

MEMORANDUM

Agenda Item No. 8(N)(6)

TO: Honorable Chairman Oliver G. Gilbert, III
and Members, Board of County Commissioners

DATE: March 7, 2023

FROM: Geri Bonzon-Keenan
County Attorney

SUBJECT: Resolution accepting conveyances of five property interests for road purposes to Miami-Dade County, Florida; and authorizing the Chairperson or Vice-Chairperson to execute the acceptances of the instruments of conveyance

Resolution No. R-176-23

The accompanying resolution was prepared by the Transportation and Public Works Department and placed on the agenda at the request of Prime Sponsor Transportation, Mobility and Planning Committee.



Geri Bonzon-Keenan
County Attorney

GBK/ks

Memorandum



Date: March 7, 2023

To: Honorable Chairman Oliver G. Gilbert, III
and Members, Board of County Commissioners

From: Daniella Levine Cava 
Mayor

Subject: Resolution Accepting Conveyances of Five Property Interests for Road Purposes
to Miami-Dade County, Florida

Executive Summary

The purpose of this item is for the Board of County Commissioners (Board) to accept the subject property conveyances. These conveyances are being obtained to fulfill various zoning and land development requirements to effectuate improvements needed within the public right-of-way to meet Miami-Dade County roadway standards. Once these conveyances are accepted by the Board, the instruments will be recorded in the Public Records of Miami-Dade County. The grantors' names, property locations, and reasons for conveyance to the County are listed below. Annual maintenance costs associated with the subject conveyances are estimated to be \$221.

Recommendation

The attached five instruments are being forwarded as one resolution for approval by the Board. The Department of Transportation and Public Works (DTPW) needs the property interests from various entities for road purposes and recommends that the Board accept the conveyances. The proposed conveyances are attached hereto as Exhibit 1 and are further described below.

Scope

The properties being conveyed are located within various Commission Districts and are thereby listed individually below.

Fiscal Impact/Funding Source

The total fiscal impact of accepting these conveyances is estimated to be \$221 annually for maintenance costs associated with the subject rights-of-way being included in the DTPW inventory. These costs will be funded through DTPW's General Fund allocation.

Track Record/Monitor

DTPW is the entity overseeing this project and the person responsible for monitoring these acquisitions is Ms. Maria D. Molina, P.E., Chief, Right-of-Way Division.

Delegated Authority

The resolution delegates authority for the Chairperson or Vice-Chairperson of this Board to execute the acceptances of the instruments of conveyances. Furthermore, the County Mayor or County Mayor's designee shall record the instruments of conveyances accepted therein in the Public Records of Miami-Dade County.

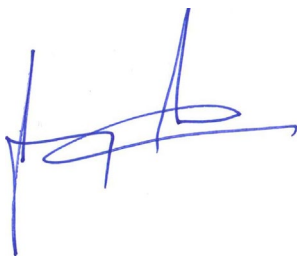
Background

These conveyances are being obtained to fulfill various zoning and land development requirements to effectuate improvements needed within the public right-of-way to meet Miami-Dade County

roadway standards. The individual sites are listed below outlining the specific requirement for each.

	<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
1.	2280 NW 41 ST LLC	RWD*	A portion of NW 41 Street from NW 23 Avenue east for 197.5 feet, a portion of NW 22 Court from 101.6 feet south of NW 41 Street south for 68.7 feet, a portion of NW 23 Avenue from NW 41 Street south for 101.2 feet, and the Radius Return at the southeast corner of the intersection of NW 41 Street and NW 23 Avenue (Commissioner Keon Hardemon, District 3)	This right-of-way is needed in order to satisfy a Chapter 28 requirement that property lines at street intersections shall be rounded with a radius of twenty-five (25) feet and a zoning requirement that all building sites abut a dedicated right-of- way. (File 2022043)
2.	Edras Siam Hernandez, as Trustee of the Siam Land Trust dated December 10, 2018	RWD*	A portion of SW 200 Street from SW 200 Avenue east for approximately 660 feet (Commissioner Kionne L. McGhee, District 9)	This right-of-way is needed in order to satisfy a zoning requirement that all building sites abut a dedicated right-of- way. (File 2022045)
3.	152ND LLC	RWD*	A portion of SW 62 Avenue from SW 20 Terrace south for 40 feet (Commissioner Kevin M. Cabrera, District 6)	This right-of-way is needed in order to satisfy a zoning requirement that all building sites abut a dedicated right-of- way. (File 2022046)
4.	DLNI Property Investments LLC	RWD*	A portion of SW 118 Court from approximately 250 feet north of SW 220 Street north for 50 feet (Commissioner Kionne L. McGhee, District 9)	This right-of-way is needed in order to satisfy a zoning requirement that all building sites abut a dedicated right-of- way. (File 2022047)

<u>GRANTOR</u>	<u>INSTRUMENT</u>	<u>LOCATION</u>	<u>REMARKS</u>
5. Urban Homes 6 LLC	RWD*	A portion of NW 17 Avenue from NW 76 Terrace south for 60 feet and the Radius Return at the southwest corner of the intersection of NW 17 Avenue and NW 76 Terrace (Commissioner Marleine Bastien, District 2)	This right-of-way is needed in order to satisfy a Chapter 28 requirement that property lines at street intersections shall be rounded with a radius of twenty-five (25) feet and a zoning requirement that all building sites abut a dedicated right-of-way. (File 2022048)



Jimmy Morales
Chief Operations Officer

Return to:

Miami-Dade County Department of
Transportation and Public Works
Right-of-Way Division
111 NW 1st Street, Suite 1620
Miami, FL 33128-1970

Instrument prepared by:

Jeffrey Whitmore, P.S.M.
Folio No. 30-3122-008-1360/1120/1140
User Department: DTPW

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
Limited Liability Company**

STATE OF FLORIDA)
)SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 12 day of August, A.D. 2022, by and between 2280 NW 41 ST LLC, a Florida limited liability company, whose address is 1200 Brickell Avenue, Suite 1480, Miami, FL 33131, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 NW 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

See Exhibit "A" attached.

