LEGAL DESCRIPTION: ENVIRON I CONDO 9 UNIT 3A

FOLIO: 4941 22 AA 0370

PROPERTY ADDRESS: 6901 ENVIRON BOULEVARD #3A, LAUDERHILL FL 33319

MAILING ADDRESS: 1526 NW 157 AVE PEMBROKE PINES FL 33028

NOTE: This principal LIEN amount shall bear interest at a rate consistent with stator legal rate per annum plus incur any applicable fees or penalties which shall remain due. In addition, pursuant to Fl. Stat. 205.003 and 165.201 and Code section 12-50, you responsible for all collection fees, attorney's fees and administration fees necessary for collections efforts for this lien.

Affiant further states that the City is owed the amount stated for Local Business Taxes and/or Penalties which are required to be paid in order to conduct business within the City of Lauderdale. The amount is delinquent and due notice was initially given on or about (10/1/2018) prior to the imposition of said liens is claimed by one not in private with the owner that the City served its notice to owner on (7/1/2018) by US Mail.

WITNESSES:

WITNESS #1 - Sign Name Here

Print Name Here

CHARLES FARANDA, City Manager
City of Lauderdale
5561 W Oakland Park Blvd, Lauderdale, FL 33313

WITNESS #2 - Sign Name Here

Print Name Here

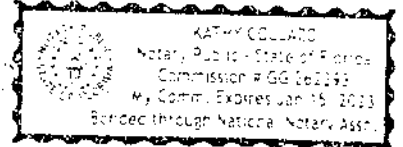
STATE OF FLORIDA;
COUNTY OF BROWARD;

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared CHARLES FARANDA, City Manager of Lauderdale, 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 15 day of May 2015.

NOTARY PUBLIC, State of Florida

Print Name:

My Commission Expires



State of Florida;
Broward County;

Return to:
City of Lauderdale Finance Dept
5561 W Oakland Park
Lauderhill, FL 33313

I DO HEREBY CERTIFY the within is a true and correct copy of
The original of the City of Lauderdale, Broward County, Florida.
WITNESS my hand and Official Seal at Lauderdale, Florida, this

15 day of May AD 2015

Andrea M. Anderson

Andrea M. Anderson, City Clerk

CLAIM OF LIEN

Attaches to BOTH Property and Name
(Certificate of Use - Property Owner)

Today's Date: 03/24/2021

Invoice Number: 21263

Invoice Date: July 1, 2020

STATE OF FLORIDA,

COUNTY OF BROWARD:

BEFORE ME, the undersigned authority, personally appeared Desorae Giles-Smith, City Manager of the City of LAUDERHILL, FLORIDA, a municipal corporation organized and existing under the laws of the State of Florida, who stated that in accordance with City of Lauderhill Code of Ordinances Section 12-50 (b), the CITY OF LAUDERHILL hereby imposes this Lien for delinquent Local Business Taxes, Fees and/or Penalties which are due and owing, including recording costs, in the total principal amount of as of the date this Claim of Lien is executed:

SIX HUNDRED NINETY-SIX Dollars and FIFTY 50/100 CENTS, (\$696.50) for which the City claims a lien pursuant to City Code Section 12-50 (b) AGAINST THE PERSON(S) AND/OR ENTITY HEREIN NAMED AND ALSO UPON THE FOLLOWING REAL PROPERTY WHERE THE VIOLATION OCCURRED located in the City of Lauderhill, Broward County, Florida, which is described as follows:

NAME OF PERSON(S) OR ENTITY: SUREPROFITS LLC

LEGAL DESCRIPTION: ENVIRON I CONDO 9 UNIT 3A PER CDO BK/PG: 5137/197

FOLIO # 4941 22 AA 0370

PROPERTY ADDRESS WHERE VIOLATION OCCURRED: 6901 ENVIRON BOULEVARD #3A, LAUDERHILL FL 33319

MAILING ADDRESS: 1526 NW 157 AVE PEMBROKE PINES FL 33028

NOTE: This principal LIEN amount shall bear interest at a rate consistent with statutory legal rate per annum plus incur any applicable late fees or penalties which shall also remain due. In addition, pursuant to Fla. Stat. 205.053 and 166.201, and Code section 12-50, you are responsible for all collection fees, attorney's fees and administration fees necessary for collections efforts for this lien.

