

This instrument prepared under the supervision
of James Hetz, Senior Counsel
Florida Department of Transportation
Florida's Turnpike Enterprise
Milepost 263, Florida's Turnpike
(Building 5315, Turkey Lake Service Plaza)
P.O. Box 613069
Ocoee, FL 34761

RWMS: N/A
Section No.: 87005-2310
Surplus File No.: N/A
State Road: 821
Parcel No.: 154
County: Miami-Dade

QUIT CLAIM DEED

THIS QUIT CLAIM DEED is made this 26th day of AUGUST, 2020, by the **STATE OF FLORIDA, DEPARTMENT OF TRANSPORTATION**, an executive agency of the State of Florida, whose address is Turnpike Headquarters, P.O. Box 613069, Milepost 263, Florida's Turnpike, Building 5315, Ocoee, Florida 34761, hereinafter "Grantor", to **CITY OF DORAL**, a municipality organized under the laws of the State of Florida, whose mailing address of which is 8401 NW 53rd Terrace, Doral, FL 33166, hereinafter "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 of organizations.)

WITNESSETH: That the grantor, for and in consideration of the sum of One Dollar (\$1.00) and other valuable considerations, receipt and sufficiency being hereby acknowledged, does hereby grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee forever, all that certain land situate in Dade County, Florida, viz:

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

TOGETHER with all 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 whomsoever; and that said land is free of all encumbrances.

IN WITNESS WHEREOF, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence as witnesses:

STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION

Melissa W Whitman
Signature

Nicola A Liguori
By: Nicola A. Liguori
Executive Director and
Chief Executive Officer
Florida's Turnpike Enterprise

Melissa W Whitman
Print or Type Name

Attest: Denise Carrier
Denise Carrier, Executive Secretary
Florida's Turnpike Enterprise

