



OFFICE OF THE PROPERTY APPRAISER

Summary Report

Generated On: 08/17/2024

PROPERTY INFORMATION	
Folio	03-4117-005-2990
Property Address	129 ALMERIA AVE CORAL GABLES, FL 33134-6008
Owner	MYSTICAL ROSE PRAESIDIUM OF , THE LEGION OF MARY INC
Mailing Address	129-31 ALMERIA CORAL GABLES, FL 33134-5505
Primary Zone	5004 MIXED-USE 2
Primary Land Use	1713 OFFICE BUILDING - ONE STORY : OFFICE BUILDING
Beds / Baths /Half	0 / 0 / 0
Floors	1
Living Units	0
Actual Area	2,575 Sq.Ft
Living Area	2,575 Sq.Ft
Adjusted Area	2,235 Sq.Ft
Lot Size	2,500 Sq.Ft
Year Built	1954



ASSESSMENT INFORMATION			
Year	2024	2023	2022
Land Value	\$875,000	\$875,000	\$775,000
Building Value	\$131,776	\$123,540	\$223,500
Extra Feature Value	\$2,063	\$2,063	\$0
Market Value	\$1,008,839	\$1,000,603	\$998,500
Assessed Value	\$1,008,839	\$1,000,603	\$923,455

BENEFITS INFORMATION				
Benefit	Type	2024	2023	2022
Non-Homestead Cap	Assessment Reduction			\$75,045
Religious	Exemption	\$1,008,839	\$1,000,603	\$923,455

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

SHORT LEGAL DESCRIPTION
C GABLES CRAFTS SEC PB 10-40
LOT 35 BLK 11
LOT SIZE 25.00 X 100.00
OR 12753-1770 0186 1

TAXABLE VALUE INFORMATION			
Year	2024	2023	2022
COUNTY			
Exemption Value	\$1,008,839	\$1,000,603	\$923,455
Taxable Value	\$0	\$0	\$0
SCHOOL BOARD			
Exemption Value	\$1,008,839	\$1,000,603	\$998,500
Taxable Value	\$0	\$0	\$0
CITY			
Exemption Value	\$1,008,839	\$1,000,603	\$923,455
Taxable Value	\$0	\$0	\$0
REGIONAL			
Exemption Value	\$1,008,839	\$1,000,603	\$923,455
Taxable Value	\$0	\$0	\$0

SALES INFORMATION			
Previous Sale	Price	OR Book-Page	Qualification Description
01/01/1986	\$350,000	12753-1770	Sales which are qualified

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>

City's Exhibit #1

129 Almeria Ave

<u>Owner (property appraiser address)</u> MYSTICAL ROSE PRAESIDIUM OF THE LEGION OF MARY INC 129-31 ALMERIA CORAL GABLES, FL 33134-5505	<u>Owner (Sunbiz RA address)</u> MYSTICAL ROSE PRAESIDIUM OF THE LEGION OF MARY INC C/O MARGARET DIANE STEELE REGISTERED AGENT 19281 HOLIDAY RD CUTLER BAY, FL 33157-8871
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City of Coral Gables

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Permits and Inspections: Search Results

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Permit Search Results

Permit#:	App. Date	Street Address	Type	Description	Status	Issue Date	Final Date	Fees Due
UP-21-08-8323	08/24/2021	129-31 ALMERIA AVE	UPFRONT FEE - THIS IS NOT A PERMIT	***UPFRONT FEE FOR BL-21-08-8322*** *COMMERCIAL* RE FOOF *FLAT ONLY - GAF TPO SINLGE PLY ROOFING SYSTEM \$39,450	final	08/24/2021	08/24/2021	0.00
BL-21-08-8322	08/24/2021	129-31 ALMERIA AVE	ROOF / LIGHT WEIGHT CONC	*COMMERCIAL* RE ROOF *FLAT ONLY - GAF TPO SINLGE PLY ROOFING SYSTEM \$39,450	final	09/21/2021	01/05/2022	0.00
RC-15-10-5301	10/19/2015	129 ALMERIA AVE	BLDG RECERT / CRB	40 YEAR BUILDING RECERTIFICATION 2013 CONSTRUCTION REGULATION BOARD CASE #15-4407 UNSAFE STRUCTURES FEE	final	10/19/2015	11/16/2015	0.00
CE-14-02-2960	02/25/2014	129 ALMERIA AVE	CODE ENF LIEN SEARCH	LIEN SEARCH	final	02/25/2014	02/25/2014	0.00
BL-09-05-2416	05/14/2009	129-31 ALMERIA AVE	ROOF / LIGHT WEIGHT CONC	FLAT ROOF \$19,000 GAF MATERIAL, GAF CONVENTIONAL BUILT UP ROOF SYSTEM FOR WOOD DECKS	final	06/04/2009	10/30/2009	0.00
ME-09-05-1997	05/07/2009	129-31 ALMERIA AVE	MECH COMMERCIAL / RESIDENTIAL WORK	INSTALL AIR CONDITIONER WITH HEATING UNIT \$11,421	final	05/21/2009	07/24/2009	0.00