Affiant further states that the City is owed the amount stated for Local Business Taxes, Fees and/or Penalties which are required to be paid in order to conduct business within the City of Lauderhill. This amount is delinquent and due notice was initially given on or about October 1, 2020, prior to the imposition of said lien and if the lien is claimed by one not in privity with the owner that the City served its notice to owner on July 1, 2020 by: U.S. Mail (method of service).

WITNESSES:

WITNESS #1 - Sign Name Here
[Signature]
Asmora Spence
Print Name Here

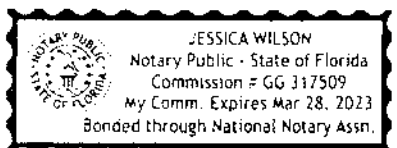
WITNESS #2 - Sign Name Here
[Signature]
CLAIRE WALSH
Print Name Here

[Signature]
DESORAE GILES-SMITH, City Manager
City of Lauderhill
5581 W. Oakland Park Blvd. Lauderhill, FL, 33313

STATE OF FLORIDA:
COUNTY OF BROWARD:

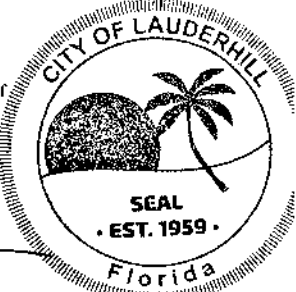
I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgements, personally appeared by means of physical presence DESORAE GILES-SMITH, City Manager of Lauderhill, personally known to me to be the person described therein and who executed the foregoing instrument and acknowledged before me that he executed same. SWORN TO and SUBSCRIBED before me in the County and State as aforesaid this 9 day of June, 2021.

[Signature]
NOTARY PUBLIC, State of Florida
Print Name: Jessica Wilson
My Commission Expires: 3/28/23
State of Florida:
Broward County:



Return to:
City of Lauderhill Finance Dept.
5581 W Oakland Park
Lauderhill, FL 33313

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 9 day of June, 2021
[Signature]
Andrea M. Anderson, City Clerk



This Space Reserved for County Recorder Use

CLAIM OF LIEN

This is a Claim of Lien for unpaid assessments and interest on those assessments, and late charges, together with attorney's fees and reasonable costs of collection incurred by the Environ Condominium I Association, Inc. of 6901 Environ Boulevard, #1F, Lauderhill, FL 33319 incident to the collection of the assessments or enforcement of this lien, which is granted by the Declaration of Environ Condominium I Association, Inc., upon the following legally described property in Broward County, Florida, to-wit:

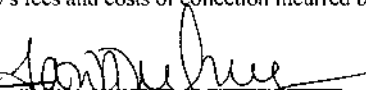
Unit 3A of Condominium 9 of Environ I, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 5137, at Page 197, of the Public Records of Broward County, Florida.

The name(s) of the record title to the above described property
Sureprofits LLC, a Florida limited liability company

This Claim of Lien is to secure the payment of assessments against the owner by Environ Condominium I Association, Inc., in the principal sum of **\$6,531.64** representing:

1. Maintenance due 7/1/21, 10/1/21 @ \$1,650.66/quarterly	\$3,301.32
2. Maintenance due 1/1/22 @ \$1,953.39/quarterly	\$1,953.39
3. Late fees on Maintenance due 7/15/21, 10/15/21, 1/15/22 @ \$25.00/quarterly	\$75.00
4. Finance Charges due through 2/1/22	\$167.60
5. Statutory Pre-Referral Notification 11/8/21	\$35.00
6. Tenant Demand 1/6/22	\$135.00
7. Recording/E-Recording 3/4/22	\$34.00
8. Certified mail charges / Postage 1/6/22, 3/4/22	\$35.33
9. Attorney fee - Claim of Lien 3/4/22	\$510.00
10. Attorney fee - Demand letter 1/6/22	<u>\$285.00</u>
TOTAL OUTSTANDING:	\$6,531.64

