

Sponsored by: Garrett

**CITY OF MARATHON, FLORIDA
RESOLUTION 2024-100**

A RESOLUTION OF THE CITY COUNCIL OF MARATHON, FLORIDA, APPROVING AND ACCEPTING A WARRANTY DEED FOR THE CONVEYANCE OF LAND FROM OLGIERD MUSZYNSKI AND CAROL MUSZYNSKI RECIPIENTS OF A RESIDENTIAL DWELLING UNIT ALLOCATION AWARD; AUTHORIZING ITS RECORDING IN THE PUBLIC RECORDS OF MONROE COUNTY, FLORIDA; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to Section 107.09 of the City Code, a landowner may voluntarily elect to dedicate to the City a vacant, buildable lot or buildable land as part of the Building Permit Allocation System ("BPAS") allocation process; and

WHEREAS, if a landowner proposes to dedicate land to the City as set forth above, the landowner is required to execute a statutory warranty deed conveying such land to the City that must be approved by the City Council prior to its recording in the public records of Monroe County, Florida.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF MARATHON, FLORIDA, AS FOLLOWS:

Section 1. Acceptance of Land Dedication. Subject to payment of all Taxes and review and approval by the City Attorney, the Statutory Warranty Deed (the "Deed"), submitted by Olgierd Muszynski and Carol Muszynski attached as Exhibit "A" is approved and accepted by the City.

Section 2. BPAS Dedication. The City accepts the Deed as part of the Residential BPAS allocation process.

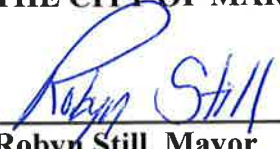
Section 3. Public Purpose. The City Council finds and determines that the property being dedicated to the City is within an area proposed for conservation or resource protection and shall be held or used for public purposes, specifically for conservation and resource protection use. The City Clerk is directed to forward a copy of this resolution to the Monroe County Property Appraiser and Tax Collector.

Section 4. Recording. Olgierd Muszynski and Carol Muszynski shall record, at their sole expense, the Deed in the public records of Monroe County, Florida.

Section 5. Effective Date. That this Resolution shall become effective immediately upon its adoption.

PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF MARATHON, FLORIDA, ON THIS 8TH DAY OF OCTOBER 2024.


THE CITY OF MARATHON, FLORIDA



Robyn Still, Mayor

AYES: Gonzalez, Matlock, Smith, Landry, Still
NOES: None
ABSENT: None
ABSTAIN: None

ATTEST:



Diane Clavier, City Clerk
(City Seal)

APPROVED AS TO FORM AND LEGALITY FOR THE USE AND RELIANCE OF THE CITY OF MARATHON, FLORIDA ONLY:



Steven Williams, City Attorney

Doc # 2475486 Bk# 3293 Pg# 1780 Electronically Recorded 9/23/2024 at 1:40 PM Pages 2
Filed and Recorded in Official Records of MONROE COUNTY KEVIN MADOK
ElectronicallyREC: \$18.50 Deed Doc Stamp \$0.00

Prepared by and return to:

Wolfe Stevens PLLC
5800 Overseas Highway, Suite 3
Marathon, FL 33050
(305)743-9858

Parcel Identification No. 00365560-000000

[Space Above This Line For Recording Data]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture, Made this 24 day of September 2024

Between

Olgierd Muszynski and Carol Muszynski as husband and wife
post office address is

Grantor

City of Marathon, an agency and instrumentality of the State of Florida
whose post office address is 9805 Overseas Highway, Marathon, FL 33050

Grantee:

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, to-wit:

Lot 10, Coco Plum Beach, according to the plat thereof as recorded in Plat Book 4, Page 166, Public Records of Monroe County, Florida.

Bay bottom is not being conveyed.

THE HEREIN DESCRIBED PROPERTY IS VACANT LAND AND NOT THE HOMESTEAD OF THE GRANTOR.

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

* "Grantor" and "Grantee" are used for singular or plural, as context requires.

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

Signed, sealed and delivered in our presence:

Patrick M Stevens
 Witness Name: Patrick M Stevens
 Witness # 1
 Witness address: 5800 OLIVERA HWY STE 3
MARATHON FL 32050

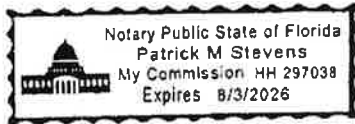
Lisa Zeuss
 Witness Name: Lisa Zeuss
 Witness # 2
 Witness address: 5800 OLIVERA HWY STE 3
MARATHON FL 32050

Olgierd Muszynski
 Olgierd Muszynski

Carol Muszynski
 Carol Muszynski

STATE OF FLORIDA
COUNTY OF MONROE

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 24 day of September 2024 Olgierd Muszynski and Carol Muszynski is personally known to me or who has produced a _____ driver license as identification.



Patrick M Stevens
 Notary Public, State of
 Printed Name: _____
 My Commission Expires: _____