The City's online services are protected with an **SSL encryption certificate**. For technical assistance, please call 305-569-2448 (8am-5pm, M-F).

City's Exhibit #3

CODE CASES (1)

INSPECTIONS (2)

PERMITS (1)

Permit Number	Permit Type	Permit Work Cl...	Permit Status	Application Date ↓	Expiration Date	Final Date	Description	Main Address
RECT-24-10-0408	Building Recertification	Recertification	Submitted	10/21/2024			BUILDING RECERTIFICATION (YEAR BUILT 1954)	129 ALMERIA AVE



The City of Coral Gables

Development Services Department
CITY HALL 405 BILTMORE WAY
CORAL GABLES, FLORIDA 33134

November 16, 2015

Mystical Rose Praesidium of the Legion of Mary, Inc.
129-31 Almeria Avenue
Coral Gables, Florida 33134

LETTER OF BUILDING RECERTIFICATION IN ACCORDANCE WITH SECTION 8-11(f) OF THE CODE OF MIAMI-DADE COUNTY

PROPERTY FOLIO: # 03-4117-005-2990
ADDRESS: 129 Almeria Avenue

Dear Property Owner/Manager:

This Office is in receipt of your structural and electrical report stating that the above referenced building has been examined and found to be structurally and electrically safe for its continued occupancy.

Based on acceptance of this report, we herewith grant this LETTER OF RECERTIFICATION for the above subject premises in accordance with Section 8-11(f) of the Code of Miami-Dade County.

The expiration date of this approval, as stated in said Code, is 10 years from 2013. This recertification letter does not exclude the building from subsequent inspections as deemed necessary by the Building Official, as specified in the Florida Building Code.

As a routine matter, and in order to avoid possible misunderstanding, nothing in this letter should be construed directly, or indirectly as a guarantee of the safety of any portion of this structure. However, based on the term stated in Section 8-11(f) of the Code, continued occupancy of the building will be permitted in accordance with the minimum procedural guidelines for the recertification structural/electrical report on file with this office.

Yours truly,


Manuel Z. Lopez, P.E.
Building Official

City's Exhibit #4



CITY OF CORAL GABLES
Development Services Department

CITY HALL 405 BILTMORE WAY
CORAL GABLES, FL 33134

1/31/2024

VIA CERTIFIED MAIL

7021 2720 0001 4959 1356

MYSTICAL ROSE PRAESIDIUM OF
THE LEGION OF MARY INC
129-31 ALMERIA
CORAL GABLES, FL 33134-5505

RE: 129 ALMERIA AVE
FOLIO # 03-4117-005-2990

Notice of Required Inspection For Recertification of Building
Process Number: **TBD**

Dear Property Owner:

Per the Miami-Dade County Property Appraiser's office the above referenced property address is thirty (30) years old, or older, having been built in 1954. In accordance with the Miami-Dade County Code, Chapter 8, Section 8-11(f), a qualified individual must inspect said building and a **completed** Recertification Report ("Report") must be submitted by you to this Department within **ninety (90) calendar days** from the **date of this letter**. A completed Report includes 1) Cover letters stating the structure meets (or does not meet) the electrical and structural requirements for recertification, 2) Building Structural Report, 3) Building Electrical Report, 4) Parking Lot Illumination Standards Form 5) Parking Lot Guardrails Requirements Form, and 6) (For threshold buildings only) Self-qualification letters from the inspecting engineers with accompanying DBPR proof of specialization. Submittal of the Report does not constitute recertification; it must be **approved** and the Letter of Recertification must be issued by this Department.