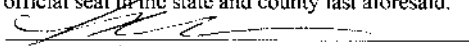
plus late charges and administrative fees, if any, through 03/04/2022 plus assessments, late charges, if any, accruing since such date, title search expense, attorney's fees and costs of collection incurred by Environ Condominium I Association, Inc..

By: 
 TARA N. MULREY, ESQ.
 SCOTT R. SHAPIRO, ESQ.
 STEPHEN J. STRALEY, ESQ.
 CHARLES F. OTTO, ESQ.
 STRALEY | OTTO
 2699 Stirling Road, Suite C-207
 Hollywood-Ft. Lauderdale, FL 33312

STATE OF FLORIDA)
) ss:
COUNTY OF BROWARD)

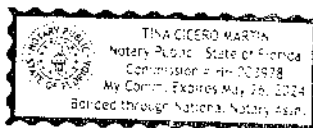
The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 11th day of March, 2022 TARA N. MULREY/SCOTT SHAPIRO/STEPHEN J. STRALEY/CHARLES F. OTTO who is personally known to me and who did take an oath.

WITNESS my hand and official seal in the state and county last aforesaid.


Notary Public - State of Florida at Large

My Commission Expires:

THIS INSTRUMENT PREPARED BY:
CHARLES F. OTTO, ESQ.
STEPHEN J. STRALEY, ESQ.
STRALEY | OTTO
2699 Stirling Road, Suite C-207
Hollywood-Ft. Lauderdale, Florida 33312
Phone: Broward (954) 962-7367 info@straleyotto.com





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

Detail by Entity Name

Florida Not For Profit Corporation
ENVIRON CONDOMINIUM I ASSOCIATION, INC.

Filing Information

Document Number 723543
FEI/EIN Number 59-1578821
Date Filed 05/26/1972
State FL
Status ACTIVE

