



CFN 2016R0206577  
 DR BK 30029 Pgs 2874-2879 (6Pgs)  
 RECORDED 04/07/2016 14:05:09  
 HARVEY RUVIN, CLERK OF COURT  
 MIAMI-DADE COUNTY, FLORIDA

**DOCUMENT COVER PAGE**

For those documents not providing the required 3 x 3 inch space on the first page, this cover page must be attached.

It must describe the document in sufficient detail to prohibit its transference to another document.

An additional recording fee for this page must be remitted.

(Space above this line reserved for recording office use)

**Document Title:** Bill of sale  
 (Mortgage, Deed, Construction Lien, Etc.)

**Executing Party:** City of Doral  
Downtown Doral Community  
Development District

**Legal Description:** \_\_\_\_\_  
 (If Applicable)

As more fully described in above described document.

**Return Document To / Prepared By:**  
City of Doral - City Clerk's office  
8401 NW 53rd Terrace  
Doral, FL 33166

**(Relevant excerpts)**

**Rule 2.520 (d)** On all . . . documents prepared . . . . . which are to be recorded in the public records of any county . . . a 3-inch by 3-inch space at the top right-hand corner on the first page and a 1-inch by 3-inch space at the top right-hand corner on each subsequent page shall be left blank and reserved for use by the clerk of court.

**F.S. 695.26 Requirements for recording instruments affecting real property—**

(1) No instrument by which the title to real property or any interest therein is conveyed, assigned, encumbered, or otherwise disposed of shall be recorded by the clerk of the circuit court unless:

(e) A 3-inch by 3-inch space at the top right-hand corner on the first page and a 1-inch by 3-inch space at the top right-hand corner on each subsequent page are reserved for use by the clerk of the court . . .



## BILL OF SALE

THIS BILL OF SALE (this "Bill of Sale") is executed as of the 15 day of December 2015 by **DOWNTOWN DORAL COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, being situated in the City of Doral, Miami-Dade County, Florida, having an address at 5385 N. Nob Hill Road, Sunrise, Florida 33351 ("Grantor") in favor of the **CITY OF DORAL, FLORIDA**, a municipal corporation existing under the laws of the State of Florida, having an address at 8401 N.W. 53rd Terrace, Doral, Florida 33166 ("Grantee").

WHEREAS, in connection with that certain Downtown Doral Roadway Improvement and Public Park Area Improvement and Maintenance Agreement by and between CM Doral Development Company LLC ("Developer"), a Delaware limited liability company, and the City of Doral, Florida, a municipal corporation existing under the laws of the state of Florida (the "City"), dated June 7, 2012 (the "Agreement"), Developer caused CM Doral IDF Company LLC, a Delaware limited liability company ("IDF") and an affiliate of Developer, to acquire the improvements more specifically described on Exhibit A attached hereto and made a part hereof (collectively, the "Improvements").

WHEREAS, IDF conveyed to Grantor all of IDF's right, title and interest in and to the Assigned Property pursuant to a certain Bill of Sale dated as of the date hereof.

WHEREAS, in connection with the Agreement, Grantor desires to assign, transfer, set over and deliver to Grantee all of Grantor's right, title and interest in and to the Improvements.

NOW, THEREFORE, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

1. Grantor hereby assigns, transfers, sets over and delivers to Grantee, its successors and assigns, all of Grantor's right, title and interest in and to the Improvements.
2. This Bill of Sale is made without warranty, representation, or guaranty by, or recourse against Grantor of any kind whatsoever, except that, Grantor hereby warrants title to the Improvements, other than with respect to the copyright rights owned by Doner Studio, LLC in the design of a statue included in the Improvements, and will defend such title against the lawful claims of all persons claiming, by, through or under Grantor but none other.
3. The terms and provisions of this Bill of Sale shall be binding upon and inure to the benefit of the respective parties hereto, and their respective successors and assigns.
4. This Bill of Sale shall be governed by the laws of the State of Florida.

[Remainder of Page Intentionally Left Blank]

IN WITNESS WHEREOF, Assignor has caused this Bill of Sale to be duly executed as of the day and year first written above.

**GRANTOR:**

**DOWNTOWN DORAL COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes

By: MLL  
Name: Mike Levrk  
Title: CHAIRMAN

Accepted on behalf of the City of Doral

By: (Signature) 12/15/15  
Edward A. Rojas  
City Manager

Approved as to form and legal sufficiency  
for the sole use of the City of Doral.  
(Signature)  
City Attorney  
Daniel A. Espino - Weiss Serota  
Print Name

STATE OF FLORIDA  
COUNTY OF Miami-Dade

Sworn to (or affirmed) and subscribed before me this 21 day of March, 2016, by

Edward A. Rojas, City Manager (name of person making statement).



*Costanza Diaz*  
(Signature of Notary – State of Florida)

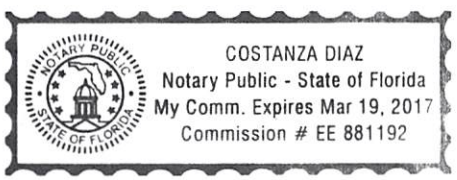
(NOTARY SEAL)

Personally Known X OR Produced Identification \_\_\_\_\_  
Type of Identification Produced \_\_\_\_\_

STATE OF FLORIDA  
COUNTY OF Miami-Dade

Sworn to (or affirmed) and subscribed before me this 5 day of April, 2016, by

Mike Levak (name of person making statement).



Costanza Diaz  
(Signature of Notary - State of Florida)

(NOTARY SEAL)

Personally Known \_\_\_\_\_ OR Produced Identification X  
Type of Identification Produced FL DL# L120545661730

**EXHIBIT A**

**Description and Location of the Improvements**

The Improvements consist of all tangible property including, but not limited to, earthwork, drainage, sidewalks and paths, ramps, utilities, pavilions, signing, signalization, lighting, landscaping, irrigation, hardscape, architectural, structural, electrical, mechanical, plumbing, communications systems, fixtures and recreational equipment located within Lot 1 of Block 3 of that certain Downtown Doral Northwest Plat recorded June 12, 2012 under Plat Book 169, Page 34 in the Public Records of Miami-Dade County, Florida.