Threshold buildings (i.e. buildings greater than 3 stories or greater than 50 ft tall, or with an Assembly Occupancy > 5000 s.f. & Occupant load > 500 people) shall be recertified by Structural and Electrical Professional Engineers only. Self-qualification letters will be required with proof of DBPR structural and electrical specialization.

Any buildings that are not threshold buildings may be recertified by any Florida Registered Architect or Professional Engineer and self-qualification letters will not be required.

If no deficiencies are identified, the structure will only be recertified once the reports and forms have been submitted and approved.

If deficiencies are identified, they shall be reported to the Building Official within 10 days, or within 24 hours if there is an immediate danger identified. A completed report shall be submitted to this Department. In addition, a structural and/or electrical affidavit from the inspector will be required, with additional affidavits every 180 days, as needed so that the building can continue to be occupied while repairs are carried out. The Building Official is able to grant an extension of one hundred fifty (150) calendar days from the due date or the date the deficiencies were identified (whichever is sooner) to allow time to obtain the necessary permits and perform the repairs. The structure will only be recertified once a *revised* report and all required information is submitted and approved, and all required permits are closed.

Proprietary or modified recertification forms from the inspectors will not be accepted. Only current municipal recertification forms will be accepted. The Architect or Engineer shall obtain the required Forms from the following link:

<https://www.miamidade.gov/global/economy/building/recertification.page>.

City's Exhibit #5

If this is your first time using the online system, please register at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/selfservice/CoralGablesFLProd#/register>

You can access your online process using the process number provided above at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/SelfService#/myWork?tab=MyPermits>

The Recertification Report fee of \$500.00 *and* additional document and filing fees shall be paid online at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/SelfService#/payinvoice>

Failure to submit the required Report within the allowed time will result in **declaring the structure unsafe** and referring the matter to the City's Construction Regulation Board ("Board") without further notice and a \$600.00 administrative fee will be imposed at that time. The Board may impose additional fines of \$250.00 for each day the violation continues, may enter an order of demolition, and may assess all costs of the proceedings along with the cost of demolition and any other required action.

Please contact Douglas Ramirez at dramirez@coralgables.com regarding any questions concerning building recertification. Thank you for your prompt attention to this matter.



Manuel Z. Lopez, P.E.
Building Official

ALERT: TROPICAL CYCLONE HELENE, FLOODING, AND SEVERE WEATHER IN THE SOUTHEASTERN U.S. MAY IMPACT DELIVERY. [READ MORE](#) › ([HTTPS://ABOUT.USPS.COM/NEWSROOM/SERVICE-ALERTS/](https://about.usps.com/newsroom/service-alerts/))

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<https://reg.usps.com/xsell?app=UspsTools&ref=homepageBanner&appURL=https%3A%2F%2Finformeddelivery.usps.com/box/pages/intro/start.action>)

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Latest Update

Your item was delivered to the front desk, reception area, or mail room at 12:40 pm on February 5, 2024 in MIAMI, FL 33134.

Delivered

Delivered, Front Desk/Reception/Mail Room

MIAMI, FL 33134

February 5, 2024, 12:40 pm

[See All Tracking History](#)

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FAQs



CITY OF CORAL GABLES

DEVELOPMENT SERVICES DEPARTMENT
427 BILTMORE WAY
CORAL GABLES, FL 33134

5/10/2024

VIA CERTIFIED MAIL

7022 2410 0002 9144 6356

MYSTICAL ROSE PRAESIDIUM OF
THE LEGION OF MARY INC
129-31 ALMERIA
CORAL GABLES, FL. 33134-5505

RE: 129 ALMERIA AVE
FOLIO # 03-4117-005-2990

Notice of Required Inspection For Recertification of Building – **OVERDUE NOTICE**
Process Number **RECT-xx-xxxx**

Dear Property Owner:

In a certified letter dated 1/31/2024, this Department notified you the property referenced above requires Building Recertification pursuant to Miami-Dade County Code, Chapter 8, Section 8-11(f). The letter informed you it was necessary to submit to this Department a completed Report prepared by a qualified individual within ninety (90) calendar days certifying the structure meets the requirements for recertification.