Principal Address

6901 ENVIRON BLVD
#1-F
Lauderhill, FL 33319

Changed: 03/13/2015

Mailing Address

C/O RealManage
P O Box 803555
Dallas, TX 75380

Changed: 03/31/2022

Registered Agent Name & Address

Straley & Otto, P.A.
2699 Stirling Road
C-207
Fort Lauderdale, FL 33312

Name Changed: 10/19/2020

Address Changed: 10/19/2020

Officer/Director Detail

Name & Address

Title President

Durloo, Oral
7021 Environ Blvd
#120

Lauderhill, FL 33319

Title VP

Patino, Elkin
6901 ENVIRON BLVD
#5D
Lauderhill, FL 33319

Title Secretary

Mejia, Jose
7021 Environ Blvd
#218
Lauderhill, FL 33319

Title Treasurer

Thompson, Claudette
6911 Environ Blvd
#5M
Lauderhill, FL 33319

Annual Reports

Report Year	Filed Date
2020	03/17/2020
2021	03/28/2021
2022	03/31/2022

Document Images

03/31/2022 -- ANNUAL REPORT	View image in PDF format
03/28/2021 -- ANNUAL REPORT	View image in PDF format
10/19/2020 -- AMENDED ANNUAL REPORT	View image in PDF format
03/17/2020 -- ANNUAL REPORT	View image in PDF format
04/26/2019 -- AMENDED ANNUAL REPORT	View image in PDF format
03/29/2019 -- ANNUAL REPORT	View image in PDF format
08/09/2018 -- AMENDED ANNUAL REPORT	View image in PDF format
04/27/2018 -- ANNUAL REPORT	View image in PDF format
11/01/2017 -- AMENDED ANNUAL REPORT	View image in PDF format
03/22/2017 -- ANNUAL REPORT	View image in PDF format
03/21/2016 -- ANNUAL REPORT	View image in PDF format
07/09/2015 -- AMENDED ANNUAL REPORT	View image in PDF format
03/13/2015 -- ANNUAL REPORT	View image in PDF format
01/15/2015 -- Reg. Agent Change	View image in PDF format
03/20/2014 -- ANNUAL REPORT	View image in PDF format
03/07/2013 -- ANNUAL REPORT	View image in PDF format
03/30/2012 -- ANNUAL REPORT	View image in PDF format
04/29/2011 -- ANNUAL REPORT	View image in PDF format

03/08/2010 -- ANNUAL REPORT	View image in PDF format
03/04/2009 -- ANNUAL REPORT	View image in PDF format
08/11/2008 -- Reg. Agent Change	View image in PDF format
03/07/2008 -- ANNUAL REPORT	View image in PDF format
02/26/2007 -- ANNUAL REPORT	View image in PDF format
03/14/2006 -- ANNUAL REPORT	View image in PDF format
02/25/2005 -- ANNUAL REPORT	View image in PDF format
03/18/2004 -- ANNUAL REPORT	View image in PDF format
03/13/2003 -- ANNUAL REPORT	View image in PDF format
03/22/2002 -- ANNUAL REPORT	View image in PDF format
04/02/2001 -- ANNUAL REPORT	View image in PDF format
03/06/2000 -- ANNUAL REPORT	View image in PDF format
03/10/1999 -- ANNUAL REPORT	View image in PDF format
03/05/1998 -- ANNUAL REPORT	View image in PDF format
01/23/1997 -- ANNUAL REPORT	View image in PDF format
02/27/1996 -- ANNUAL REPORT	View image in PDF format
04/25/1995 -- ANNUAL REPORT	View image in PDF format

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

SUREPROFITS LLC
6901 ENVIRON BLVD APT 3A
LAUDERHILL, FL 33319-4241

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

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

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

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

- * Estimated Amount due if paid by April 28, 2023\$10,303.55
- Or
- * Estimated Amount due if paid by May 16, 2023\$10,429.53

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 17, 2023 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

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

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

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 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

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

ENVIRON CONDOMINIUM I ASSOCIATION, INC.
6901 ENVIRON BOULEVARD, #1F
LAUDERHILL, FL 33319

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

ENVIRON CONDOMINIUM I ASSOCIATION, INC.
C/O REALMANAGE
PO BOX 803555
DALLAS, TX 75380

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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GERMAN GAMARRA
1526 NW 157TH AVE
PEMBROKE PINES, FL 33028-1691

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313-1411

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 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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PAYMENT MUST BE MADE IN CASH, MONEY ORDER OR CASHIER'S CHECK; PERSONAL OR BUSINESS CHECKS ARE NOT ACCEPTED.

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

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

- * Estimated Amount due if paid by April 28, 2023\$10,303.55
- Or
- * Estimated Amount due if paid by May 16, 2023\$10,429.53

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 17, 2023 UNLESS ALL BACK TAXES ARE PAID PRIOR TO AUCTION.

TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORDS, TAXES & TREASURY DIVISION, TAX DEED SECTION, 115 S. ANDREWS AVENUE ROOM #A-100, FORT LAUDERDALE, FLORIDA 33301-1895. PHONE: (954) 357-5374

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

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

STRALEY & OTTO, P.A., REGISTERED AGENT
O/B/O ENVIRON CONDOMINIUM I ASSOCIATION, INC.
2699 STIRLING ROAD C-207
FORT LAUDERDALE, FL 33312

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 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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- Or
- * Estimated Amount due if paid by May 16, 2023\$10,429.53

THERE ARE UNPAID TAXES ON THIS PROPERTY AND THE PROPERTY WILL BE SOLD AT PUBLIC AUCTION ON May 17, 2023 UNLESS ALL BACK TAXES ARE PAID PRIOR TO AUCTION.

