

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

This instrument was prepared by:  
Cynthia A. Pasch, AICP  
Greenspoon Marder, P.A.  
100 West Cypress Creek Road  
Suite 700  
Fort Lauderdale, FL 33309

All R/W: 04 Exempt  
Property appraiser s  
Parcel Folio I.D.# 504222430010  
Grantor s FIN/SS#59-0573006  
Road: Andrews Avenue

**WARRANTY DEED**  
(CORPORATE)

**THIS INDENTURE**, made this 21 day of January, A.D., 2014, between HOLMAN AUTOMOTIVE, INC., a Florida corporation, whose Post Office address is 911 NE 2<sup>nd</sup> Avenue, Fort Lauderdale, FL 33304, hereinafter called "SELLER", 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 "BUYER". (Wherever used herein the terms "SELLER" and "BUYER" shall indicate both singular and plural, as the context requires).

**WITNESSETH:** That SELLER, 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 BUYER, 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 BUYER that SELLER is lawfully seized of said property in fee simple, that SELLER has good right and lawful authority to sell and convey said

property, and SELLER hereby fully warrants the title to said property and will defend same against the lawful claims of all persons whomsoever.

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

Signed, sealed, and delivered  
in the presence of

ATTEST:

HOLMAN AUTOMOTIVE, INC.

By: [Signature]  
Glenn Gardner, Vice President

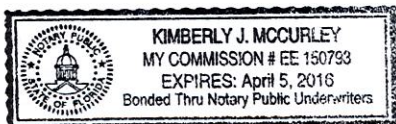
[Signature]  
Secretary Signature  
Jason Woodham  
Secretary Print Name

(CORPORATE SEAL)

**ACKNOWLEDGEMENT**

STATE OF FLORIDA  
COUNTY OF BROWARD

The foregoing instrument was acknowledged before me this 21 day of January, 2014, by GLENN GARDNER, as Vice President of HOLMAN AUTOMOTIVE, INC., a Florida corporation, on behalf of the corporation. He/she is personally known to me or who has produced as identification and did/did not take an oath.



[Signature]  
(Signature of person taking acknowledgment)

Kimberly J. McCurley  
(Name of officer taking acknowledgment)  
typed, printed or stamped

Notary Public  
(Title or rank)

Commission # EE 150793  
(Serial number, if any)

My commission expires: April 5, 2016



# SKETCH AND DESCRIPTION

THIS IS NOT A SKETCH OF SURVEY. IT IS ONLY THE GRAPHIC  
REPRESENTATION OF THE DESCRIPTION DEPICTED HEREON

A portion of Parcel G Causeway Replat No. 1 as recorded in plat book 69 page 28 together with a portion of  
Parcels A & B Causeway Lumber Addition as recorded in plat book 57 page 4 all of the public records of  
Broward County, Florida; Commencing at the Southeast Corner of said Parcel G thence run  
North 11°09'57" West along the East line of said parcel G 116.22 feet to the point of beginning, thence  
continue North 11°09'57" West 717.57 feet along the East line of said plats; thence run  
South 78°50'03" West 3.00 feet; thence run South 11°09'57" East 717.04 feet; thence run  
North 88°55'11" East 3.05 feet to the point of beginning.

Said lands situate, lying and being in the City of Fort Lauderdale, Broward County, Florida  
and containing 2,152 Square feet more or less.