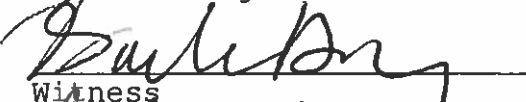
It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its heirs and assigns, and it shall have the right to immediately repossess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, by its Member(s), has caused these presents to be signed for and on its behalf, the day and year first above written.

Signed, Sealed and Delivered
in our presence: (2 witnesses
for each signature or for all)


Witness

Barbara Diaz
Witness Printed Name


Witness

Christopher Palmer
Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

2280 NW 41 ST LLC

Name of LLC

 (Sign)

By: Member

Raymond Valori

Printed Name

340 JEFFERSON AVE #2

Address (if different)

MIAMI BEACH FL 33139

(Sign)

By: Member

Printed Name

Address (if different)

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 12 day of August, A.D. 2022, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared by means of ☒ physical or ☐ online notarization Raymond Vabri and _____ personally known to me, or proven, by producing the following forms of identification: N/A to be the Member(s) duly authorized on behalf of 2280 NW 41 ST LLC, a Florida limited liability company. Said Member(s) executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



NOTARY

Debra Polito
Notary Signature

DEBRA POLITO
Printed Notary Signature

Notary Public, State of Florida

My commission expires: 4/7/2026

Commission/Serial No. HM 205040

The foregoing was accepted and approved on the _____ day of _____, A.D. 202_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Chairman of the Board of County Commissioners

ATTEST: HARVEY RUVIN,
Clerk of said Board

Approved as to form
and legal sufficiency

By: _____
Deputy Clerk

Assistant County Attorney

Exhibit "A"

The West 1 foot of Lots 29 and 30, Block 6, GARDEN CITY, according to the plat thereof as recorded in Plat Book 5, at Page 73, of the Public Records of Miami-Dade County, Florida,

AND,

The North 1 foot of said Lot 30,

AND,

The external area of a 25-foot-radius curve concave to the Southeast and tangent to the South line of the North 1 foot and the East line of the West 1 foot of said Lot 30,