[Signature]
Signature

Legal Review: [Signature]
James Hetz

Melissa Whitman
Print or Type Name

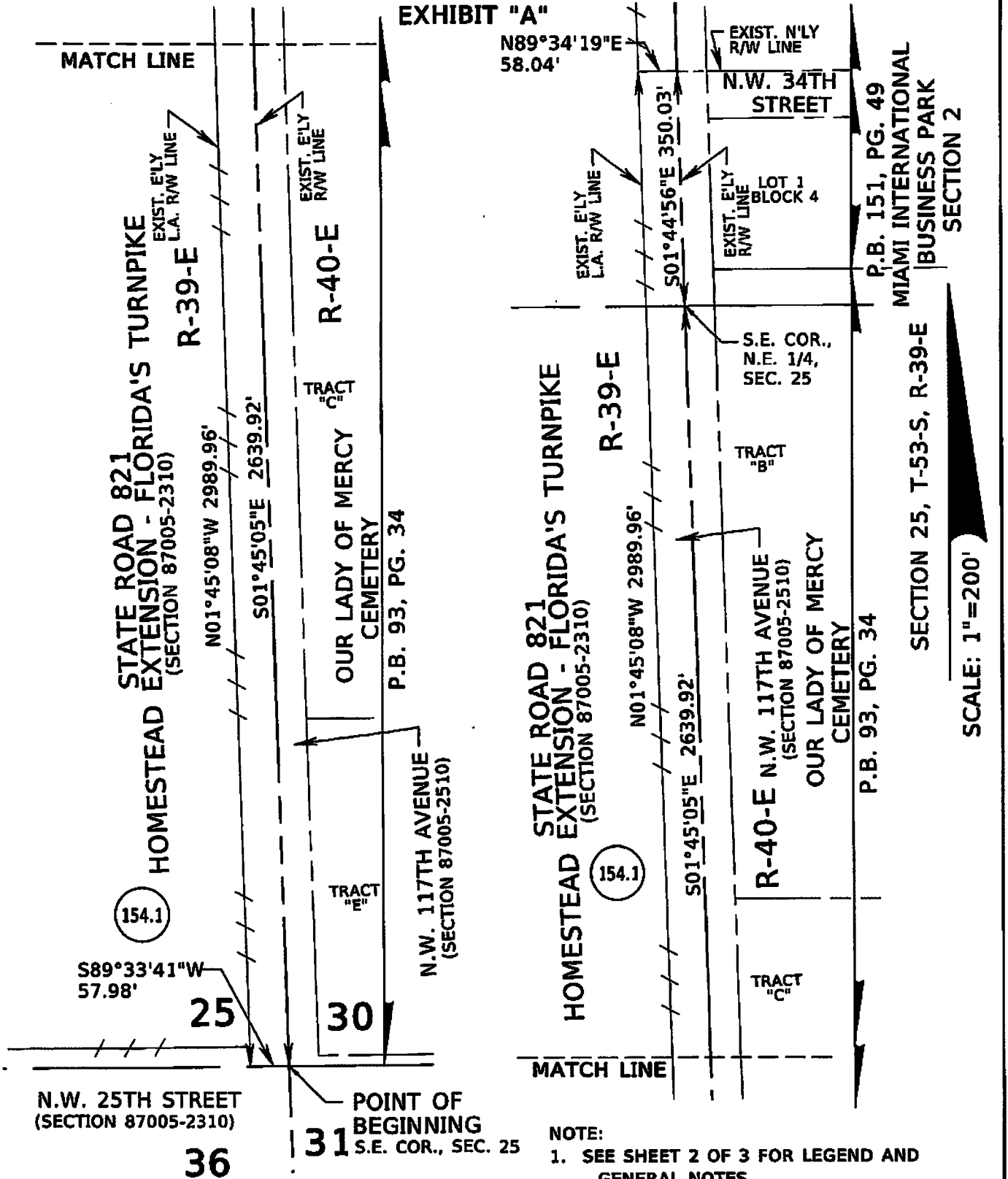
STATE OF FLORIDA COUNTY OF ORANGE

The foregoing instrument was acknowledged before me this 26th day of AUGUST 2020, by Nicola A. Liguori, as Executive Director and Chief Executive Officer of the State of Florida Department of Transportation, Florida's Turnpike Enterprise, who is personally known to me, and who did acknowledge before me that she executed the foregoing instrument on behalf of the State of Florida Department of Transportation, for the purposes therein expressed.

Notary Public 

Print, Stamp or Type Name: _____
My commission expires: 4/22/24

EXHIBIT "A"



- NOTE:**
1. SEE SHEET 2 OF 3 FOR LEGEND AND GENERAL NOTES.
 2. SEE SHEETS 3 OF 3 FOR LEGAL DESCRIPTION.

**FLORIDA DEPARTMENT OF TRANSPORTATION
PARCEL SKETCH - NOT A SURVEY**

HOMESTEAD EXTENSION - FLORIDA'S TURNPIKE			DADE COUNTY	
BY	DATE	APPROVED BY: GARY R. ROCHE, PSM, TURNPIKE SURVEYOR	DATE: AUGUST 22, 2018	
DRAWN ASCHAEFER	8/15/18	F.P. NO. 435543	SECTION 87005-2310	SHEET 1 OF 3
CHECKED LKNUTSEN	8/20/18			

REVISION	BY	DATE

SCALE: 1"=200'

EXHIBIT "A"

GENERAL NOTES:

1. BEARINGS SHOWN HEREON ARE BASED ON RIGHT OF WAY MAPS SECTION 87005-2310, DATED: APRIL 1970 AND FILED OF RECORD AT THE FLORIDA TURNPIKE ENTERPRISE.
2. ALL RECORDED PLATS, OFFICIAL RECORDS BOOKS AND DEED BOOKS REFERENCED HEREON ARE FOUND IN THE PUBLIC RECORDS OF DADE COUNTY, FLORIDA
3. ATTENTION IS DIRECTED TO THE FACT THIS SKETCH MAY HAVE BEEN ALTERED IN SIZE BY REPRODUCTION. THIS MUST BE CONSIDERED WHEN OBTAINING SCALED DATA.
4. ALL BEARINGS AND DISTANCES ARE CALCULATED FROM EXISTING RECORDS UNLESS OTHERWISE NOTED.
5. THE EFFECTS OF ROUNDING MUST BE CONSIDERED WHEN USING THIS SKETCH. ALL BEARINGS AND ANGLES HAVE BEEN ROUNDED TO THE NEAREST SECOND WITH DISTANCES BEING ROUNDED TO THE NEAREST HUNDREDTH OF A FOOT.

