



Florida Department of Transportation

RON DESANTIS
GOVERNOR

Office of Right of Way
1000 NW 111th Avenue, Room 6105-B
Miami, FL 33172

KEVIN J. THIBAUT, P.E.
SECRETARY

Donation of Property to the Florida Department of Transportation

December 5th, 2019

The City of Miami Beach
1700 Convention Center Drive
Miami Beach, FL 33139

ITEM/SEGMENT NO.:	<u>441886-1</u>
MANAGING DISTRICT:	<u>6</u>
F.A.P. NO.:	<u>N/A</u>
STATE ROAD NO.:	<u>A1A/Collins AVE</u>
COUNTY:	<u>Miami-Dade</u>
PARCEL NO.:	<u>801</u>
INTEREST CONVEYED:	<u>Perpetual Easement</u>

This is to advise that the undersigned, as owner of the property or property interest referenced above and as shown on Right of Way maps for referenced project, desires to make a voluntary donation of said property or property interest to the State of Florida for the use and benefit of the Florida Department of Transportation.

The undersigned hereby acknowledges that he/she has been fully advised by a Department representative of his/her right to have the referenced property or property interest appraised, to accompany the appraiser during the appraisal inspection of the property, to receive full compensation for the above referenced property, and to receive reimbursement for reasonable fees and costs incurred, if any. Having been fully informed of the above rights, I hereby waive those rights unless otherwise noted below.

Owner's Signature

Type or Print Property Owner's Name

Street Address

City, State, Zip Code

Date



Florida Department of Transportation

**INSTRUCTIONS FOR COMPLETION OF THE
DONATION OF PROPERTY TO THE
FLORIDA DEPARTMENT OF TRANSPORTATION (FORM 575-030-12)**

This form should be printed on official DOT letterhead.

DATE AND INSIDE ADDRESS: Space is provided for a date and inside address of the property owner.

PROJECT/PARCEL INFORMATION: The following information can be located in the legal documents and Right of Way map for each project and is required on official Department forms:

Item/Segment No.
Managing District
F.A.P. No.
State Road No.
County
Parcel No.

OWNER'S SIGNATURE BLOCK: The owner must sign and provide an address and date before the Department can accept the donation.

ORIGINAL: Parcel File

COPIES: Owner(s)

07-PE.13

This instrument prepared by,
or under the direction of,
Alicia Trujillo, Esq.
District Six Chief Counsel
State of Florida
Department of Transportation
1000 N.W. 111th Avenue
Miami, Florida 33172
September 20, 2019 - MF

Parcel No. : 801.1R(12/05/2019)MF
Item/Segment No. : 441886-1
Managing District : 6
Parcel Folio : 02-3202-004-0770

PERPETUAL EASEMENT

THIS EASEMENT Made the ____ day of _____, 20 ____, by **THE CITY OF MIAMI BEACH**, a municipality of the State of Florida, Grantor, to the **STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION**, its successors and assigns, Grantee.

WITNESSETH: That the Grantor for and in consideration of the sum of One Dollar and other valuable considerations paid, the receipt and sufficiency of which is hereby acknowledged, hereby grants unto the Grantee, its successors and assigns, an exclusive perpetual easement for the purpose of installing and maintaining a new mast arm to house the proposed Rectangular Rapid Flashing Beacons (RRFB), in, over, under, upon and through the following described land in Miami-Dade County, Florida, viz, Grantor’s interest therein arising from the Fee Simple Deed and Reservation of Easement, Official Records Book 14428, Page 341 and Quitclaim Deed, Official Records Book 19445, Page 2912.

PARCEL 801

F.P. NO. 441886-1

A portion of Lot 1, Block 17, CORRECTED PLAT ALTOS DEL MAR No. 1, according to the Plat thereof, as recorded in Plat Book 31, at Page 40 of Public Records of Miami-Dade County, Florida, and being more particularly described as follows:

BEGIN at the Northeast corner of said Lot 1, Block 17, THENCE South 01°32'39" East along the Easterly line of said Lot 1, being coincident with the Westerly existing Right-of-Way Line of State Road A1A / COLLINS AVENUE as shown on Florida Department of Transportation Right-of-Way Map for State Road A1A, prepared by METRIC ENGINEERING, FP # 2507471, Section 87060, Dated: 02-05, a distance of 21.00 feet; THENCE South 88°27'21" West, a distance of 8.00 feet; THENCE North 01°32'39" West, a distance of 20.91 feet; THENCE North 87°48'27" East, along Northerly line of said Lot 1, being coincident with the Southerly existing Right-of-Way line of Iris Street (now known as 83rd Street) as shown on said Right-of-Way Map for State Road A1A, a distance of 8.00 feet to the POINT OF BEGINNING.