Please be advised the submittal of the Report is overdue and the **structure has been deemed unsafe** due to non-compliance. This may result in the revocation of the Certificate of Occupancy, as well as being subject to other penalties as provided in the Code. A completed Report includes 1) Cover letters stating the structure meets (or does not meet) the electrical and structural requirements for recertification, 2) Building Structural Report, 3) Building Electrical Report, 4) Parking Lot Illumination Standards Form 5) Parking Lot Guardrails Requirements Form, and 6) (For threshold buildings only) Self-qualification letters from the inspecting engineers with accompanying DBPR proof of specialization. Submittal of the Report does not constitute recertification; it must be **approved** and the Letter of Recertification must be issued by this Department.

See original notice for additional information.

Failure to submit the completed Report within thirty (30) calendar days from the date of this letter will result in forwarding the matter to the City's Construction Regulation Board for further review and determination. A \$600.00 administrative fee will be imposed at that time. The Board may impose additional fines of \$250.00 for each day the violation continues, may enter an order of demolition, and may assess all costs of the proceedings along with the cost of demolition and any other required action.

If this is your first time using the online system, please register at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/selfservice/CoralGablesFLProd#/register>

You can access your online process using the process number provided above at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/SelfService#/myWork?tab=MyPermits>

The Recertification Report fee of \$500.00 and additional document and filing fees shall be paid online at the following link:

<https://coralgablesfl-energovpub.tylerhost.net/Apps/SelfService#/payinvoice>

Please govern yourself accordingly.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Manuel Z. Lopez', with a stylized flourish at the end.

Manuel Z. Lopez, P.E.
Deputy Building Official

ALERT: TROPICAL CYCLONE HELENE, FLOODING, AND SEVERE WEATHER IN THE SOUTHEASTERN U.S. MAY IMPACT DELIVERY. [READ MORE](#) › ([HTTPS://ABOUT.USPS.COM/NEWSROOM/SERVICE-ALERTS/](https://about.usps.com/newsroom/service-alerts/))

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[app=UspTools&ref=homepageBanner&appURL=https%3A%2F%2Finformeddelivery.usps.com/box/pages/intro/start.action](https://reg.usps.com/xsell?app=UspTools&ref=homepageBanner&appURL=https%3A%2F%2Finformeddelivery.usps.com/box/pages/intro/start.action))

Feedback

Tracking Number:

70222410000291446356

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Latest Update

Your item has been delivered and is available at a PO Box at 10:25 am on July 6, 2024 in MIAMI, FL 33134.

Delivered

Delivered, PO Box

MIAMI, FL 33134

July 6, 2024, 10:25 am

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FAQs



CITY OF CORAL GABLES

7019 1640 0001 2647 4606

DEVELOPMENT SERVICES DEPARTMENT
427 BILTMORE WAY

6/17/2024

CORAL GABLES, FL 33134
MYSTICAL ROSE PRAESIDIUM OF
THE LEGION OF MARY INC
129-31 ALMERIA
CORAL GABLES, FL 33134-5505

RE: 129 ALMERIA AVE

FOLIO # 03-4108-009-3260

Notice of Required Inspection For Recertification of Building – **FINAL NOTICE**

Dear Property Owner:

In a certified letter dated 1/31/2024, this Department notified you the property referenced above requires Building Recertification pursuant to Miami-Dade County Code, Chapter 8, Section 8-11(f). A Second Notice dated 5/10/2024, informed you it was necessary to submit to this Department a completed Report prepared by a qualified individual within thirty (30) calendar days certifying the structure meets the requirements for recertification.

See previous correspondence for additional information.

