

Prepared by:

CHRISTOPHER J. EMA, Esquire
MacLean and Ema
2600 NE 14 Street Causeway
Pompano Beach, FL 33062
(954)785-1900

Return to:

Frank Weinberg Black, P.L.
1875 NW Corporate Boulevard, Suite 100
Boca Raton, FL 33431

Parcel ID Number: 4842-36-01-1570/4842-36-01-1590

Warranty Deed

This Indenture, Made this ~~30~~³¹ day of **August, 2016 A.D.**, **Between**
SINGLETON REALTY II, L.L.C., a Florida limited liability company
of the County of **Broward**, State of **Florida**, **grantor**, and
NE 19th AVENUE, LLC, a Florida limited liability company
whose address is: **2953 W. Cypress Creek Road, Suite 101, Fort Lauderdale, FL 33309**
of the County of **Broward**, State of **Florida**, **grantee**.

Witnesseth that the GRANTOR, for and in consideration of the sum of
-----**TEN DOLLARS (\$10)**----- DOLLARS,

and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has 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:

Lots 10, 11, 14 and 15, Block 12, PINEHURST, according to the Plat thereof, as recorded in Plat Book 5. Page 13, of the Public Records of Broward County, Florida.

Subject to: (a) Zoning, restrictions, prohibitions and other requirements imposed by governmental authority, none of which is hereby reimposed (b) Restrictions and matters appearing on the Plat or otherwise common to the subdivision, none of which is hereby reimposed (c) taxes for the year 2016 and subsequent years.

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

AAC
Warranty Deed
Page 1 of 4

PZ18-12000031
11/29/2018


AAC

PZ18-12000031
8/31/2018


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

Signed, sealed and delivered in our presence:

SINGLETON REALTY II, L.L.C., a Florida limited liability company

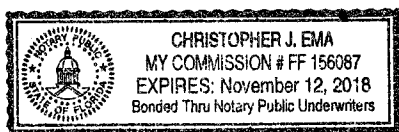

Printed Name: CHRISTOPHER J. EMA
Witness

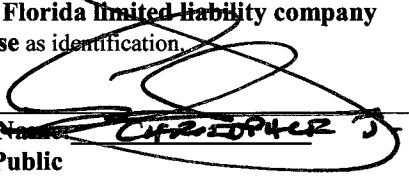
By:  (Seal)
GLEND CLARK, Manager
P.O. Address: 1800 E. Atlantic Boulevard, Pompano Beach, FL 33060


Printed Name: Alister
Witness

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me this 30 day of August, 2016 by
GLEND CLARK, Manager of SINGLETON REALTY II, L.L.C., a Florida limited liability company
who is personally known to me or who has produced her **Florida driver's license** as identification.




Printed Name: CHRISTOPHER J. EMA
Notary Public
My Commission Expires: / /

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11/29/2018

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PZ18-12000031
11/29/2018

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

Signed, sealed and delivered in our presence:

SINGLETON REALTY II, L.L.C., a Florida limited liability company

Printed Name: CHRISTOPHER J. EMA

Witness

By: Cynthia Peters (Seal)

CYNTHIA PETERS, Manager

P.O. Address: 1800 E. Atlantic Boulevard, Pompano Beach, FL 33060

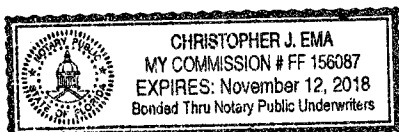
Printed Name: Alonso

Witness

STATE OF Florida

COUNTY OF Broward

The foregoing instrument was acknowledged before me this 30 day of **August**, 2016 by
CYNTHIA PETERS, Manager of SINGLETON REALTY II, L.L.C., a Florida limited liability company
who is personally known to me or who has produced her **Florida driver's license** as identification.



Printed Name: CHRISTOPHER J. EMA

Notary Public

My Commission Expires: / /

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PZ18-12000031

11/29/2018

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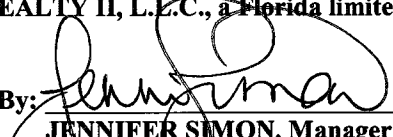
8/25/2018

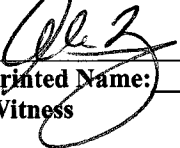
In Witness Whereof, the grantor has hereunto set its hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

SINGLETON REALTY II, L.L.C., a Florida limited liability company

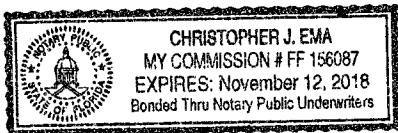

Printed Name: CHRISTOPHER J. EMA
Witness

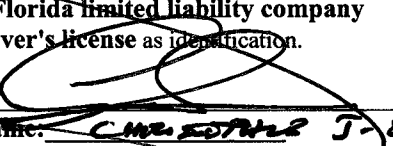
By:  (Seal)
JENNIFER SIMON, Manager
P.O. Address: 1800 E. Atlantic Boulevard, Pompano Beach, FL 33060


Printed Name: Christopher J. EMA
Witness

STATE OF Florida
COUNTY OF Broward

The foregoing instrument was acknowledged before me this 30 day of August, 2016 by
JENNIFER SIMON, Manager of SINGLETON REALTY II, L.L.C., a Florida limited liability company
who is personally known to me or who has produced her TN driver's license as identification.




Printed Name: CHRISTOPHER J. EMA
Notary Public
My Commission Expires: / /

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PZ18-12000031
11/29/2018

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PZ18-12000031
11/29/2018