AND,

The North 1 foot of the West 50 feet of Lot 1 of said Block 6,

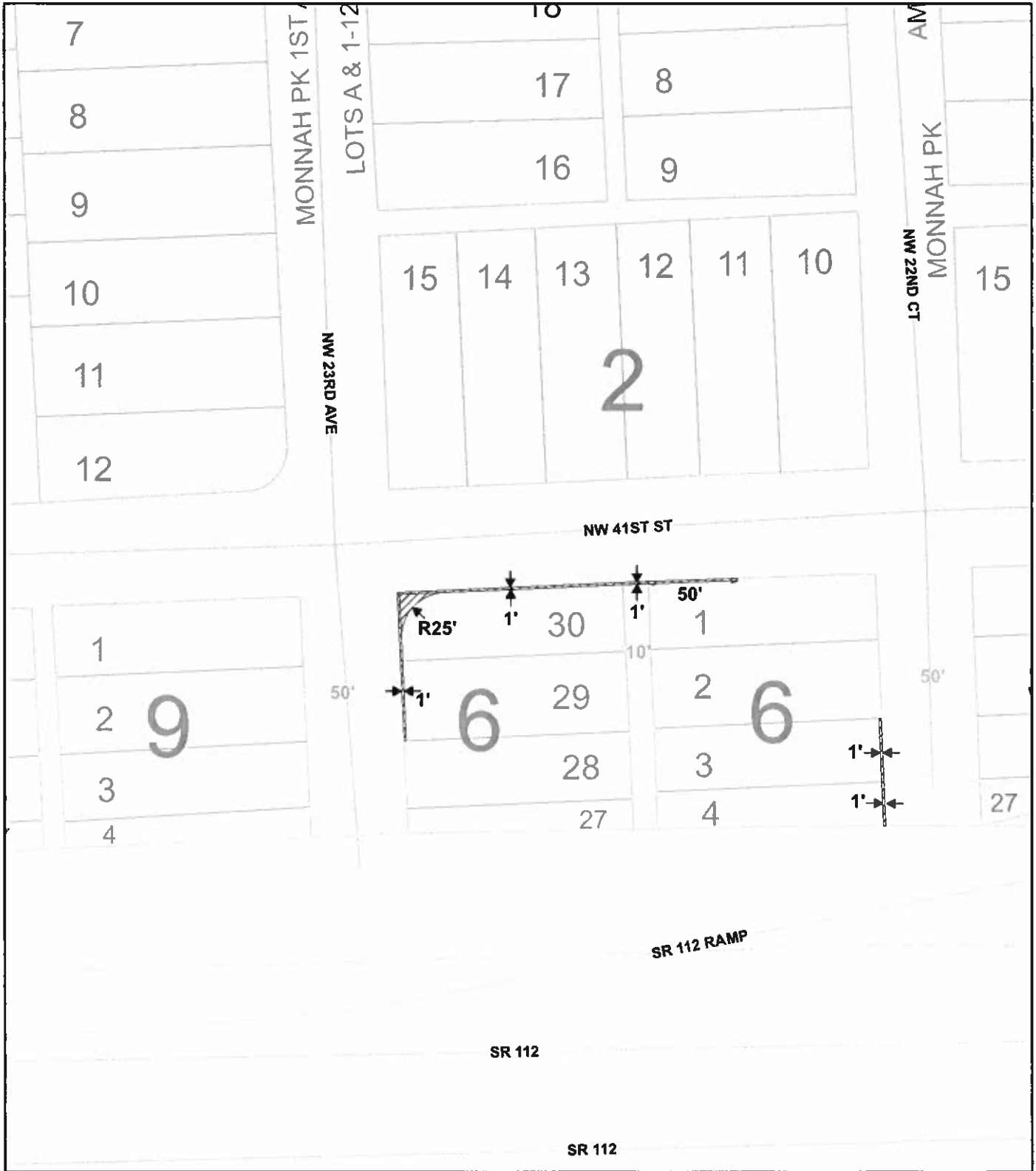
AND,

The North 1 foot of the 10-foot-wide alley lying within said Block 6, being a portion of the alley that was vacated by Resolution R-185-22, adopted March 1, 2022 by the Miami-Dade County Board of County Commissioners,

AND,

The East 1 foot of the following described parcel of land:

Lots 3 and 4, Block 6, GARDEN CITY, according to the plat thereof as recorded in Plat Book 5, at Page 73, of the Public Records of Miami-Dade County, Florida, less a portion of Lot 4, and being more particularly described as follows: Begin at the NW corner of said Lot 3 and run in a Southerly direction along the West side of Lots 3 and 4 for a distance of 63.67 feet; thence North 89°49'52" East for a distance of 72.86 feet along the North line of the County right-of-way; thence North 89°42'03" East for a distance of 64.89 feet along the North line of the County right-of-way to the East lot line of Lot 4; thence Northerly 68.72 feet along the East lot line of Lots 4 and 3 to the Northeast corner of Lot 3; thence Westerly 137.63 feet to the point of beginning.



THIS IS NOT A SURVEY

Folio: 30-3122-1360 / 1120 / 1140
2228 NW 41 ST LLC
SEC. 22-54-41

Municipality: UNINCORPORATED
 Commission District: Keon Hardemon 3



TO BE DEDICATED FOR ROAD RIGHT-OF-WAY



Date: SEPTEMBER 1, 2022
 Prepared by: ym

MDC009

Return to:

Miami-Dade County Department of
Transportation and Public Works
Right-of-Way Division
111 NW 1st Street, Suite 1620
Miami, FL 33128-1970

Instrument prepared by:

Jeffrey Whitmore, P.S.M.
Folio No. 30-6810-000-0320
User Department: DTPW

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 15 day of August, A.D. 2022,
by and between Edras Siam Hernandez, as Trustee of the Siam Land
Trust dated December 10, 2018, whose Post Office Address is 25225
SW 132 Avenue, Miami, FL 33032, party of the first part, and **MIAMI-**
DADE COUNTY, a political subdivision of the State of Florida, and
its successors in interest, whose Post Office Address is 111 NW 1st
Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in
consideration of the sum of One Dollar (\$1.00) to him in hand paid
by the party of the second part, the receipt whereof is hereby
acknowledged, and for other and further good and valuable
considerations, does hereby grant, bargain and sell to the party of
the second part, and its successors in interest, for the purpose of
a public highway and purposes incidental thereto, all the right,
title, interest, claim or demand of the party of the first part, in
and to the following described land, situate, lying and being in
Miami-Dade County, State of Florida, to-wit:

**The North 40 feet of the North 1/4 of the East 1/2 of the West 1/2 of the East 1/2 of
Section 10, Township 56 South, Range 38 East, lying and being in Miami-Dade County,
Florida.**

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, his heirs and assigns, and they shall have the right to immediately re-possess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, has hereunto set his hand and seal, the day and year first above written.

Signed, Sealed and Delivered in our presence:

(2 witnesses for each signature or for all)

Margaryta Sanchez
Witness
Witness Printed Name

Victoria Siam
Witness
Witness Printed Name

Witness
Witness Printed Name

Witness
Witness Printed Name

Siam Land Trust dated December 10, 2018

Edras Siam Hernandez (Sign)
By: Edras Siam Hernandez,
Trustee

Address (if different)

(Sign)

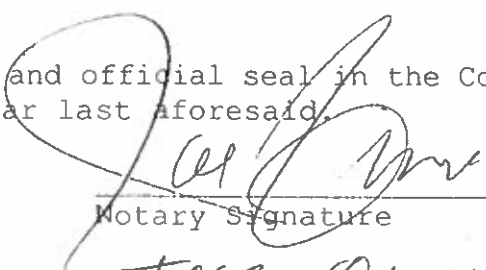
By: _____

Address (if different)

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 15 day of AUG, 2022, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared by means of ☐ physical or ☐ online notarization Edras Siam Hernandez, personally known to me, or proven, by producing the following methods of identification: _____ to be the Trustee duly authorized on behalf of the Siam Land Trust dated December 10, 2018, and having executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my signature and official seal in the County and State aforesaid, the day and year last aforesaid.

