

Agenda Item #: 3 D-1

**PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS
AGENDA ITEM SUMMARY**

Meeting Date: 11/6/07

☒ **Consent** ☐ **Regular**
☐ **Public Hearing**

Department

Submitted By: COUNTY ATTORNEY

Submitted For:

I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: execution of a Quit-Claim Deed to United Pentecostal Church of West Palm Beach, Inc., conveying any County interest in certain rights-of-way in Palm Beach Farms Plat #3.

Summary: Recent recorded quit-claim deeds to the County from West Peninsular Title Company and Absolute, Inc. have raised a title issue. County Quit-Claim Deeds have been used to resolve this title issue with other affected property owners. This Quit-Claim Deed covers certain Palm Beach Farms Plat No. 3 strips that had lost public dedication through the West Peninsular federal lawsuit. The property is located at 394 South S.R. 7, Wellington, Florida . **District 6** (PFK)

Background and Justification: The Quit-Claim Deed covers certain Palm Beach Farms Plat No. 3 right-of-way strips that had lost their public dedication through the West Peninsular federal lawsuit.

Attachments:

1. Quit-Claim Deed

Recommended by: _____

Department Director

Date

Approved by: _____

N/A

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2007	2008	2009	2010	2011
Capital Expenditures	<u>0</u>	<u>0</u>	—	—	—
Operating Costs	<u>0</u>	<u>0</u>	—	—	—
External Revenues	<u>0</u>	<u>0</u>	—	—	—
Program Income (County)	<u>0</u>	<u>0</u>	—	—	—
In-Kind Match (County)	<u>0</u>	<u>0</u>	—	—	—
NET FISCAL IMPACT	<u>0</u>	<u>0</u>	—	—	—
# ADDITIONAL FTE POSITIONS (Cumulative)	—	<u>0</u>	—	—	—

Is Item Included in Current Budget? Yes ___ No X

Budget Account No.: Fund ___ Department ___ Unit ___ Object ___

Reporting Category ___

B. Recommended Sources of Funds/Summary of Fiscal Impact:

C. Departmental Fiscal Review: No fiscal impact to Palm Beach County.

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Dev. and Control Comments:

[Signature] 10.12.07
OFMB
10/10/07
10.11.07 VO
10/9/07

[Signature] 10/15/07
Contract Dev. and Control

B. Legal Sufficiency:

Paul F. [Signature] 10/9/07
Assistant County Attorney

C. Other Department Review:

Department Director

THIS SUMMARY IS NOT TO BE USED AS A BASIS FOR PAYMENT.

This instrument was
prepared by:
Steven T. Samiljan, Esq.
2135 South Congress Avenue, Suite 3C
West Palm Beach, FL 33406

Will Call: 03

QUIT CLAIM DEED

This Quit-Claim Deed, Executed this _____ day of _____, 2007, by **PALM BEACH COUNTY**, a political subdivision of the State of Florida, first party, to **UNITED PENTECOSTAL CHURCH OF WEST PALM BEACH, INC.**, a Florida not for profit corporation, whose post office address is P.O. Box 212770, West Palm Beach, FL 33421 , 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 (\$10.00) Dollars, and other good and valuable considerations to said first party in hand paid by said second party, the receipt whereof 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 land, situate, lying and being in Palm Beach County, Florida, to-wit:

The West 15 feet of the 30 foot road Right-of-Way lying between Tracts 20 and 21, Block 10, PALM BEACH FARMS COMPANY PLAT NO. 3, according to the Plat thereof, as recorded in Plat Book 2, Pages 45-54, of the Public Records of Palm Beach County, Florida.

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 the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

In Witness Whereof, the said first party has signed and sealed these presents the day and year first above written.

PALM BEACH COUNTY, FLORIDA
a political subdivision of the State of Florida

Signed, sealed and delivered
in presence of:

BY: ITS BOARD OF COUNTY COMMISSIONERS

By: _____

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY
Paul F. F.
COUNTY ATTORNEY

STATE OF FLORIDA
COUNTY OF PALM BEACH

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared _____, as _____, of **PALM BEACH COUNTY**, a political subdivision of the State of Florida, personally known to me or who has produced _____ Florida driver's license as identification and who executed the foregoing instrument and acknowledged before me that _____ executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this _____ day of _____, 2007.

My commission expires: _____

Notary Public