

**Prepared By and Return to:**  
Fawn Powers, Assistant City Attorney  
City of Pompano Beach  
P. O. Box 2083  
Pompano Beach, Florida 33061

Folio No. 4942 02 02 0830

## **QUIT CLAIM DEED**

Executed this 18<sup>th</sup> day of October, 2018, by

**JAMES A. CROSSER**, a single man, whose mailing address is  
840 S Rancho Drive, 4-244, Las Vegas, NV 89106, first party, to

**CITY OF POMPANO BEACH**, a municipal corporation of the  
County of Broward, State of Florida, whose post office address is  
100 W. Atlantic Boulevard, P. O. Box 2083, Pompano Beach,  
Florida 33061, hereinafter referred to as "second party".

(Wherever used herein the terms "first party" and "second party" shall include singular and plural, heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations, wherever the context so admits or requires.)

WITNESSETH, that the said first party, for and in consideration of the sum of TEN and No/100 DOLLARS (\$10.00) in hand paid by the second party, the receipt of which is hereby acknowledged, does hereby remise, release and quit-claim unto the said second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land situate, lying and being in the County of Broward, State of Florida, to-wit:

**Legal: Lots 11 and 12, Block 5, together with a portion of the abandoned alley-way pursuant to Pompano Beach Ordinance 93-49 recorded 06/09/1993 in Official Records Book 20762, Page 21, AVONDALE, according to the plat thereof, as recorded in Plat Book 6, Page 29, of the Public Records of Broward County, Florida, less and except that portion of land described in that certain Amended Order of Taking under Case No. 87-07594 recorded 06/16/1989 in Official Records Book 16524, Page 910 of said Public Records.**

**AKA: 124 S Dixie Hwy, Pompano Beach, Florida 33060**

The party of the first part hereby attests and affirms that the subject land is not, nor has it ever been, his homestead, nor is the subject land contiguous to his homestead.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of said first party, either in law or equity, to the only proper use, benefit and behoof of said second party forever.

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

WITNESSES:

Robyn Robichaux  
ROBYN ROBICHAUX  
(Print or Type Name)

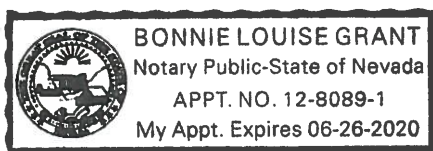
James A. Crosser  
JAMES A. CROSSER

James Grant  
(Print or Type Name)

STATE OF Nevada :  
COUNTY OF Clark :

The foregoing instrument was acknowledged before me on this 18 day of October, 2018 by JAMES A. CROSSER, a single man, he is personally known to me or produced NV Drivers License number, as identification.

NOTARY SEAL:



Bonnie Louise Grant  
NOTARY PUBLIC, STATE OF Nevada  
(Signature of the Notary Taking Acknowledgment)

Bonnie Louise Grant  
(Name of Acknowledger Typed, Printed or Stamped)

12-8089-1  
(Commission Number)