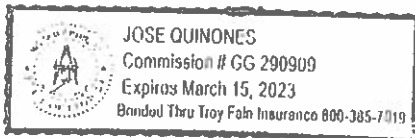


Notary Signature

JOSE QUINONES

Printed Notary Name

NOTARY SEAL/STAMP



Notary Public, State of Florida

My commission expires: MAY 15 23

Commission/Serial No. GG 290909

The foregoing was accepted and approved on the _____ day of _____, A.D. 2022, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

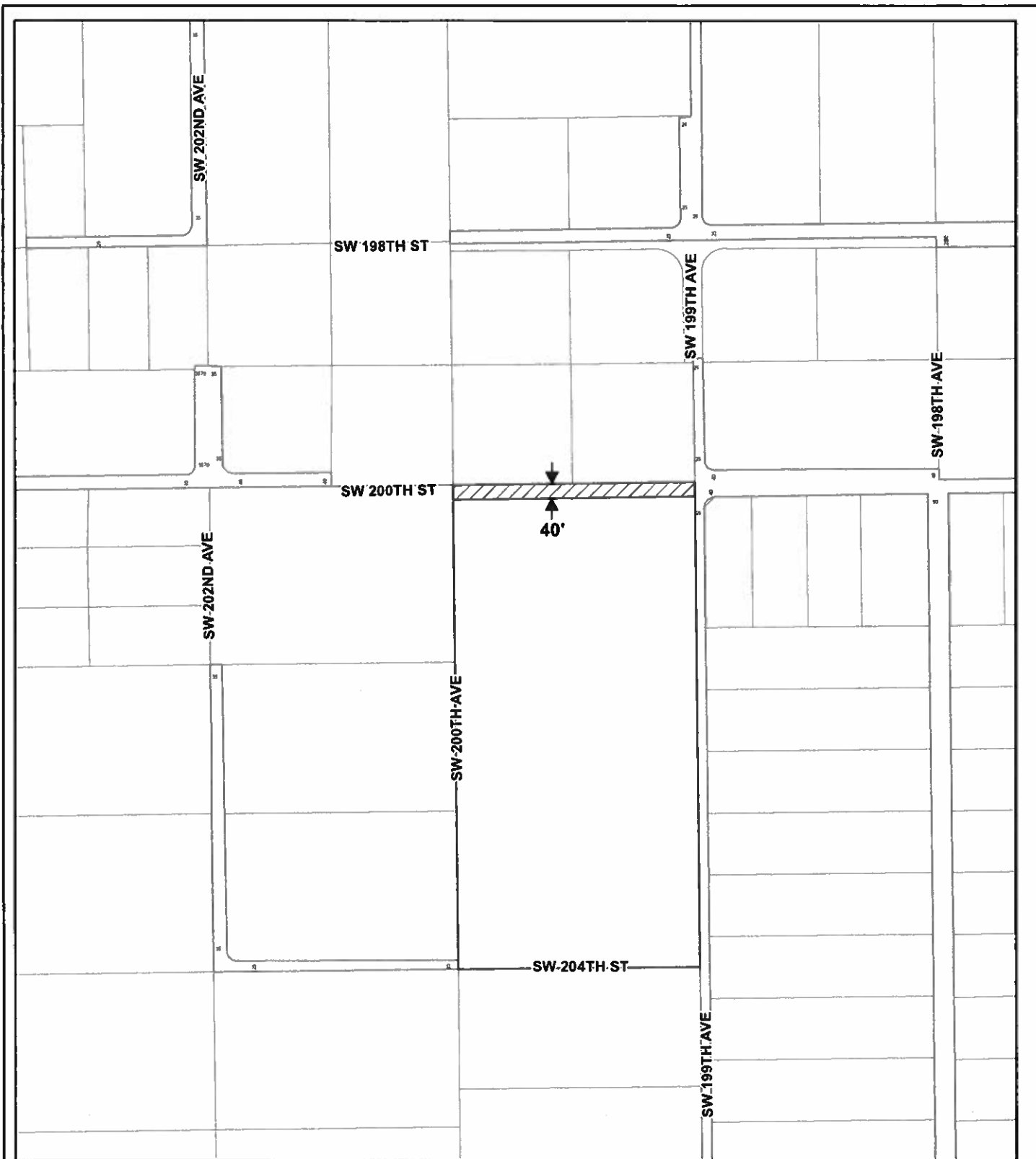
Chairman of the Board of
County Commissioners

ATTEST: **HARVEY RUVIN,**
Clerk of said Board

Approved as to form
and legal sufficiency

By: _____
Deputy Clerk

Assistant County Attorney



Folio: 30-6810-000-0320

**EDRAS SIAM HERNANDEZ, AS TRUSTEE
OF THE SIAM LAND TRUST DATED DECEMBER 10, 2018
SEC. 10-56-38**

Municipality: UNINCORPORATED
Commission District: Kionne McGhee 9



 TO BE DEDICATED FOR ROAD RIGHT-OF-WAY

Date: SEPTEMBER 6, 2022
Prepared by: ym

Return to:

Miami-Dade County Department of
Transportation and Public Works
Right-of-Way Division
111 NW 1st Street, Suite 1620
Miami, FL 33128-1970

Instrument prepared by:

Jeffrey Whitmore, P.S.M.
Folio No. 30-4012-010-0160
User Department: DTPW

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
Limited Liability Company**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 7th day of September, A.D. 2022, by and between **152ND LLC**, a Florida limited liability company, whose address is 10300 SW 114 Street, Miami, FL 33176, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 NW 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The West 10 feet of Lot 29, Block 5, CORAL WAY PARK SECTION "B", according to the plat thereof as recorded in Plat Book 11, at Page 41, of the Public Records of Miami-Dade County, Florida.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its heirs and assigns, and it shall have the right to immediately repossess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, by its Member(s), has caused these presents to be signed for and on its behalf, the day and year first above written.