LEGEND

- COR. = CORNER
- (C) = CALCULATED
- Δ = CURVE DELTA ANGLE
- F.P. = FINANCIAL PROJECT
- LT. = LEFT
- = LIMITED ACCESS
- NO. = NUMBER
- N/A = NOT APPLICABLE
- N.T.S. = NOT TO SCALE
- PSM = PROFESSIONAL SURVEYOR AND MAPPER
- P.O.B. = POINT OF BEGINNING
- P.C. = POINT OF CURVATURE
- P.O.C. = POINT ON CURVE
- P.R.C. = POINT OF REVERSE CURVE
- P.T. = POINT OF TANGENCY
- R = RANGE
- RT. = RIGHT
- R/W = RIGHT OF WAY
- SEC. = SECTION
- T = TOWNSHIP

NOTE:

1. SEE SHEET 1 OF 3 FOR SKETCH.
2. SEE SHEET 3 OF 3 FOR LEGAL DESCRIPTION.

			FLORIDA DEPARTMENT OF TRANSPORTATION			
			PARCEL SKETCH - NOT A SURVEY			
			HOMESTEAD EXTENSION - FLORIDA'S TURNPIKE		DADE COUNTY	
			BY	DATE	APPROVED BY: GARY R. ROCHE, PSM, TURNPIKE SURVEYOR	
			DRAWN	ASCHAEFER	8/15/18	DATE: AUGUST 15, 2018
REVISION	BY	DATE	CHECKED	LKNUTSEN	8/20/18	F.P. NO. 435543
			SECTION 87005-2310		SHEET 2 OF 3	

Exhibit A

PARCEL NO.: N/A
PART: (154.1)
F.P. No. 435543
SECTION NO.: 87005-2310
STATE ROAD: 821
HOMESTEAD EXTENSION
COUNTY: DADE

RIGHT OF WAY

A portion of Parcel 154.1, as shown on State Road 821 – Homestead Extension – Florida’s Turnpike Right of Way Maps Section 87005-2310, lying in the East 1/2 of Section 25, Township 53 South, Range 39 East, Dade County, Florida, being more particularly described as follows:

BEGIN at the Southeast corner of said Section 25; thence South 89°33'41" West along the South line of said Section 25, a distance of 57.98 feet to the Southerly extension of the existing Easterly Limited Access right of way line of State Road 821 – Homestead Extension – Florida’s Turnpike, as shown on said Right of Way Maps; thence departing said Section line, run North 01°45'08" West, along said Southerly extension and the existing Easterly Limited Access right of way line of State Road 821 – Homestead Extension – Florida’s Turnpike, a distance of 2,989.96 feet to the Westerly extension of the existing Northerly right of way line N.W. 34th Street, as shown on the plat of Miami International Business Park Section, as recorded in Plat Book 151, Page 49 of the Public Records of Miami-Dade County, Florida; thence departing said Limited Access right of way line, run North 89°34'19" East, along said Westerly extension of the existing Northerly right of way line of N.W. 34th Street, a distance of 58.04 feet to the East line of said Section 25, being the existing Easterly right of way line of N.W. 117th Avenue, as shown on said Right of Way Maps; thence South 01°44'56" East, along said East line of Section 25 and the existing Easterly right of way line of N.W. 117th Avenue, a distance of 350.03 feet to the Southeast corner of the Northeast 1/4 of said Section 25; thence South 01°45'05" East, along said existing Easterly right of way line and said East line of Section 25, a distance of 2,639.92 feet to the **POINT OF BEGINNING**.

Containing 3.980 acres, more or less.