As of this date, the completed Report has not been submitted and the **structure remains unsafe** due to non-compliance. Please be advised the matter will be forwarded to the City's Construction Regulation Board ("Board"); a \$600.00 Administrative Fee will be imposed once the Case is scheduled. The Board may impose additional fines of \$250.00 for each day the violation continues, may also enter an order of revocation of the Certificate of Occupancy and/or demolition and assess all costs of the proceedings along with the cost of demolition and any other required action for which the City shall have a lien against the Property Owner and the Property. The completed Report may be submitted Monday through Friday, 7:30am to 2:30pm to this Department. Contact Virginia Goizueta at vgoizueta@coralgables.com if any questions regarding building recertification.

Please govern yourself accordingly.

Sincerely,

Manuel Z. Lopez, P.E.
Building Official

ALERT: TROPICAL CYCLONE HELENE, FLOODING, AND SEVERE WEATHER IN THE SOUTHEASTERN U.S. MAY IMPACT DELIVERY. [READ MORE](#) › ([HTTPS://ABOUT.USPS.COM/NEWSROOM/SERVICE-ALERTS/](https://about.usps.com/newsroom/service-alerts/))

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[app=UspTools&ref=homepageBanner&appURL=https%3A%2F%2Finformeddelivery.usps.com/box/pages/intro/start.action](https://reg.usps.com/xsell?app=UspTools&ref=homepageBanner&appURL=https%3A%2F%2Finformeddelivery.usps.com/box/pages/intro/start.action))

Feedback

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70191640000126474606

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Latest Update

Your item was picked up at the post office at 8:33 am on June 24, 2024 in MIAMI, FL 33134.

Delivered

Delivered, Individual Picked Up at Post Office

MIAMI, FL 33134

June 24, 2024, 8:33 am

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FAQs

BEFORE THE CONSTRUCTION REGULATION BOARD
FOR THE CITY OF CORAL GABLES

CITY OF CORAL GABLES,
Petitioner,

Case No. 24-8220
RECT-24-10-0408

vs.

MYSTICAL ROSE PRAESIDIUM OF THE LEGION OF MARY INC
129-31 ALMERIA
CORAL GABLES, FL 33134-5505
Respondent.

Return receipt number:

9589 0710 5270 1801 7230 34

**NOTICE OF UNSAFE STRUCTURE VIOLATION FOR FAILURE TO RECERTIFY
AND NOTICE OF HEARING**

Date: November 5, 2024

Re: 129 ALMERIA AVE, CORAL GABLES, FL. 33134-6008, LOT 35, BLOCK 11, CORAL GABLES CRAFTS SEC., PB 10-40 and 03-4117-005-2990 ("Property").

The City of Coral Gables ("City") Building Official has inspected the records relating to the Structure in accordance with Article III, Chapter 105 of the City Code, pertaining to unsafe structures, and Section 8-11 of the Miami-Dade County Code, as applicable in the City, pertaining to existing buildings. **The Structure is hereby declared unsafe** by the Building Official and is presumed unsafe pursuant to Section 105-89 (10)(m) of the City Code for failure to timely comply with the maintenance and recertification requirements of the Florida Building Code or Section 8-11 of the Miami-Dade County Code; as follows:

To date, the Owner has not submitted an inspection report conforming to the minimum inspection procedural guidelines as issued by the Miami-Dade County Board of Rules and Appeals, pursuant to Section 8-11(f) of the Miami-Dade County Code ("Report"), stating that the Structure now meets the minimum code requirements ("Required Action").

Therefore, this matter is set for hearing before the City's Construction Regulation Board ("Board") in the Fairchild Tropical Board Room, 427 Biltmore Way, 1st floor, Coral Gables, Florida 33134, on November 18, 2024, at 2:00 p.m.


You may appeal the decision of the Building Official to the Board by appearing at the hearing. You have the right to be represented by an attorney and may present and question witnesses and evidence; however, formal rules of evidence shall not apply. Failure to appear at the hearing will result in the matter being heard in your absence. Please be advised that if someone other than an attorney will be attending the hearing on your behalf, he or she must provide a power of attorney from you at the time of the hearing. Requests for continuance must be made in writing to, Virginia Goizueta, at City of Coral Gables, Development Services Department, 427 Biltmore Way, Coral Gables, FL 33134, vgoizueta@coralgables.com, tel: (305) 460-5250. The Development Services Department's hours are Monday through Friday, 7:30 a.m. to 2:30 p.m.

