

Return to:
Frank J. Guillano
Highway Construction and
Engineering Division
1 N University Drive, Suite 300
Plantation, FL 33324-2038

Exhibit 5

This instrument was prepared by:
Daniel P. J. O'Connor
Brinkley, Morgan, Solomon, Tatum,
Stanley, Lunny & Gordon, LLP
200 E. Las Olas Boulevard, Suite 1900
Fort Lauderdale, FL 33301

All R/W: 04 Exempt
Property Appraiser's
Parcel Folio I.D. #494211060010

WARRANTY DEED (CORPORATE)

Road

THIS INDENTURE, made this 26 day of MAY, A.D., 2010, between PINE CREST PREPARATORY SCHOOL, INC., a Florida not-for-profit corporation, whose post office address is 1501 N.E. 62nd Street, Fort Lauderdale, Florida 33334, hereinafter called "GRANTOR", and BROWARD COUNTY, a body corporate and political subdivision of the State of Florida, whose post office address is Broward County Governmental Center, 115 South Andrews Avenue, Fort Lauderdale, Florida 33301, hereinafter called "GRANTEE". (Wherever used herein the terms "GRANTOR" and "GRANTEE" shall indicate both singular and plural, as the context requires).

WITNESSETH: That GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations, receipt of which is hereby acknowledged, hereby grants, bargains, sells, conveys, and confirms unto GRANTEE, its successors and assigns forever, all that certain land situate in Broward County, Florida, described as follows, to-wit:

See Exhibit "A" with accompanying sketch of description attached hereto and made a part hereof.

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 SELLER hereby covenants with GRANTEE that GRANTOR is lawfully seized of said property in fee simple, that SELLER has good right and lawful authority to sell and convey said property, and GRANTOR hereby fully warrants the title to said property and will defend same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, GRANTOR has hereunto set its hand and seal the date first above written.

Signed, sealed, and delivered
in the presence of

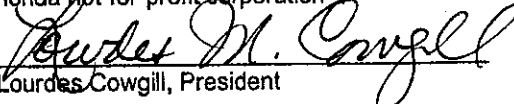
ATTEST:


Secretary Signature

SILVIA NAVAS
Secretary Print Name

(CORPORATE SEAL)

PINE CREST PREPARATORY SCHOOL, INC.,
a Florida not-for-profit corporation

By 
Lourdes Cowgill, President

26 day of May, 2010

ACKNOWLEDGEMENT

STATE OF FLORIDA
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 26 day of May, 2010, by Lourdes Cowgill and Silvia Neves, as President and Secretary, respectively, of PINE CREST PREPARATORY SCHOOL, INC., a Florida not-for-profit corporation, on behalf of the corporation, who are personally known to me or who have produced Personally Known as identification.



(SEAL)

Harriet Wislosky
(Signature of person taking acknowledgment)

(Name of officer taking acknowledgment)
typed, printed or stamped

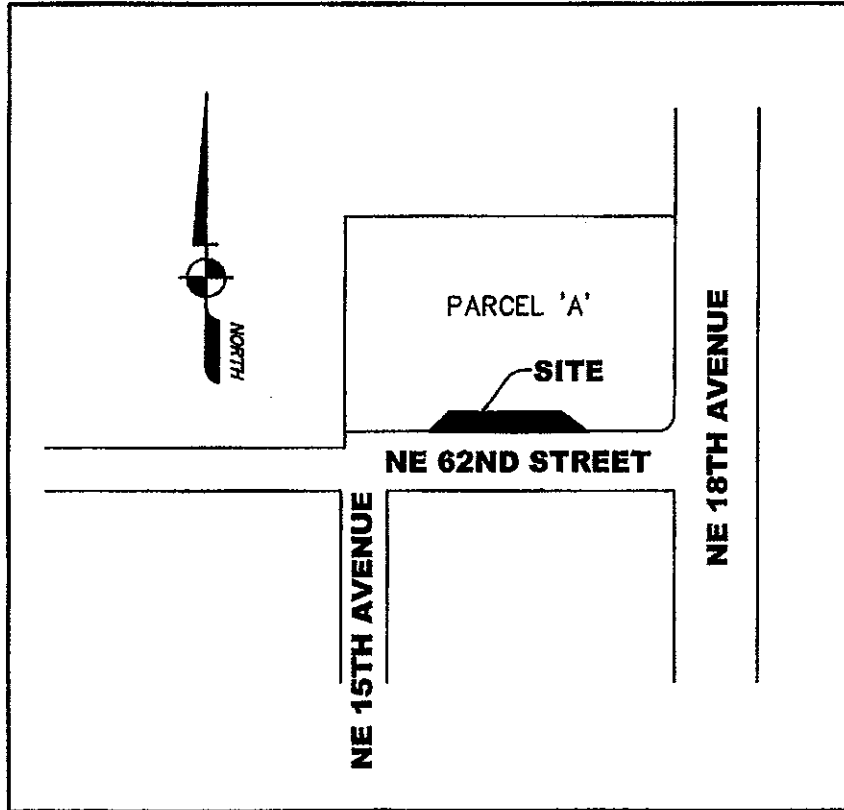
(Title or rank)