All of the foregoing lying in Section 2, Township 53 South Range 42 East, City of Miami Beach, Miami-Dade County, Florida and containing 168 square feet more or less.

IV/MB/09/24/2019
IV/MB/11/05/2019 Rev. (New Limits)

Prepared by:
Biscayne Engineering Company, Inc. LB 0129
529 West Flagler Street, Miami, FL 33130

Tel (305) 324-7671, Fax (305) 324-0809

AS SHOWN ON EXHIBIT "A", ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the same unto said Grantee, its successors and assigns forever, and the Grantor will defend the title to said lands against all persons claiming by, through or under said Grantor.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name by its Mayor, and its seal to be hereto affixed, attested by its City Clerk, the date first above written.

ATTEST: _____

The City of Miami Beach

Its City Clerk

By: _____

Its Mayor

Address

STATE OF FLORIDA

COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____ 20____, by _____, Mayor, who is personally known to me or who has produced _____ as identification.

(Signature of person taking acknowledgment)

(Type, print or stamp name under signature)

Title or rank and serial number, if any: _____

EXHIBIT "A"

PARCEL 801

GENERAL NOTES:

- THIS IS NOT A SURVEY
- Bearings shown hereon are relative to the Baseline along State Road A1A / COLLINS AVENUE, having a bearing of N01°32'39"W and are based on the Florida Department of Transportation Project Control Points, State Road A1A (Collins Ave.) / 83rd Street, FP # 441886-1-52-01, Miami-Dade Florida, Prepared by C.S.A. Central, INC., Dated 08.18.2018.
- R/W lines, Section lines, baselines, lot lines, and parcel geometry shown hereon were provided by F.D.O.T.
- Bearings and distances are calculated unless noted.
- Additions and/or deletions to survey maps, sketches or reports by any party other than the signing party without the written consent of the signing party are prohibited.
- This document consists of three (3) sheets and shall not be considered full, valid, and complete unless each sheet is attached to the other.
- Biscayne Engineering Company reviewed Title Search No. 19-73805 prepared by National Title and Abstract Company certified from June 1, 1923 through March 27, 2019 at 2:30 P.M. Matters affecting the subject parcel (if any) are shown hereon. Title Search indicates FPL Easement recorded on 11-07-1928 in Deed Book 1268, Page 233. The instrument describes miscellaneous electric equipment such as cables, wires, poles, etc. together with an easement, but does not specify whether said equipment is located within the Right of Way or private property. The diagram attached to said instrument also does not make it clear. This Instrument is not clear as to its impact on the subject property.
- Not valid without the original signature and seal of a Florida Licensed Surveyor and Mapper.
- This sketch to accompany Legal Description is in compliance with the Standards of Practice as set forth by the Florida Board of Professional Land Surveyors and Mappers, Referenced in Rule 5J-17 Florida Administrative code pursuant to Section 472.027, Florida Statutes.

REFERENCES:

- F.D.O.T. Right-of-Way Map For State Road A1A (INDIAN CREEK DR / HARDING AVENUE). Prepared by METRIC ENGINEERING, FP # 2507471, Section 87060, Dated: 02-05.
- F.D.O.T. Project Control Points, State Road A1A (Collins Ave.) / 83rd Street, FP # 441886-1-52-01, Miami-Dade Florida, Prepared by C.S.A. Central, INC., Dated 08.18.2018.
- Plats of records as shown.