City's Exhibit #6

If the Required Action is not completed before the above hearing date, the Building Official may order that the structure be vacated, boarded, secured, and posted (including but not limited to, requesting the electric utility to terminate service to the Structure) to prevent further occupancy until the Required Action is completed. The Building Official may also order demolition of the Structure and the City may recover the costs incurred against the Property and the Owner of record.

If the Property owner or other interested party does not take all Required Action or prevail at the hearing, the Construction Regulation Board may impose fines not to exceed \$250 for each day the violation continues past the date set for compliance and may also enter an order of demolition and assess all costs of the proceedings, in an amount not less than \$600, and the costs of demolition and other required action, for which the City shall have a lien against the Property owner and the Property.

Please govern yourself accordingly.



Virginia Goizueta
Secretary to the Board

NOTICES

Any person who acts as a lobbyist pursuant to the City of Coral Gables Ordinance No. 2006-11, must register with the City Clerk, prior to engaging in lobbying activities before the city staff, boards, committees and/or the City Commission. A copy of the Ordinance is available in the Office of the City Clerk, City Hall.

Any person who needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Human Resources (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

Any person with a disability requiring communication assistance (such as a sign language interpreter or other auxiliary aide or service) in order to attend or participate in the meeting should contact the City's ADA Coordinator, Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

Pursuant to Section 286.0105, Florida Statutes, if a person decides to appeal any decision made by the Board, with respect to any matter considered at such hearing or meeting, he or she will need a record of the proceedings, and that, for such purpose, he or she may need to ensure that a verbatim record of the proceedings is made; which record includes the testimony and evidence upon which the appeal is to be based. Although a court reporter usually attends the hearing at the City's cost, the City is not required to provide a transcript of the hearing, which the Respondent may request at the Respondent's cost.

cc:

MYSTICAL ROSE PRAESIDIUM OF THE LEGION OF MARY INC
C/O MARGARET DIANE STEELE
REGISTERED AGENT
19281 HOLIDAY RD
CUTLER BAY, FL 33157-8871

9589 0710 5270 1801 7239 97



CITY OF CORAL GABLES
DEVELOPMENT SERVICES DEPARTMENT
Affidavit of Posting

Title of Document Posted: Notice of Pending Building Recertification

I, Sebastian Ramos, DO HEREBY SWEAR/AFFIRM THAT
THE AFOREMENTIONED NOTICE WAS PERSONALLY POSTED, BY ME, AT THE
ADDRESS OF 129 ALMERIA AVE, ON NOVEMBER 5, 2024 AT 11:51am.

Sebastian Ramos
Employee's Printed Name

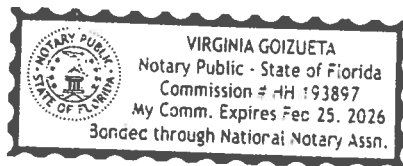
[Signature]
Employee's Signature

STATE OF FLORIDA)
ss.
COUNTY OF MIAMI-DADE)

Sworn to (or affirmed) and subscribed before me this 5th day of November, in the year 2024, by

Sebastian Ramos who is personally known to me.

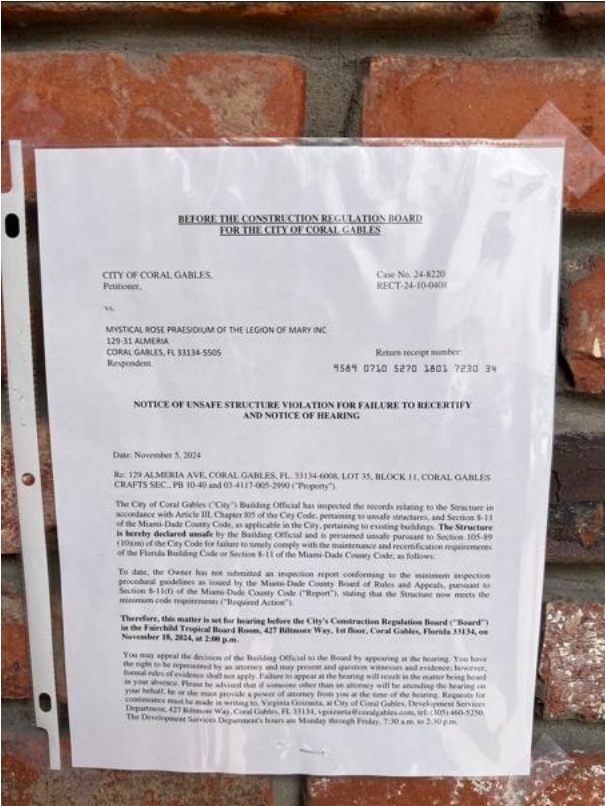
My Commission Expires:



[Signature]
Notary Public

City's Exhibit #7

129 Almeria Ave



City's Exhibit #8



1986 JAN - 8 PM 1:18

66R006679

RE: 12753PG 1770

This instrument was prepared by
Robert A. Hendricks, Esq.
HENDRICKS & HENDRICKS
Attorneys At Law
318 Chambers Circle
CORAL GABLES, FLORIDA 33134

Warranty Deed

(STATUTORY FORM - SECTION 689.03 F.S.)

This instrument was made this 7 day of January 1986, at Orlando

CARLTON W. COLE and ANDREA LYNCH COLE, his wife
of the County of DaDe State of Florida grantor and

MYSTICAL ROSE PARASIDIUM OF THE LEGION OF MARY, INC.,
a Florida corporation not for profit
whose post office address is 128031 America, Coral Gables, Fla 33134
of the County of DaDe State of Florida grantee.

Witnesseth, That said grantor, for and in consideration of the sum of -----

TEN AND NO/100 (\$10.00) Dollars,
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 DADE County, Florida, to-wit:

Lot 35, Block 11, CORAL GABLES CRAFT SECTION,
according to the Plat thereof, as recorded in
Plat Book 10, at page 46 of the Public Records
of Dade County, Florida.

SUBJECT TO: Restrictions, limitations, encumbrances of record and taxes
for the year 1986 and subsequent years.

1,750.00
STATE OF FLORIDA
DADE COUNTY
Robert A. Hendricks
Hendricks & Hendricks
Attorneys At Law
B. Lantz 1/8/86

1,575.00
STATE OF FLORIDA
DADE COUNTY
Robert A. Hendricks
Hendricks & Hendricks
Attorneys At Law
B. Lantz 1/8/86

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

* "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:

[Signature] (Seal)
CARLTON W. COLE
[Signature] (Seal)
ANDREA LYNCH COLE
[Signature] (Seal)

STATE OF FLORIDA
COUNTY OF DADE
I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared

CARLTON W. COLE and ANDREA LYNCH COLE, his wife
to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that
they executed the same for the purposes and consideration therein expressed and in the County and State last aforesaid this

7 day of January
[Signature]
STATE OF FLORIDA Notary Public
AT LARGE

NOTARY PUBLIC
RICHARD P. BRANKER
2020A CIRCUIT ROAD



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Detail by Entity Name

Florida Not For Profit Corporation
 MYSTICAL ROSE PRAESIDIUM OF THE LEGION OF MARY, INC.

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Principal Address

129 ALMERIA AVE
 CORAL GABLES, FL 33134

Mailing Address

129 ALMERIA AVE
 CORAL GABLES, FL 33134

Registered Agent Name & Address

Steele, Margaret Diane
 19281 Holiday Rd.
 Cutler Bay, FL 33157

Name Changed: 04/09/2024

Address Changed: 05/02/2018

Officer/Director Detail

Name & Address

Title President

 Steele, Margaret Diane
 19281 Holiday Rd.
 MIAMI, FL 33157

Title SEC

Peinado, Maria, Dr.
 8250 SW 33 Terrace
 MIAMI, FL 33155

Title T

STEELE, Mark Wayne
 19281 HOLIDAY ROAD
 CUTLER BAY, FL 33157

Title VP

Lopez, Maria, Dr.
 2221 SW 84 Ave.
 Miami, FL 33155

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2024	04/09/2024

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