(Serial number, if any)

My commission expires: 11-3-2012

Revised 10-18-95

**SKETCH AND DESCRIPTION
A PORTION OF PARCEL 'A'
CORAL RIDGE ISLES
(P.B. 45, PG. 47, B.C.R.)
ROAD DEDICATION**



SECTION 11, TOWNSHIP 49 SOUTH, RANGE 42 EAST
LOCATION SKETCH
NOT TO SCALE

NOT VALID WITHOUT
SHEETS 1 THRU 3

REVISIONS



AVIROM & ASSOCIATES, INC.
SURVEYING & MAPPING
60 S.W. 2ND AVENUE, SUITE 102
BOCA RATON, FLORIDA 33432
TEL. (561) 392-2594, FAX (561) 394-7125
www.AVIROM-SURVEY.com

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JOB #:	7016-11T
SCALE:	--
DATE:	05/20/10
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	PG.
SHEET	1 OF 3

**SKETCH AND DESCRIPTION
A PORTION OF PARCEL 'A'
CORAL RIDGE ISLES
(P.B. 45, PG. 47, B.C.R.)
ROAD DEDICATION**

LAND DESCRIPTION:

A Portion of Parcel 'A', CORAL RIDGE ISLES, as recorded in Plat Book 45, Page 47 of the Public Records of Broward County, Florida. Being more particularly described as follows:

Commence at the Southeast corner (most East point of curvature) of said Parcel 'A', thence S89°59'42"W, 256.02 feet to the Point Of Beginning; thence continue S89°59'42"W, 346.84 feet (the previous two bearing and distances along the South Line of said Parcel 'A'); thence N62°19'12"E, 23.68 feet; thence N89°59'42"W, 275.91 feet; thence S77°35'16"E, 51.16 feet to the Point Of Beginning.

Said lands lying in Broward County, Florida. Containing 3,425 square feet more or less.


SURVEYOR'S REPORT:

1. Reproductions of this Sketch are not valid without the signature and the original raised seal of a Florida licensed surveyor and mapper. Easements, or other instruments (recorded or unrecorded) which may affect the subject property. No search of the Public Records has been made by the Surveyor.
2. No Title Opinion or Abstract to the subject property has been provided. It is possible that there are Deeds,
3. The land description shown hereon was prepared by the surveyor.
4. Bearings shown hereon are based on a South line of the said Parcel 'A' having a bearing of S89°59'42"W. (assumed bearing)
5. Data shown hereon was compiled from instruments(s) of record and does not constitute a boundary survey.
6. Abbreviation Legend: L.B.= Licensed Business; P.B.= Plat Book; B.C.R.= Broward County Records; PG.= Page; P.L.S.= Professional Land Surveyor; P.O.B.= Point of Beginning; P.O.C.= Point of Commencement.

CERTIFICATION:

I HEREBY CERTIFY that the attached SKETCH & DESCRIPTION of the hereon described property is true and correct to the best of my knowledge and belief as prepared under my direction. I FURTHER CERTIFY that this SKETCH & DESCRIPTION meets the Minimum Technical Standards set forth in Chapter 5J-17.05, Florida Administrative Code, pursuant to Section 472.027, Florida Statutes.