LEGEND:

- | | |
|--|---|
| <ul style="list-style-type: none"> B - Baseline C.B. - Chord Bearing CL - Centerline 801 - Parcel Identification Number EXIST. - Existing F.D.O.T.-Florida Department of Transportation F.P. - Financial Project L - Length LT - Left NO. - Number P.B. - Plat Book PG. - Page S. - South TIITF - Trustees of the Internal Improvement Trust Fund CMB City of Miami Beach | <ul style="list-style-type: none"> PNC - Project Network Control R - Radius RGE. - Range R/W - Right-of-Way SEC. - Section STA. - Station S.R. -State Road T.B. - Tangent Bearing TWP. - Township P.O.B. - Point of Beginning P.O.C. - Point of Commence (P)- Plat S.R. - State Road Δ - Delta E. - East |
|--|---|

BISCAYNE ENGINEERING COMPANY, INC.
 529 W. FLAGLER ST, MIAMI, FL 33130
 TEL. (305) 324-7671
 STATE DEPARTMENT OF AGRICULTURE
 CERTIFICATE OF AUTHORIZATION LB129



DATE: 11/22/2019

SELVIN BRUCE, PSM, FOR THE FIRM
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA LICENSE NO. 5290

B.E.C. 03-86502
 DWG# 2314-SS-5

**THIS IS NOT
 A SURVEY**

			FLORIDA DEPARTMENT OF TRANSPORTATION			
			SKETCH TO ACCOMPANY LEGAL DESCRIPTION			
			STATE ROAD NO. A1A		MIAMI-DADE COUNTY	
			BY	DATE	PREPARED BY: BISCAYNE ENGINEERING COMPANY, INC. 529 W FLAGLER STREET MIAMI FLORIDA 33130 TEL. 305-324-7671 LB129	DATA SOURCE: SEE GENERAL NOTES
NEW LIMITS	I.G.	11/06/19	DRAWN	I.G.	09/23/19	F.P. NO. 441886-1-32-01 SECTION 87060 SHEET 1 OF 3
REVISION	BY	DATE	CHECKED	M.B.	09/23/19	

Parcel 801

Legal Description:

A portion of Lot 1, Block 17, CORRECTED PLAT ALTOS DEL MAR No. 1, according to the Plat thereof, as recorded in Plat Book 31, at Page 40 of Public Records of Miami-Dade County, Florida, and being more particularly described as follows:

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All of the foregoing lying in Section 2, Township 53 South Range 42 East, City of Miami Beach, Miami-Dade County, Florida and containing 168 square feet more or less.

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				FLORIDA DEPARTMENT OF TRANSPORTATION			
				SKETCH TO ACCOMPANY LEGAL DESCRIPTION			
				STATE ROAD NO. A1A		MIAMI-DADE COUNTY	
				BY	DATE	PREPARED BY:	DATA SOURCE:
				DRAWN	I.G.	09/23/19	SEE GENERAL NOTES
NEW LIMITS	I.G.	11/06/19	CHECKED	M.B.	09/23/19	F.P. NO. 441886-1-32-01 SECTION 87060	SHEET 2 OF 3
REVISION	BY	DATE					

This instrument prepared by,
or under the direction of,
Alicia Trujillo, Esq.
District Six Chief Counsel
State of Florida
Department of Transportation
1000 N.W. 111th Avenue
Miami, Florida 33172
September 27, 2019 - MF

Parcel No. : 801.2R(11/26/19)MN
Item/Segment No. : 441886-1
Managing District : 6
Parcel Folio :02-3202-004-0770

SUBORDINATION OF UTILITY INTERESTS

THIS AGREEMENT, entered into by and between the STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, hereinafter called the FDOT, and **FLORIDA POWER AND LIGHT COMPANY**, Utility Agency Organization, hereinafter called the **UAO**.

WITNESSETH:

WHEREAS, the UAO presently has an interest in certain real property that is needed for a transportation facility;
and

WHEREAS, the proposed use of the real property requires subordination of the UAO’s interest to the FDOT; and

WHEREAS, the FDOT is willing to participate in the cost of locating, protecting, adjusting or removing the UAO’S facilities if necessary to prevent conflict between the UAO’s facilities and the transportation facility;

NOW, THEREFORE, in consideration of the premises and the mutual covenants contained herein, the FDOT and the UAO hereby agree as follows:

- 1. The UAO hereby subordinates to the interest of FDOT, its successors, or assigns, any and all interest the UAO has in the real property described as follows:

PARCEL 801

F.P. NO. 441886-1

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IV/MB/09/24/2019

IV/MB/11/05/2019 Rev. (New Limits)

Prepared by:
 Biscayne Engineering Company, Inc. LB 0129
 529 West Flagler Street, Miami, FL 33130
 Tel (305) 324-7671, Fax (305) 324-0809

