

P20-177

Torino Parc (St. Matilda, LLC)

TYPE STATUS BUILDING TYPE
PR CUSTOMER RESPONDED RES

ASSIGNED TO

Holly Price, John Kwasnicki, Michele Holler, Public Works Engineering

ADDRESS PARCEL #

NW East Torino Pkwy.

SECTION BLOCK LOT

46 Tr F

LEGAL DESCRIPTION

TRACT F OF THE 1ST REPLAT IN PORT ST LUCIE SECTION 46 ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25 ON PAGE 32, 32A-32K OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.

SITE LOCATION

SW corner of W Blanton Blvd. & NW East Torino Parkway

CURRENT LANDUSE PROPOSED LANDUSE CURRENT ZONING PROPOSED ZONING
RM PUD PUD

ACREAGE NON-RESIDENTIAL SQ. FOOTAGE NO. OF RESIDENTIAL UNITS

28.81

NO. OF LOTS OR TRACTS NO. OF SHEETS IN PLAT

0 0

UTILITY PROVIDER

CITY OF PORT ST. LUCIE

DESCRIBE REQUEST

PUD Application for a 28.81 property known as Torino Park PUD.

Primary Contact Email

patriciasesta@edc-inc.com

AGENT/APPLICANT

FIRST NAME			LAST NAME
Brad			Currie
ADDRESS			
10250 SW Village Parkway, Suite 201			
CITY	STATE	ZIP	
Port St. Lucie	FL	34987	
EMAIL	PHONE		
bradcurrie@edc-inc.com	7724622455		

PROPERTY OWNER

FIRST NAME			LAST NAME
ADDRESS			
CITY	STATE	ZIP	
EMAIL	PHONE		

AUTHORIZED SIGNATORY OF CORPORATION

FIRST NAME			LAST NAME
Martin			Litwak
ADDRESS			
1801 NE 123rd Street, Suite 307			
CITY	STATE	ZIP	
North Miami	FL	33181	
EMAIL	PHONE		
weareremax@cs.com	7728799991		

PROJECT ARCHITECT/ENGINEER

FIRST NAME			LAST NAME
ADDRESS			
CITY	STATE	ZIP	
EMAIL	PHONE		

This Document Prepared By and Return to:

Jennifer Snyder, Esq.
Snyder International Law Group, P.A.
21500 Biscayne Blvd., Suite 401
Aventura, FL 33180

Parcel ID Number: 3420-731-0006-000-6

Warranty Deed

This Indenture, Made this 12 day of **November, 2019** A.D., Between **Magmar Development, L.L.C., a Florida limited liability company** of the County of **Broward**, State of Florida, **grantor**, and **Saint Matilda, LLC, a Florida limited liability company** whose address is: **1801 NE 123rd Street, Suite 307, North Miami, FL 33181** of the County of **Miami-Dade**, State of Florida, **grantee**.

Witnesseth that the GRANTOR, for and in consideration of the sum of -----**TEN DOLLARS (\$10)**----- DOLLARS, and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of **St. Lucie** State of **Florida** to wit:

Tract "F", of FIRST REPLAT IN ST. LUCIE SECTION FORTY-SIX, according to the Plat thereof, as recorded in Plat Book 25, Page 32, 32A through 32K, of the PublicRecords of St. Lucie County, Florida.

SITUATE IN THE COUNTY OF SAINT LUCIE, STATE OF FLORIDA.

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

Subject to:

Taxes subsequent to December 31, 2019, zoning restrictions, prohibitions and other requirements imposed by governmental authority, restrictions and easements of record, if any, provided that the foregoing shall not serve to impose or reimpose same.

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

Signed, sealed and delivered in our presence:

Magmar Development, L.L.C., a Florida limited liability company

Printed Name: Conner Snyder
Witness

By: Julio Leonardo Pines (Seal)
Julio Leonardo Pines Manager
P.O. Address: 5220 S University Drive, Suite C-102 Davie, FL 33328

Printed Name: JOAN C. HECTOR
Witness

**STATE OF FLORIDA
COUNTY OF MIAMI-DADE**

The foregoing instrument was acknowledged before me this 12 day of **November, 2019** by **Julio Leonardo Pines, Manager of Magmar Development, L.L.C., a Florida limited liability company** who is personally known to me or who has produced his National ID as identification.

Joan C. Hector
Printed Name: _____
Notary Public
My Commission Expires: _____