Date: 5/21/10


JOHN T. DOOGAN, P.L.S.
Florida Registration No. 4409
AVIROM & ASSOCIATES, INC.
L.B. No. 3300

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REVISIONS

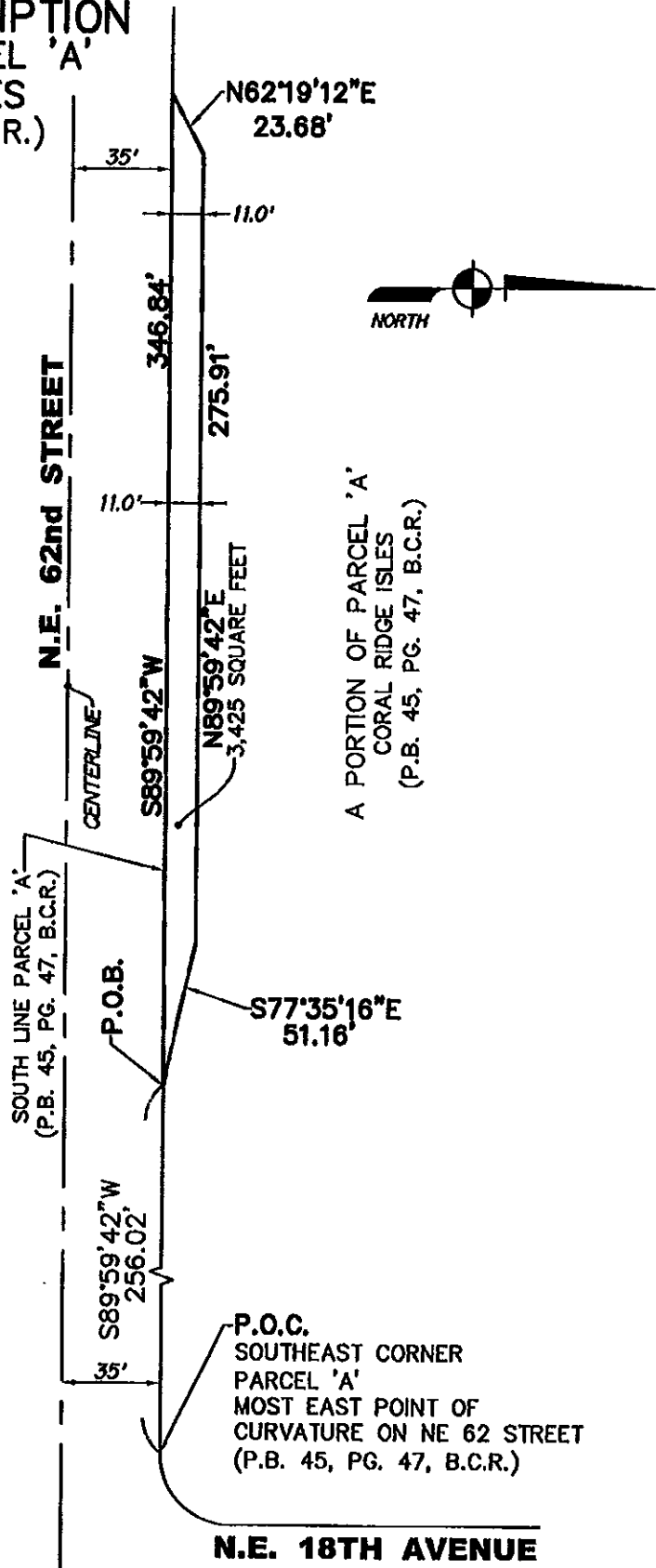


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SCALE:	--
DATE:	05/20/10
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	PG.
SHEET	2 OF 3

SKETCH AND DESCRIPTION
A PORTION OF PARCEL 'A'
CORAL RIDGE ISLES
 (P.B. 45, PG. 47, B.C.R.)
ROAD DEDICATION



NOT VALID WITHOUT
 SHEETS 1 THRU 3

REVISIONS

REVISED	06/07/10
REVISED	06/15/10



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JOB #:	7016-11T
SCALE:	1" = 60'
DATE:	05/20/10
BY:	W.R.E.
CHECKED:	J.T.D.
F.B.	PG.
SHEET	3 OF 3