Signed, Sealed and Delivered
in our presence: (2 witnesses
for each signature or for all)

[Signature]
Witness

William J Boyd
Witness Printed Name

[Signature]
Witness

Edga Brana
Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

152ND LLC
Name of LLC

[Signature] (Sign)

By: Member
Amy Nunez
Printed Name

10300 SW 114 St.
Address (if different)
Miami, FL 33176

By: Member (Sign)

Printed Name

Address (if different)

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 7th day of September, A.D. 2022, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared by means of [☒] physical or [☐] online notarization Amy Nuñez and _____ personally known to me, or proven, by producing the following forms of identification: N/A to be the Member(s) duly authorized on behalf of 152ND LLC, a Florida limited liability company. Said Member(s) executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



CAROLINA L. ROMERO
Commission # HH 268384
Expires June 9, 2026

[Signature]
Notary Signature

Carolina L. Romero
Printed Notary Signature

NOTARY SEAL/STAMP

Notary Public, State of Florida

My commission expires: 6/9/2026

Commission/Serial No. HH 268384

The foregoing was accepted and approved on the _____ day of _____, A.D. 2022, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

Chairman of the Board of County Commissioners

ATTEST: HARVEY RUVIN,
Clerk of said Board

Approved as to form
and legal sufficiency

By: _____
Deputy Clerk

Assistant County Attorney



THIS IS NOT A SURVEY

Municipality: UNINCORPORATED
Commission District: Rebeca Sosa 6

Folio: 30-4012-010-0160
152ND LLC
SEC. 12-54-40

 TO BE DEDICATED FOR ROAD RIGHT-OF-WAY



Date: September 13, 2022
Prepared by: ym

Return to:

Miami-Dade County Department of
Transportation and Public Works
Right-of-Way Division
111 NW 1st Street, Suite 1620
Miami, FL 33128-1970

Instrument prepared by:

Jeffrey Whitmore, P.S.M.
Folio No. 30-6913-002-0410
User Department: DTPW

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
Limited Liability Company**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 14th day of Sept, A.D. 2022, by and between DLNI PROPERTY INVESTMENTS LLC, a Florida limited liability company, whose address is 7643 SW 193rd Street, Cutler Bay, FL 33157, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 NW 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The East 10 feet of Lot 20, Block 2, RANDOLPH'S ADDITION TO GOULDS FLORIDA, according to the plat thereof as recorded in Plat Book 6, at Page 52, of the Public Records of Miami-Dade County, Florida.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its heirs and assigns, and it shall have the right to immediately repossess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, by its Member(s), has caused these presents to be signed for and on its behalf, the day and year first above written.

Signed, Sealed and Delivered
in our presence: (2 witnesses
for each signature or for all)

Witness

Carlos Guzman

Witness Printed Name

Andres Bivar

Witness

ANDRES BIVAR

Witness Printed Name

Guillermo Ojeda

Witness

Guillermo Ojeda

Witness Printed Name

Eduin Carrion

Witness

Eduin Carrion

Witness Printed Name

DLNI PROPERTY INVESTMENTS LLC

Name of LLC

[Signature]

(Sign)

By: Member

Jose Bolivar

Printed Name

Address (if different)

_____(Sign)

By: Member

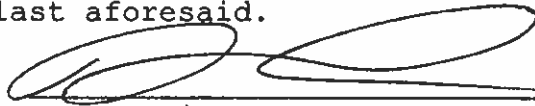
Printed Name

Address (if different)

STATE OF FLORIDA)
)SS
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 14th day of September, A.D. 2022, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared by means of [physical or [online notarization Luz Bolivar and personally known to me, or proven, by producing the following forms of identification: _____ to be the Member(s) duly authorized on behalf of DLNI PROPERTY INVESTMENTS LLC, a Florida limited liability company. Said Member(s) executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.

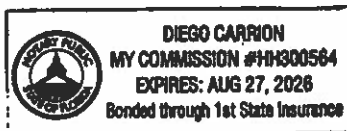


Notary Signature

Diego Carrion

Printed Notary Signature

NOTARY SEAL/STAMP



Notary Public, State of FL

My commission expires: 8/27/2026

Commission/Serial No. HH300564

The foregoing was accepted and approved on the _____ day of _____, A.D. 202_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