TO MAKE PAYMENT, OR TO RECEIVE FURTHER INFORMATION, CONTACT THE RECORDS, TAXES & TREASURY DIVISION, TAX DEED SECTION, 115 S. ANDREWS AVENUE ROOM #A-100, FORT LAUDERDALE, FLORIDA 33301-1895. PHONE: (954) 357-5374

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

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

GERMAN H GAMARRA, REGISTERED AGENT
O/B/O SUREPROFITS LLC
1526 NW 15TH AVE
PEMBROKE PINES, FL 33028

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 IS BEING SCHEDULED FOR TAX DEED AUCTION. ONCE THE PROPERTY IS SOLD, UNPAID TAXES CAN NO LONGER BE REDEEMED. OTHER TAX YEARS MAY BE OWED BUT NOT INCLUDED IN THE AMOUNT BELOW, PLEASE CALL FOR MORE INFORMATION.

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- * Estimated Amount due if paid by May 16, 2023\$10,429.53

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

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

DATE: April 3rd, 2023
PROPERTY ID # 494122-AA-0370 (TD # 50148)

WARNING

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

SUREPROFITS LLC
1526 NW 157TH AVE.
PEMBROKE PINES, FL 33028

AS PER FLORIDA STATUTES 197.542, THE PROPERTY AT 6901 ENVIRON BLVD #3A LAUDERHILL, FL 33319 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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- Or
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FOR TAX DEEDS PROCESS AND AUCTION RULES, PLEASE VISIT
www.broward.org/recordstaxestreasury

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

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

7021 0350 0000 4842 1496

Certified Mail Fee
\$ _____
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage

\$ _____
Total

\$ _____
Sent

Street

City, State

TD 50148 MAY 2023 WARNING
SUREPROFITS LLC
6901 ENVIRON BLVD APT 3A
LAUDERHILL, FL 33319-4241

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
\$ _____

Sent
\$ _____

Street

City, State, ZIP+4®

TD 50148 MAY 2023 WARNING
CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313

7021 0350 0000 4842 1502

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

\$ _____

Sent

Street

City

TD 50148 MAY 2023 WARNING
ENVIRON CONDOMINIUM I ASSOCIATION, INC.
6901 ENVIRON BOULEVARD, #1F
LAUDERHILL, FL 33319

7021 0350 0000 4842 1514

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

\$ _____
To: _____
\$ _____
St: _____
City: _____

TD 50148 MAY 2023 WARNING
ENVIRON CONDO I ASSOC, INC.
C/O REALMANAGE
PO BOX 803555
DALLAS, TX 75380

7021 0350 0000 4842 1526

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	\$ _____
Serial	_____
Street	_____
City	_____

TD 50148 MAY 2023 WARNING
GERMAN GAMARRA
1526 NW 157TH AVE
PEMBROKE PINES, FL 33028-1691

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

7021 0350 0000 4842 1533

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

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee

\$

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

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

Postmark
Here

Postage

\$

To

\$

Se

Str

City

TD 50148 MAY 2023 WARNING
CITY OF LAUDERHILL
ATTN: ANA SANCHEZ
5581 W OAKLAND PARK BLVD
LAUDERHILL, FL 33313-1411

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

See Reverse for Instructions

7021 0350 0000 4842 1540

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

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee \$ _____
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$ _____
 Return Receipt (electronic) \$ _____
 Certified Mail Restricted Delivery \$ _____
 Adult Signature Required \$ _____
 Adult Signature Restricted Delivery \$ _____

Postmark
Here

Postage \$ _____
Total Postage \$ _____
Sent To
Street or P.O. Box No. _____
City, State, and ZIP+4® _____
TD 50148 MAY 2023 WARNING
STRALEY & OTTO, P.A., REG AGENT
O/B/O ENVIRON CONDO I ASSOCIATION, INC.
2699 STIRLING ROAD C-207
FORT LAUDERDALE, FL 33312

7021 0350 0000 4842 1557

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 P: _____

\$ _____

Sent To _____

Street a _____

City, Sta _____

TD 50148 MAY 2023 WARNING
GERMAN H GAMARRA, REG AGENT
O/B/O SUREPROFITS LLC
1526 NW 15TH AVE
PEMBROKE PINES, FL 33028

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

See Reverse for Instructions

7021 0350 0000 4842 1564 7951 2482

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 P

\$ _____

Sent To

Street

City, St.