The interest of the UAO being subordinated hereby includes, but is not necessarily limited to, the interest created by the following document:

INSTRUMENT	DATE	FROM	TO	Recorded OR Bk/Pg
Easement	11/27/1928	Tatum Ocean Park Company	Florida Power and Light Company	1268-234

2. The UAO shall continue to have all rights under the UAO’S real property interest document identified above, except that the use of the real property shall be subject to the control of the FDOT pursuant to paragraph 3 hereof.
3. The FDOT shall have the right to control the UAO’s use of the real property interest created by the document identified above in the following manner:
 - a. The FDOT may require, for any present or future transportation facility project, that any facilities of the UAO be located, protected, adjusted, or removed as the FDOT determines is necessary (including the timing of any of such activities) to accommodate the transportation facility project. The UAO shall have the right to engage in additional protective measures during the transportation facility project beyond what the FDOT determines is necessary, provided that the cost of any such additional protective measures shall be borne by the UAO.
 - b. The UAO shall operate and maintain the UAO’s facilities located on the real property in accordance with FDOT standards as set forth in the FDOT’s then current Utility Accommodation Manual.
 - c. Any placement of new facilities or adjustment, upgrading, removal, or relocation of the UAO’s facilities proposed by the UAO shall be subject to the prior approval of the FDOT as provided in and under the conditions of the FDOT’s then current Utility Accommodation Manual. Approval will be granted through the issuance of a utility permit.
4. In the event the FDOT exercises it’s rights under paragraph 3 hereof and the exercise of those rights creates costs over and above what the UAO would normally have incurred had this subordination not been executed, the FDOT will bear the excess costs. Excess costs shall include, but not necessarily be limited to, damage to the UAO’s facilities resulting from failure of FDOT’s protective measures where the UAO has not elected to undertake additional protective measures pursuant to subparagraph 3.a. hereof. The specific arrangement for FDOT bearing the excess costs shall be by separate agreement.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the day and year first above written.

Signed, sealed and delivered
in our presence as witnesses:

STATE OF FLORIDA DEPARTMENT
OF TRANSPORTATION

(Signature of Witness)

By: _____
(Signature)

(Print/Type name of Witness)

JAMES WOLFE
District Secretary for District VI
1000 N.W. 111th Avenue
Miami, Florida 33172

(Signature of Witness)

(Print/Type name of Witness)

STATE OF FLORIDA

COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this _____ day of _____, 20____, by **JAMES WOLFE**, District Secretary for District VI, who is personally known to me or who has produced _____ as identification.

(Signature of person taking acknowledgement)

(Type, print or stamp name under signature)
Title or Rank and Serial No., if any: _____

IN WITNESS WHEREOF, the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.

Signed, sealed and delivered in the presence of:
(Two witnesses required by Florida Law)

FLORIDA POWER AND LIGHT COMPANY

(Signature of Witness)

By: _____

Print/Type name _____

Title: _____

(Print/Type Name of Witness)

(Signature of Witness)

(Address)

(Print/Type Name of Witness)

or, ATTEST by: _____, Title: _____ (Affix Corporate Seal)

STATE OF FLORIDA

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____ day of _____, 20 _____, by _____, of **FLORIDA POWER AND LIGHT COMPANY**, who is personally known to me or who has produced _____ as identification.

(Signature of person taking acknowledgement)

(Type, print or stamp name under signature)
Title or Rank and Serial No., if any: _____

EXHIBIT "A"

PARCEL 801

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REFERENCES:

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- Plats of records as shown.

LEGEND:

- | | |
|---|---|
| <ul style="list-style-type: none"> Ⓟ - Baseline C.B. - Chord Bearing Ⓢ - Centerline Ⓢ - Parcel Identification Number EXIST. - Existing F.D.O.T.-Florida Department of Transportation F.P. - Financial Project L - Length LT - Left NO. - Number P.B. - Plat Book PG. - Page S. - South TIITF - Trustees of the Internal Improvement Trust Fund CMB City of Miami Beach | <ul style="list-style-type: none"> PNC - Project Network Control R - Radius RGE. - Range R/W - Right-of-Way SEC. - Section STA. - Station S.R. -State Road T.B. - Tangent Bearing TWP. - Township P.O.B. - Point of Beginning P.O.C. - Point of Commence (P)- Plat S.R. - State Road Δ - Delta E. - East |
|---|---|