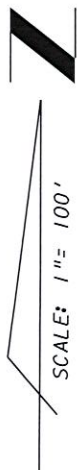
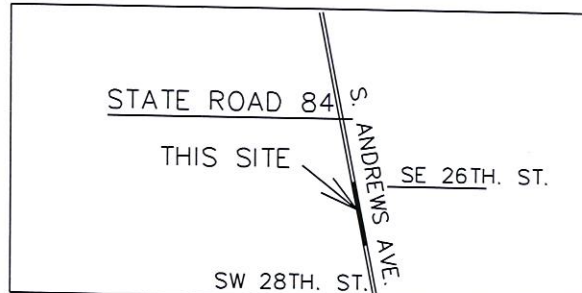
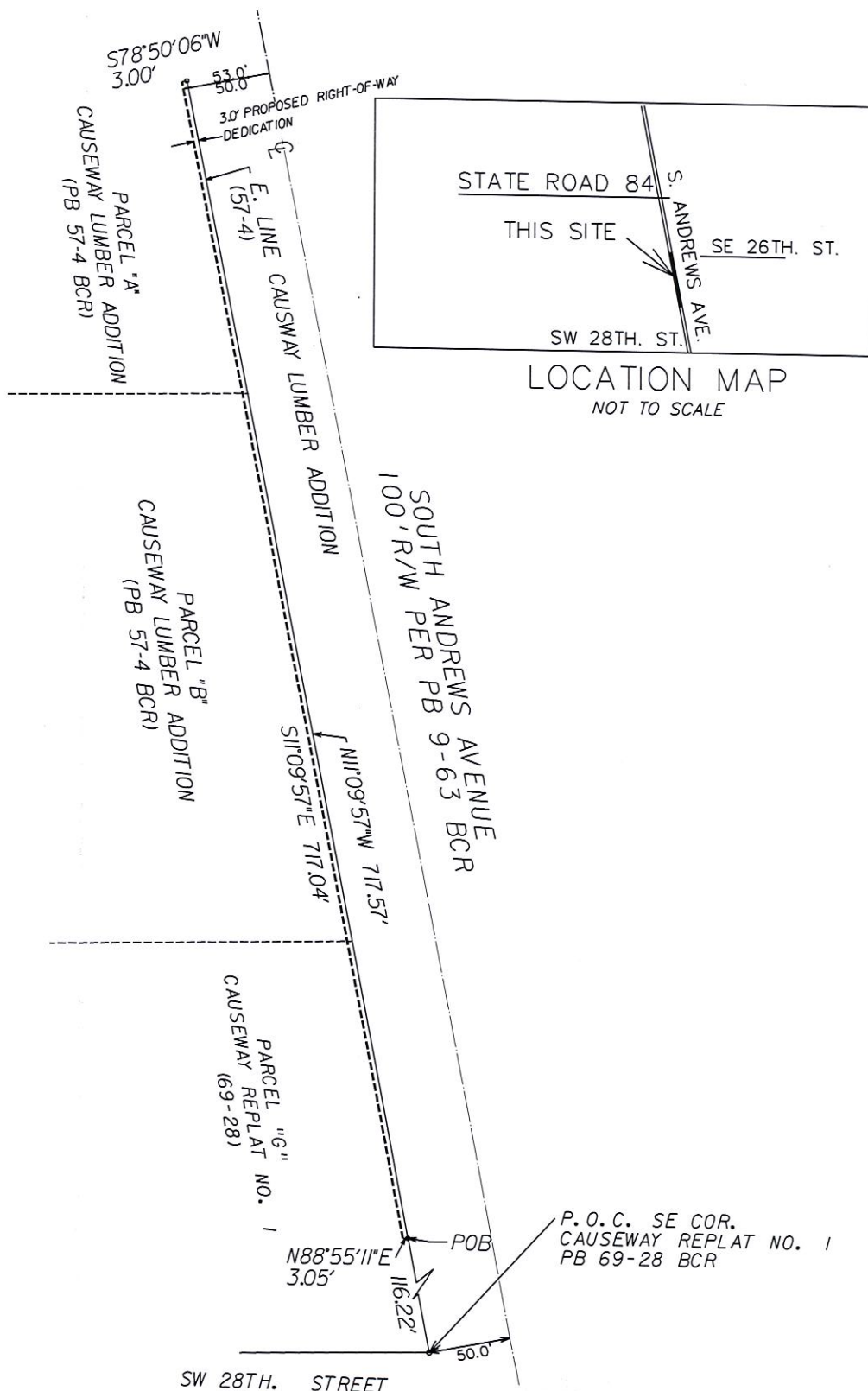


EXHIBIT "A"



LOCATION MAP  
NOT TO SCALE

BY:

MARK D. STURGIS  
PROFESSIONAL SURVEYOR AND MAPPER NO. LS4829  
STATE OF FLORIDA

LEGEND:  
BCR- BROWARD COUNTY RECORDS  
PB- PLAT BOOK & PAGE  
POB- POINT OF BEGINNING  
POC- POINT OF COMMENCEMENT  
CL- CENTERLINE

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED  
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

CITY OF FORT LAUDERDALE, BROWARD COUNTY, FLORIDA

RIGHT-OF-WAY DEDICATION  
SOUTH ANDREWS AVENUE

**WINNINGHAM & FRADLEY, INC.**  
ENGINEERS • PLANNERS • SURVEYORS  
111 N.E. 44th STREET, OAKLAND PARK, FL 33334 954-771-7440 FAX: 954-771-0298 www.winfrad.com

EB-0002995  
LB-0002995

DRAWN: MDS  
CHECKED: MDS

DATE:

DATE: 9-16-13

PROJECT NUMBER  
W12039

SHEET  
1 OF 1