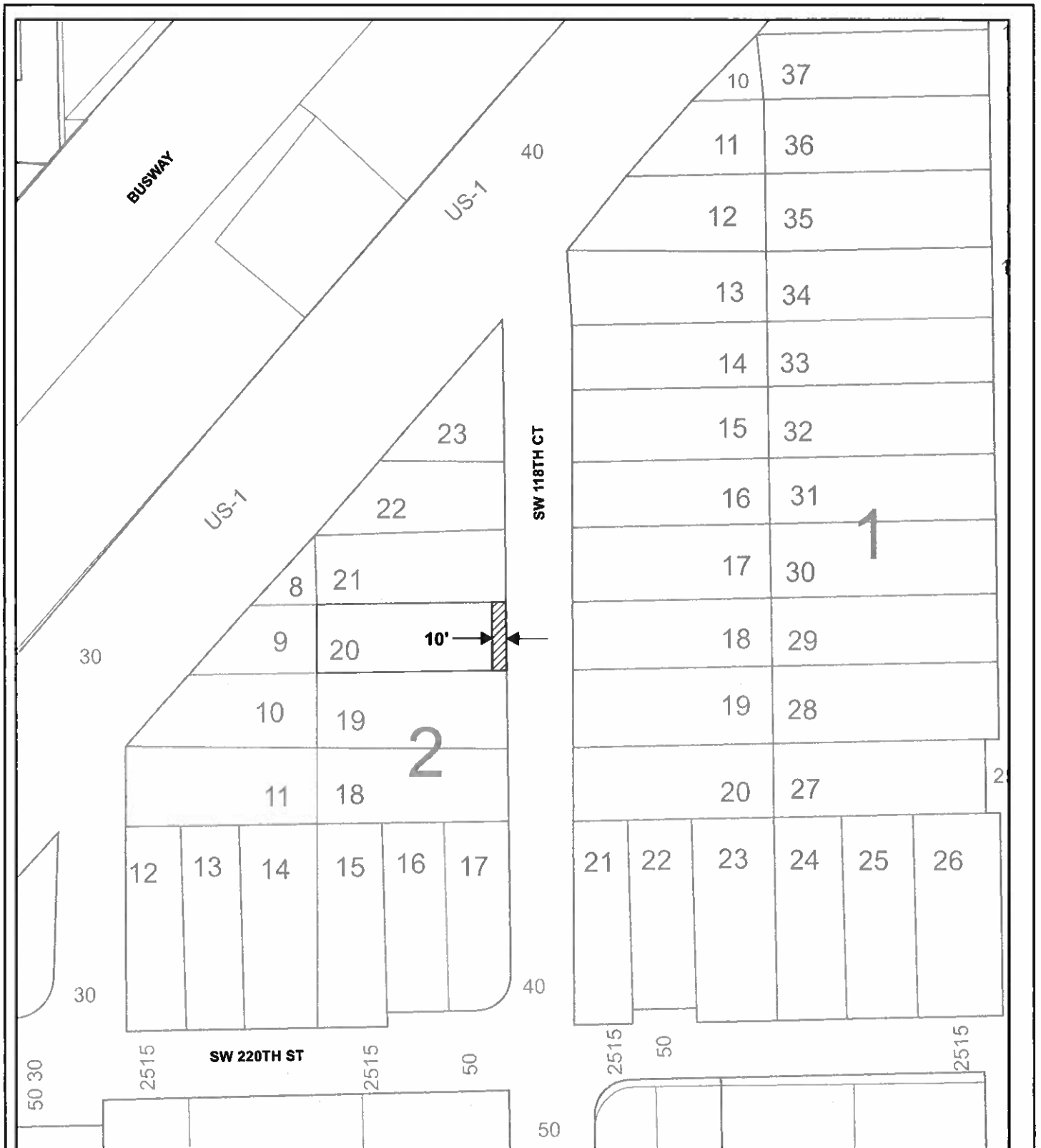
Chairman of the Board of County Commissioners

ATTEST: HARVEY RUVIN,
Clerk of said Board

Approved as to form
and legal sufficiency

By: _____
Deputy Clerk

Assistant County Attorney



THIS IS NOT A SURVEY

Folio:30-6913-002-0410

DLNI PROPERTY INVESTMENTS LLC

SEC. 13-56-39

Municipality: UNINCORPORATED
Commission District: Kiorne McGhee 9

 TO BE DEDICATED FOR ROAD RIGHT-OF-WAY



Date: September 15 2022
Prepared by: ym

MDC021

Return to:

Miami-Dade County Department of
Transportation and Public Works
Right-of-Way Division
111 NW 1st Street, Suite 1620
Miami, FL 33128-1970

Instrument prepared by:

Jeffrey Whitmore, P.S.M.
Folio No. 30-3110-010-0140
User Department: DTPW

**RIGHT-OF-WAY DEED TO MIAMI-DADE COUNTY
CONVEYS THE TITLE FOR HIGHWAY PURPOSES
Limited Liability Company**

STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

THIS INDENTURE, Made this 27 day of August, A.D. 2022, by and between **URBAN HOMES 6 LLC**, a Florida limited liability company, whose address is 33 SW 2 Avenue, Suite 401, Miami, FL 33130, party of the first part, and **MIAMI-DADE COUNTY**, a political subdivision of the State of Florida, and its successors in interest, whose Post Office Address is 111 NW 1st Street, Miami, Florida 33128-1970, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of One Dollar (\$1.00) to it in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and for other and further good and valuable considerations, does hereby grant, bargain and sell to the party of the second part, and its successors in interest, for the purpose of a public highway and purposes incidental thereto, all the right, title, interest, claim or demand of the party of the first part, in and to the following described land, situate, lying and being in Miami-Dade County, State of Florida, to-wit:

The East 15 feet of Lots 1 and 2, Block 4, TENNYSON HEIGHTS, according to the plat thereof as recorded in Plat Book 19, at Page 41, of the Public Records of Miami-Dade County, Florida; AND that portion of said Lot 1 lying within the external area of a 25-foot-radius curve

concave to the Southwest and tangent to the North line of said Lot 1 and the West line of the East 15 feet of said Lot 1.

It is the intention of the party of the first part, by this instrument, to convey to the said party of the second part, and its successors in interest, the land above described for use as a public highway and for all purposes incidental thereto.

It is expressly provided that if and when the said highway shall be lawfully and permanently discontinued, the title to the said above described land shall immediately revert to the party of the first part, its heirs and assigns, and it shall have the right to immediately repossess the same.

And the said party of the first part does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever, claiming by, through or under it.

IN WITNESS WHEREOF, the said party of the first part, by its Member(s), has caused these presents to be signed for and on its behalf, the day and year first above written.

Signed, Sealed and Delivered
in our presence: **(2 witnesses**
for each signature or for all)

Witness

Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

Witness

Witness Printed Name

URBAN HOMES 6 LLC

Name of LLC

By: Member

Printed Name

Address (if different)

By: Member

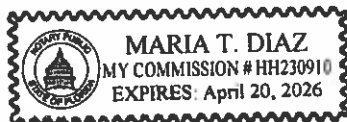
Printed Name

Address (if different)

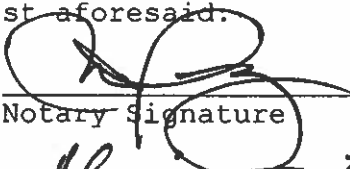
STATE OF FLORIDA)
) SS
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 27th day of August, A.D. 2022, before me, an officer duly authorized to administer oaths and take acknowledgments, personally appeared by means of physical or []online notarization Salim Chraïbi and _____ personally known to me, or proven, by producing the following forms of identification: _____ to be the Member(s) duly authorized on behalf of URBAN HOMES 6 LLC, a Florida limited liability company. Said Member(s) executed the foregoing instrument freely and voluntarily for the purposes therein expressed.

WITNESS my hand and official seal in the County and State aforesaid, the day and year last aforesaid.



NOTARY SEAL/STAMP



Notary Signature

Maria T. Diaz

Printed Notary Signature

Notary Public, State of Florida

My commission expires: 4-20-26

Commission/Serial No. HH230910

The foregoing was accepted and approved on the _____ day of _____, A.D. 202_, by Resolution No. _____ of the Board of County Commissioners of Miami-Dade County, Florida.

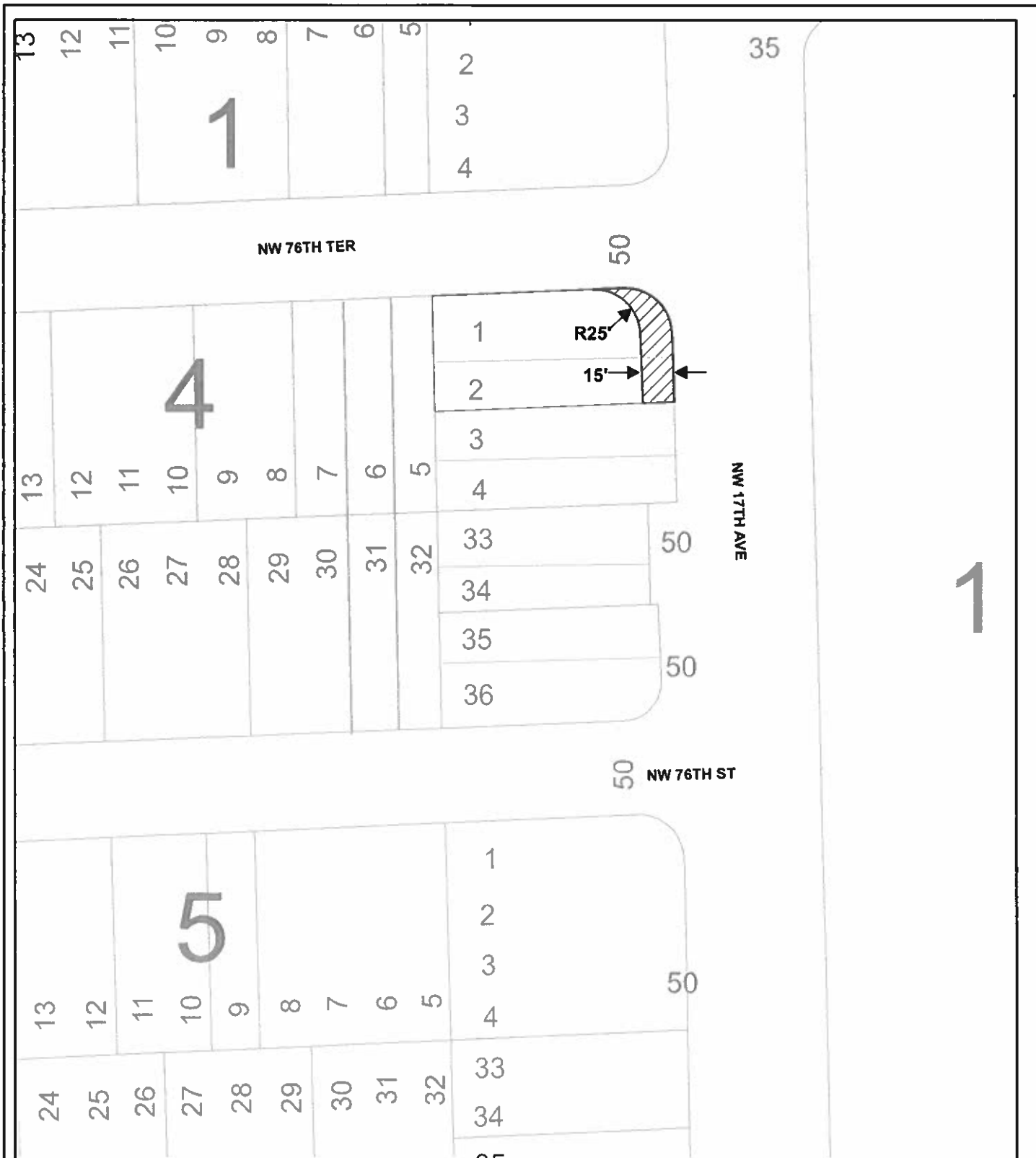
Chairman of the Board of County Commissioners

ATTEST: HARVEY RUVIN,
Clerk of said Board

Approved as to form
and legal sufficiency

By: _____
Deputy Clerk

Assistant County Attorney



THIS IS NOT A SURVEY

Folio:30-3110-010-0140
URBAN HOMES 6 LLC
SEC. 10-53-41

Municipality: UNINCORPORATED
 Commission District: Jean Monestime 2

 TO BE DEDICATED FOR ROAD RIGHT-OF-WAY



Date: September 20, 2022
 Prepared by: ym



MEMORANDUM

(Revised)

TO: Honorable Chairman Oliver G. Gilbert, III
and Members, Board of County Commissioners

DATE: March 7, 2023

FROM: 
Gen Bonzon-Keenan
County Attorney

SUBJECT: Agenda Item No. 8(N)(6)

Please note any items checked.

- ☐ "3-Day Rule" for committees applicable if raised
- ☐ 6 weeks required between first reading and public hearing
- ☐ 4 weeks notification to municipal officials required prior to public hearing
- ☐ Decreases revenues or increases expenditures without balancing budget
- ☐ Budget required
- ☐ Statement of fiscal impact required
- ☐ Statement of social equity required
- ☐ Ordinance creating a new board requires detailed County Mayor's report for public hearing
- ☐ No committee review
- ☐ Applicable legislation requires more than a majority vote (i.e., 2/3's present ____, 2/3 membership ____, 3/5's ____, unanimous ____, CDMP 7 vote requirement per 2-116.1(3)(h) or (4)(c) ____, CDMP 2/3 vote requirement per 2-116.1(3)(h) or (4)(c) ____, or CDMP 9 vote requirement per 2-116.1(4)(c)(2) ____ to approve
- ☐ Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 8(N)(6)
3-7-23

RESOLUTION NO. R-176-23

RESOLUTION ACCEPTING CONVEYANCES OF FIVE
PROPERTY INTERESTS FOR ROAD PURPOSES TO MIAMI-
DADE COUNTY, FLORIDA; AND AUTHORIZING THE
CHAIRPERSON OR VICE-CHAIRPERSON TO EXECUTE THE
ACCEPTANCES OF THE INSTRUMENTS OF CONVEYANCE

WHEREAS, the following property owners/grantors have tendered instruments conveying to Miami-Dade County the property interests in parcels of land located within Miami-Dade County, Florida, for public purposes identified in the County Mayor's memorandum and the instruments of conveyance, all of which are attached as Exhibit 1 to the County Mayor's memorandum and made a part thereof:

Property Owners/Grantors

1. 2280 NW 41 ST., LLC
2. Edras Siam Hernandez, as Trustee of the Siam Land Trust dated December 10, 2018
3. 152ND, LLC
4. DLNI Property Investments, LLC
5. Urban Homes 6, LLC; and

WHEREAS, upon consideration of the recommendation of the Department of Transportation and Public Works, this Board finds and determines that the acceptance of such conveyances would be in the public's best interest,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that:

Section 1. This Board incorporates and approves the foregoing recitals and County Mayor's memorandum as if fully set forth herein.

Section 2. The conveyances by the above-described property owners/grantors are hereby approved and accepted; provided, however, that it is specifically understood that neither this Board nor Miami-Dade County is obligated to construct any improvements within the above-described properties tendered for road right-of-way or other purposes other than as specifically set forth therein.

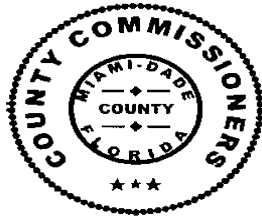
Section 3. The Chairperson or Vice-Chairperson of this Board is authorized to execute the acceptances of the instruments of conveyances.

Section 4. Pursuant to Resolution No. R-974-09, (a) the County Mayor or County Mayor's designee shall record the instruments of conveyance accepted herein in the public records of Miami-Dade County and shall provide a recorded copy of each instrument to the Clerk of the Board within 30 days of execution of said instruments; and (b) the Clerk of the Board shall attach and permanently store a recorded copy of each of said instruments together with this resolution.

The foregoing resolution was offered by Commissioner **Anthony Rodriguez**, who moved its adoption. The motion was seconded by Commissioner **Marleine Bastien** and upon being put to a vote, the vote was as follows:

	Oliver G. Gilbert, III, Chairman	aye	
	Anthony Rodríguez, Vice Chairman	aye	
Marleine Bastien	aye	Juan Carlos Bermudez	aye
Kevin Marino Cabrera	aye	Sen. René García	absent
Roberto J. Gonzalez	aye	Keon Hardemon	aye
Danielle Cohen Higgins	aye	Eileen Higgins	aye
Kionne L. McGhee	aye	Raquel A. Regalado	aye
Micky Steinberg	aye		

The Chairperson thereupon declared this resolution duly passed and adopted this 7th day of March, 2023. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this resolution and the filing of this approval with the Clerk of the Board.



MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

LUIS G. MONTALDO, CLERK AD INTERIM

Basia Pruna

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

A handwritten signature in dark ink, appearing to read "LEM", is written over a horizontal line.

Lauren E. Morse