TD 50148 MAY 2023 WARNING
SUREPROFITS LLC
1526 NW 157TH AVE.
PEMBROKE PINES, FL 33028

7021 0350 0000 4842 1571

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 50148 MAY 2023 WARNING
 CITY OF LAUDERHILL
 ATTN: ANA SANCHEZ
 5581 W OAKLAND PARK BLVD
 LAUDERHILL, FL 33313



9590 9402 6458 0346 4440 73

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1502

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received By (Printed Name) C. Date of Delivery
 Ana Sanchez 4/6/2023

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

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery
 - Mail Restricted Delivery

Domestic Return Receipt

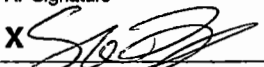
SENDER: COMPLETE THIS SECTION

- 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 50148 MAY 2023 WARNING
STRALEY & OTTO, P.A., REG AGENT
O/B/O ENVIRON CONDO I ASSOCIATION, INC.
2699 STIRLING ROAD C-207
FORT LAUDERDALE, FL 33312

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



9590 9402 6458 0346 4440 28

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
 - Mail Restricted Delivery

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1557

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 50148 MAY 2023 WARNING
ENVIRON CONDOMINIUM I ASSOCIATION, INC.
6901 ENVIRON BOULEVARD, #1F
LAUDERHILL, FL 33319




9590 9402 6458 0346 4440 66

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1519

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X  Agent
 Addressee

B. Received by (Printed Name) **C. Date of Delivery**
 Rosibel Mena 4/26/23

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
 - 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 50148 MAY 2023 WARNING
SUREPROFITS LLC
6901 ENVIRON BLVD APT 3A
LAUDERHILL, FL 33319-4241**



9590 9402 6458 0346 4440 80

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1496

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

COMPLETE THIS SECTION ON DELIVERY

A. Signature 

- Agent
- Addressee

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

Emine Mutlu *04/06/23*

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

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

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

Article Addressed to:

**TD 50148 MAY 2023 WARNING
 GERMAN GAMARRA
 1526 NW 157TH AVE
 PEMBROKE PINES, FL 33028-1691**

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
C. Gamarra *7/16*

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



9590 9402 6458 0346 4440 42

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1533

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
 - 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 50148 MAY 2023 WARNING
 CITY OF LAUDERHILL
 ATTN: ANA SANCHEZ
 5581 W OAKLAND PARK BLVD
 LAUDERHILL, FL 33313-1411



9590 9402 6458 0346 4440 35

2. Article Number (Transfer from carrier label)

7021 0350 0000 4842 1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery
 A. Sanchez 4/6/2023

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

[Handwritten Signature]

[Handwritten Name]

[Handwritten Date]

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Mail Restricted Delivery
 - 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 50148 MAY 2023 WARNING
 ENVIRON CONDO I ASSOC, INC.
 C/O REALMANAGE
 PO BOX 803555
 DALLAS, TX 75380



9590 9402 6458 0346 4440 59

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1526

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

<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	<input type="checkbox"/> Restricted Delivery

Restricted Delivery

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

**TD 50148 MAY 2023 WARNING
SUREPROFITS LLC
1526 NW 157TH AVE.
PEMBROKE PINES, FL 33028**

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

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

J. Arreaga *4/16*

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



9590 9402 6458 0346 4440 04

2. Article Number (Transfer from service label)

7021 0350 0000 4842 1571

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