BISCAYNE ENGINEERING COMPANY, INC.
 529 W. FLAGLER ST, MIAMI, FL 33130
 TEL. (305) 324-7671
 STATE DEPARTMENT OF AGRICULTURE
 CERTIFICATE OF AUTHORIZATION LB129



DATE: 11/22/2019

SELVIN BRUCE, PSM, FOR THE FIRM
 PROFESSIONAL SURVEYOR AND MAPPER
 FLORIDA LICENSE NO. 5290

B.E.C. 03-86502
 DWG# 2314-SS-5

**THIS IS NOT
 A SURVEY**

**FLORIDA DEPARTMENT OF TRANSPORTATION
 SKETCH TO ACCOMPANY LEGAL DESCRIPTION**

STATE ROAD NO. A1A

MIAMI-DADE COUNTY

NEW LIMITS	I.G.	11/06/19	DRAWN	I.G.	09/23/19	PREPARED BY: BISCAYNE ENGINEERING COMPANY, Inc. 529 W FLAGLER STREET MIAMI FLORIDA 33130 TEL. 305-324-7671 LB129	DATA SOURCE: SEE GENERAL NOTES
REVISION	BY	DATE	CHECKED	M.B.	09/23/19		F.P. NO. 441886-1-32-01 SECTION 87060

Parcel 801

Legal Description:

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				SKETCH TO ACCOMPANY LEGAL DESCRIPTION			
				STATE ROAD NO. A1A		MIAMI-DADE COUNTY	
				BY	DATE	PREPARED BY:	DATA SOURCE:
				DRAWN	I.G.	09/23/19	SEE GENERAL NOTES
NEW LIMITS	I.G.	11/06/19	DRAWN	I.G.	09/23/19	F.P. NO. 441886-1-32-01 SECTION 87060 SHEET 2 OF 3	
REVISION	BY	DATE	CHECKED	M.B.	09/23/19		



OFFICE OF THE PROPERTY APPRAISER

Summary Report

P. 801 Fm# 441886-1

Generated On : 11/14/

Property Information	
Folio:	02-3202-004-0770
Property Address:	
Owner	CITY OF MIAMI BEACH
Mailing Address	1700 CONVENTION CENTER DR MIAMI BEACH, FL 33139-1819
PA Primary Zone	8000 COMMUNITY FACILITIES
Primary Land Use	8040 VACANT GOVERNMENTAL : MUNICIPAL
Beds / Baths / Half	0 / 0 / 0
Floors	0
Living Units	0
Actual Area	0 Sq.Ft
Living Area	0 Sq.Ft
Adjusted Area	0 Sq.Ft
Lot Size	10,815 Sq.Ft
Year Built	0



Assessment Information			
Year	2019	2018	2017
Land Value	\$540,750	\$540,750	\$540,750
Building Value	\$0	\$0	\$0
XF Value	\$0	\$0	\$0
Market Value	\$540,750	\$540,750	\$540,750
Assessed Value	\$365,767	\$332,516	\$302,288

Benefits Information				
Benefit	Type	2019	2018	2017
Non-Homestead Cap	Assessment Reduction	\$174,983	\$208,234	\$238,462
Municipal	Exemption	\$365,767	\$332,516	\$302,288

Note: Not all benefits are applicable to all Taxable Values (i.e. County, School Board, City, Regional).

Short Legal Description
ALTOS DEL MAR NO 1 PB 31-40 LOT 1 BLK 17 LOT SIZE 61.8 X 175 OR 19445-2912 0993 3

Taxable Value Information			
	2019	2018	2017
County			
Exemption Value	\$365,767	\$332,516	\$302,288
Taxable Value	\$0	\$0	
School Board			
Exemption Value	\$540,750	\$540,750	\$540,750
Taxable Value	\$0	\$0	
City			
Exemption Value	\$365,767	\$332,516	\$302,288
Taxable Value	\$0	\$0	
Regional			
Exemption Value	\$365,767	\$332,516	\$302,288
Taxable Value	\$0	\$0	

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description

The Office of the Property Appraiser is continually editing and updating the tax roll. This website may not reflect the most current information on record. The Property Appraiser and Miami-Dade County assumes no liability, see full disclaimer and User Agreement at <http://www.miamidade.gov/info/disclaimer.asp>

Version: