

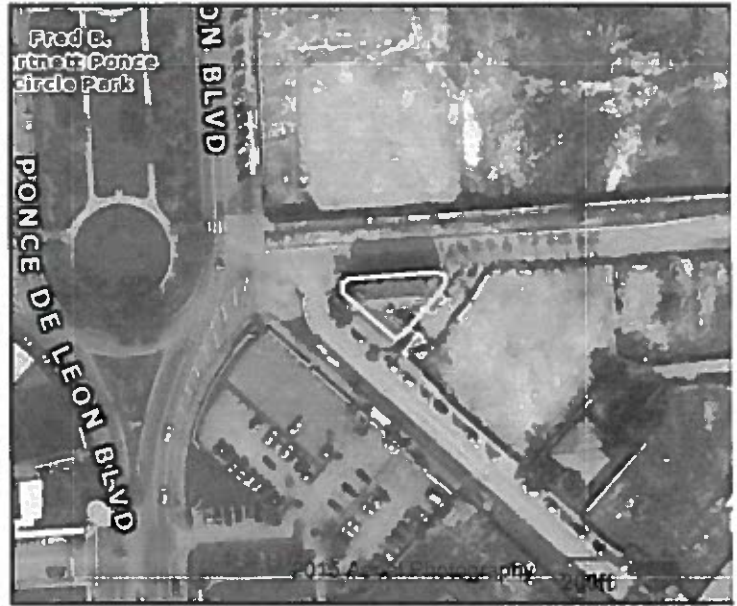


# OFFICE OF THE PROPERTY APPRAISER

## Summary Report

Generated On : 10/31/

Property Information	
Folio:	03-4117-069-0240
Property Address:	2901 PONCE DE LEON BLVD Coral Gables, FL 33134-6831
Owner	2901 PONCE LLC
Mailing Address	396 ALHAMBRA CIR STE 201 CORAL GABLES, FL 33134 USA
Primary Zone	6600 COMMERCIAL - LIBERAL
Primary Land Use	1813 OFFICE BUILDING - MULTISTORY : OFFICE BUILDING
Beds / Baths / Half	0 / 0 / 0
Floors	3
Living Units	0
Actual Area	7,917 Sq Ft
Living Area	7,917 Sq Ft
Adjusted Area	7,896 Sq Ft
Lot Size	3,828 Sq Ft
Year Built	1926



Assessment Information			
Year	2016	2015	2014
Land Value	\$612,480	\$612,480	\$478,500
Building Value	\$1,105,440	\$967,520	\$1,105,440
XF Value	\$0	\$0	\$0
Market Value	\$1,717,920	\$1,580,000	\$1,583,940
Assessed Value	\$1,717,920	\$1,580,000	\$1,461,240

Benefits Information				
Benefit	Type	2016	2015	2014
Non-Homestead Cap	Assessment Reduction			\$122,700

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

Short Legal Description
PONCE PLACE VILLAS EAST PB 168 - 042 T - 22906 TR A LOT SIZE 3828 SQ FT FAU 03 - 4117 - 005 - 6260

Taxable Value Information			
	2016	2015	2014
<b>County</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,717,920	\$1,580,000	\$1,461,240
<b>School Board</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,717,920	\$1,580,000	\$1,583,940
<b>City</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,717,920	\$1,580,000	\$1,461,240
<b>Regional</b>			
Exemption Value	\$0	\$0	\$0
Taxable Value	\$1,717,920	\$1,580,000	\$1,461,240

Sales Information			
Previous Sale	Price	OR Book-Page	Qualification Description
11/20/2012	\$1,200	28399-4184	Financial inst or "In Lieu of Forclosure stated

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Version:

**CITY'S**

**EXHIBIT**



2901 Ponce De Leon Blvd

service list – 2901 Ponce de Leon Blvd

<p><b><u>Owner</u></b> 2901 Ponce, LLC 396 Alhambra Circle Suite 201 Coral Gables, FL 33134-5007</p> <p>Return receipt number:</p>	<p><b><u>Owner (Registered Agent)</u></b> 2901 Ponce, LLC c/o Jose Antonio Perez Helguera Registered Agent 2601 S. Bayshore Drive Suite 1215 Miami, FL 33133-5467</p> <p>Return receipt number:</p>
<p><b><u>Contractor</u></b> Certified Roofing Specialists, Inc. 3440 NW 25th Avenue Pompano Beach, FL 33069-1063</p> <p>Return receipt number:</p>	<p><b><u>Contractor (Registered Agent)</u></b> Certified Roofing Specialists, Inc. c/o Eugene O. Fall Registered Agent 3251 SE St. Lucie Boulevard Stuart, FL 34997-5427</p> <p>Return receipt number:</p>
<p><b><u>Contractor</u></b> C &amp; S Paint and Wallpaper, Inc. 660 NW 125th Street North Miami, FL 33168-2612</p> <p>Return receipt number:</p>	<p><b><u>Contractor (Registered Agent)</u></b> C &amp; S Paint and Wallpaper, Inc. c/o Mark A. Llerena Registered Agent 1550 NE 103 Street Miami Shores, FL 33138-2628</p> <p>Return receipt number:</p>

**Contractor**

Amaralto Concrete Pump Inc.  
12700 NW 15 Street  
Miami, FL 33182-1400

Return receipt number:

**Contractor**

Amaralto Concrete Pump Inc.  
P.O. Box 940130  
Miami, FL 33194-0130

Return receipt number:

**Contractor (Registered Agent)**

Amaralto Concrete Pump Inc.  
c/o Maria Elena Llizo  
Registered Agent  
19966 SW 220 Street  
Miami, FL 33170

Return receipt number:



Home Citizen Services Business Services Back to Coral Gables.com

Logon Help Contact

Permits and Inspections: Search Results

New Permit Search

Permit Search Results

Permit#:	App. Date	Street Address	Type	Description	Status	Issue Date	Final Date	Fees Due
AB-08-03-0121	03/05/2008	2901 PONCE DE LEON BLVD	BOA PRELIMINARY/MED BONUS/FINAL	POSTED FOR 10.15.09 RESUBMITTAL PRE & MED PRELIMINARY - OFFICE BUILDING \$40000000 POSTED 03/20/08**MED BONUS TO BE OBTAINED ON 6.5.08 ***TIME CERTAIN AT 10:00 AM***	issued	03/05/2008		0.00
AB-09-01-1618	01/09/2009	2901 PONCE DE LEON*	BOA COMPLETE (LESS THAN \$75,000)	RESUBMITTAL - CUSTOM MESH W/ IMAGES \$7600	final	01/09/2009	07/19/2012	0.00
AB-09-01-2026	01/20/2009	2901 PONCE DE LEON BLVD	BOA PRELIMINARY/MED BONUS/FINAL	REV 6 ( 2 DOORS) RESUBMITTAL - AS BUILT - \$450000	issued	01/20/2009		0.00
AB-14-06-4357	06/30/2014	2901 PONCE DE LEON BLVD	BOA PRELIMINARY/MED BONUS/FINAL	PRELIMINARY (2) CHANGED TO MEDITERRANIAN VILLAGE FROM URBAN VILLAGE MIX USE DEVELOPMENT \$100,000,000 **HW**CD**FB**SPECIAL MEETING DATE	issued	06/30/2014		0.00
BL-08-04-0967	04/17/2008	2901 PONCE DE LEON*	MISCELLANEOUS WORK	ASBESTOS ABATEMENT OF BLDG BEING DEMOLISHED \$900,000	final	04/30/2008	05/12/2010	100.00
BL-08-11-1254	11/26/2008	2901 PONCE DE LEON BLVD	TEMPORARY TENT	TEMPORARY TENT \$1,800	final	12/10/2008	12/10/2008	0.00
BL-16-10-7055	10/25/2016	2901 PONCE DE LEON BLVD	ROOF / LIGHT WEIGHT CONC	ROOF REPAIR @ MASONRY WALL \$6,500	final	10/26/2016	11/04/2016	0.00
CE-09-01-2435	01/28/2009	2901 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	FAILURE TO COMPLY WITH CONSTRUCTION STAGING ORDINANCE AND APPROVED PLANS PW002994	final		01/28/2009	0.00
CE-09-09-3168	09/29/2009	2901 PONCE DE LEON*	CODE ENF WARNING PROCESS	PW002435 FAILURE TO OBTAIN PERMIT TO OBSTRUCT STREET SIDEWALK OR IMPEDE TRAFFIC	final		09/29/2009	0.00
CE-11-02-4604	02/01/2011	2901 PONCE DE LEON BLVD	CODE ENF WARNING PROCESS	WT8071 CH. 105-27 CITY CODE (GRA) @ 6:00PM GRAFFITI EXISTS ON WALL(S) OF BUILDING OR SOME OTHER LOCATION ON PREMISES, WHICH IS PROHIBITED.	final	02/01/2011	02/06/2011	0.00
CE-11-05-6163	05/13/2011	2901 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH (2901 PONCE DE LEON BLVD.)	final	05/17/2011	05/17/2011	0.00
CE-12-06-9456	06/21/2012	2901 PONCE	CODE ENF LIEN SEARCH	LIEN SEARCH	final	06/22/2012	06/22/2012	0.00

CITY'S

EXHIBIT

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		DE LEON BLVD							
CE-12-06-9457	06/21/2012	2901 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH	final	06/22/2012	06/22/2012	0.00	
CE-12-09-1381	09/24/2012	2901 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH (2901 PONCE DE LEON BLVD.) (03-4117-069-0240)	final	09/26/2012	09/26/2012	0.00	
CE-12-09-1382	09/24/2012	2901 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH (03-4117-069-0250)	final	09/26/2012	09/26/2012	0.00	
CE-12-09-1543	09/26/2012	2901 PONCE DE LEON BLVD	CODE ENF LIEN SEARCH	LIEN SEARCH	final	09/27/2012	09/27/2012	0.00	
DR-08-09-0361	09/08/2008	2901 PONCE DE LEON*	DEVELOPMENT REVIEW COMMITTEE	APPLICANT PROPOSES TO CHANGE 8,716 SQUARE FEET OF RETAIL SPACE IN THE PROPOSED PONCE TOWER BUILDING IN THE OLD SPANISH VILLAGE PROJECT, TO A RESTAURANT.	final	09/16/2008	07/27/2009	0.00	
EL-09-03-1486	03/04/2009	2901 PONCE DE LEON BLVD	ELEC COMMERCIAL / RESIDENTIAL WORK	SERVICE REPAIR \$5,000	final	03/04/2009	03/20/2009	0.00	
EX-10-03-4027	03/18/2010	2901 PONCE DE LEON*	PERMIT EXTENSION	RENEWAL OF EXPIRED PERMIT (ASBESTOS ABATEMENT OF BLDG BEING DEMOLISHED \$900,000)	final	03/18/2010	03/18/2010	0.00	
FD-08-01-0039	01/02/2008	2901 PONCE DE LEON*	FIRE HYDRANT USE		final	01/02/2008	01/02/2008	0.00	
FD-08-03-0731	03/18/2008	2901 PONCE DE LEON*	FIRE HYDRANT USE	OLD SPANISH VILLAGE HYDRANT #17-24, PALERMO & GALIANO	final	03/18/2008	03/18/2008	0.00	
FD-08-03-0733	03/18/2008	2901 PONCE DE LEON*	FIRE HYDRANT USE	OLD SPANISH VILLAGE HYDRANT #17-25, PALERMO & PONCE	final	03/18/2008	03/18/2008	0.00	
FD-08-03-0734	03/18/2008	2901 PONCE DE LEON*	FIRE HYDRANT USE	OLD SPANISH VILLAGE HYDRANT #17-19, SEVILLA & GALIANO	final	03/18/2008	03/18/2008	0.00	
HI-08-06-0696	06/11/2008	2901 PONCE DE LEON BLVD	CERTIFICATE OF APPROPRIATENESS - STANDARD	REHABILITATION & RESTORATION OF BUILDING	final	03/26/2010	03/26/2010	0.00	
HI-09-01-2297	01/26/2009	2901 PONCE DE LEON BLVD	CERTIFICATE OF APPROPRIATENESS - STANDARD	RAILING AT ENTRY	final	05/04/2010	05/04/2010	0.00	
PL-08-08-0818	08/15/2008	2901 PONCE DE LEON BLVD	PLUMB SEWER & WATER-CONNECT / NEW / REPLACEMENT	SEWER CAP & SEWER CONNECTION \$1,600	stop work	08/27/2008		0.00	
PL-08-11-0693	11/14/2008	2901 PONCE DE LEON BLVD	PLUMB IRRIGATION / SPRINKLER SYSTEM	DF&F - INSTALL LAWN SPRINKLERS \$125,000	stop work	04/09/2010		0.00	
PL-09-03-2148	03/17/2009	2901 PONCE DE LEON BLVD	PLUMB COMMERCIAL / RESIDENTIAL WORK	DRILL 4" IRRIGATION WELL \$2,400	final	03/19/2009	06/23/2009	0.00	
PS-08-01-0138	01/07/2008	2901 PONCE DE LEON*	TREE REMOVAL/RELOCATION	REMOVE 104 TREES, RELOCATE 26 TREES	final	03/13/2008	03/13/2008	0.00	
PU-10-03-3105	03/03/2010	2901 PONCE	PUBLIC RECORDS SEARCH	REQ COPIES OF PARKING CODE AND	final	03/03/2010	03/03/2010	0.00	

		DE LEON*	INFRASTRUCTURE STATUS					
PW-07-10-0043	10/12/2007	2901 PONCE DE LEON BLVD	MAJOR ENCROACHMENTS PERMIT	OLD SPANISH VILLAGE ENCROACHMENT APPLICATION FEE	final	03/18/2010	03/18/2010	0.00
PW-07-11-0014	11/06/2007	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	4 PILLARS ON R.O.W.	final	12/20/2007	01/14/2008	0.00
PW-07-11-0084	11/26/2007	2901 PONCE DE LEON BLVD	UTILITIES (MIAMI DADE WATER & SEWER) PERMIT	INSTALLATION OF WATER	canceled			0.00
PW-07-11-0085	11/26/2007	2901 PONCE DE LEON BLVD	UTILITIES (MIAMI DADE WATER & SEWER) PERMIT	INSTALLATION OF SEWER	canceled			0.00
PW-07-11-0107	11/28/2007	2901 PONCE DE LEON BLVD	DRY RUN SUBMITTAL	PAVING, GRADING AND DRAINAGE	canceled			0.00
PW-08-01-0931	01/23/2008	2901 PONCE DE LEON BLVD	UTILITIES (FPL) PERMIT	INSALL UG FEED TO EXISTING DUPLEX PAD MTD TRANSFORMER \$315	final	01/28/2008	06/20/2008	0.00
PW-08-02-0741	02/19/2008	2901 PONCE DE LEON BLVD	DRY RUN SUBMITTAL	PAVING, GRADING AND DRAINAGE TRAFFIC SINGNAGE AND PAVEMENT MARKING PLANS	canceled			0.00
PW-08-03-0606	03/14/2008	2901 PONCE DE LEON BLVD	UTILITIES (FPL) PERMIT	REMOVAL OF FPL FACILITIES PER CUSTOMER REQUEST DAVID 305-377-6107 REQUEST #3067392 \$415	final	03/24/2008	03/24/2008	0.00
PW-08-03-0920	03/21/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	OBSTRUCTION OF PARKING LANES	canceled			0.00
PW-08-04-0615	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF 33728 JUNE/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0625	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040615 JULY/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0631	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040625 AUGUST/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0635	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040631 SEPTEMBER/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0638	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040635 OCTOBER/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0645	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040638 NOVEMBER/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0647	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040645 DECEMBER/07	final	04/10/2008	04/10/2008	0.00
PW-08-04-0649	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040647 JANUARY/08	final	04/10/2008	04/10/2008	0.00
PW-08-04-0654	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040649 FEBRUARY/08	final	04/10/2008	04/10/2008	0.00
PW-08-04-0655	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOO/CHAIN LINK FENCE ON R.O.W	final	04/10/2008	04/10/2008	0.00

		DE LEON BLVD		RENEWAL OF PW08040654 MARCH/08				
PW-08-04-0656	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040655 APRIL/08	final	04/10/2008	04/10/2008	0.00
PW-08-04-0658	04/10/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040656 MAY/08	final	04/10/2008	04/01/2010	0.00
PW-08-04-0877	04/16/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	SANITARY SEWER BY PASS ON GALIANO BETWEEN PALERMO AND ALMERIA	final	04/21/2008	04/21/2008	0.00
PW-08-04-1307	04/24/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, GRADING AND DRAINAGE THIS IS MASTER PERMIT NO. NO FEES COLLECTED WORK DONE ON SEPARATE PERMITS	issued	10/22/2008		0.00
PW-08-05-0648	05/12/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER DISTRIBUTIUN ON PALERMO AVE AND GALIANO STREET	final	05/12/2008	05/12/2008	0.00
PW-08-05-0651	05/12/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	SEWER ON PALERMO AVE AND GALIANO STREET	final	05/12/2008	05/12/2008	0.00
PW-08-05-0657	05/12/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, GRADING	final	05/12/2008	03/10/2010	0.00
PW-08-05-0659	05/12/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	DRAINAGE ON PALERMO AVE AND GALIANO STREET	final	05/12/2008	05/12/2008	0.00
PW-08-05-0689	05/12/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER, PAVING, DRAINAGE BY PASS ON GALIANO BETWEEN PALERMO AND ALMERIA	canceled	05/12/2008		0.00
PW-08-05-0726	05/13/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	SEWER FOR BLOCK 23	final	05/13/2008	05/13/2008	0.00
PW-08-05-0732	05/13/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER BLOCK 23	final	05/13/2008	07/01/2008	0.00
PW-08-05-0950	05/15/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08040658 JUNE/08	final	05/15/2008	05/15/2008	0.00
PW-08-06-1132	06/20/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, GRADING RENEWAL OF PW08050657	issued	06/20/2008		0.00
PW-08-06-1135	06/20/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	DRAINAGE ON PALERMO AVE AND GALIANO STREET RENEWAL OF PW08050659	final	06/20/2008	06/20/2008	0.00
PW-08-06-1139	06/20/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08050950 JULY/08	final	06/20/2008	06/20/2008	0.00
PW-08-06-1144	06/20/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	SEWER FOR BLOCK 23 ADDITIONAL 395'	canceled	06/20/2008	06/20/2008	0.00
PW-08-07-0835	07/16/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	SEWER FOR BLOCK 23 RENEWAL OF PERMIT NO. PW08050726	final	07/16/2008	07/16/2008	0.00
PW-08-07-0840	07/16/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	DRAINAGE ON PALERMO AVE AND GALIANO STREET RENEWAL OF PERMIT NO. PW08061135	final	07/16/2008	07/16/2008	0.00
PW-08-07-0844	07/16/2008	2901	OBSTRUCTION OF	TEMPORARY WOOD/CHAIN	canceled	07/16/2008		0.00



		PONCE DE LEON BLVD	ROW W/FENCE PERMIT	LINK FENCE ON R.O.W RENEWAL OF PW08040658					
PW-08-07-0863	07/16/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08061139	final	07/16/2008	03/29/2010	0.00	
PW-08-07-1113	07/21/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	DRAINAGE INSTALLATION PORTION OF COCONUT GROVE DRIVE AND MALAGA AVE.	final	07/22/2008	07/29/2008	0.00	
PW-08-07-1166	07/22/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF SEPTEMBER/08	final	07/22/2008	10/22/2008	0.00	
PW-08-08-0204	08/04/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, GRADING AND SWK RENEWAL OF PERMIT PW08050657 NEW PERMIT NO PW08080206	canceled			0.00	
PW-08-08-0206	08/04/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, AND SWK ON GALIANO RENEWAL OF PERMIT PW08061132	final	08/04/2008	08/04/2008	0.00	
PW-08-09-0220	09/04/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	STORM DRAINAGE, SANITARY SEWER ON COCONUT DRIVE	final	09/08/2008	09/08/2008	0.00	
PW-08-09-1323	09/26/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW08071166 OCTOBER/08	final	09/26/2008	09/26/2008	0.00	
PW-08-09-1324	09/26/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08070863 SEPTEMBER/08	final	09/26/2008	09/26/2008	0.00	
PW-08-09-1325	09/26/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW PERMIT	PAVING, AND SWK ON GALIANO AND PALERMO RENEWAL OF PERMIT PW08080206 PERMIT WAS EXTENDED	final	09/26/2008	09/26/2008	0.00	
PW-08-10-0634	10/10/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER DISTRIBUTIION AND PAVING MALAGA AVE AND COCONUT GROVE DR	final	10/24/2008	10/24/2008	0.00	
PW-08-10-0985	10/17/2008	2901 PONCE DE LEON BLVD	RESURFACING EXISTING ASPHALT PAVING	PAVING GRADING ON COCONUT GROVE DRIVE FROM PALERMO TO MALAGA	canceled			0.00	
PW-08-10-1420	10/22/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08091324 OCTOBER/2008	final	10/22/2008	10/22/2008	0.00	
PW-08-10-1423	10/22/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08101420 NOVEMBER/08	final	10/22/2008	03/31/2010	0.00	
PW-08-10-1426	10/22/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW08091323 NOVEMBER/08	final	10/22/2008	04/01/2010	0.00	
PW-08-10-1610	10/24/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW08101426 DECEMBER/08	final	10/24/2008	10/24/2008	0.00	
PW-08-11-0876	11/19/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER AND DRAINAGE INSTALLATION ON PONCE DE LEON BLVD.	final	11/19/2008	11/20/2008	0.00	
PW-08-11-1243	11/26/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08101423 DECEMBER/08	final	11/26/2008	03/26/2010	0.00	
PW-08-11-1245	11/26/2008	2901 PONCE	OBSTRUCTION OF ROW PERMIT	PAVING, AND SWK ON GALIANO AND PALERMO	final	11/26/2008	11/26/2008	2426.00	

		DE LEON BLVD		RENEWAL OF PERMIT PW08091325 PERMIT WAS EXTENDED					
PW-08-12-0762	12/05/2008	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	WATER INSTALLATION ON SEVILLA AVE	final	12/05/2008	12/05/2008	0.00	
PW-08-12-1496	12/22/2008	2901 PONCE DE LEON*	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08111243 JANUARY/09	final	12/22/2008	12/22/2008	0.00	
PW-08-12-1498	12/22/2008	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW08101610 JANUARY/09	final	12/22/2008	12/22/2008	0.00	
PW-09-01-1645	01/09/2009	2901 PONCE DE LEON BLVD	MAJOR ENCROACHMENTS PERMIT	APPLICATION FOR MAJOR ENCROACHMENT THIS APPLICATION WAS FOR OLD SPANISH VILLAGE GENERAL ENCROACHMENTS	final	03/10/2010	03/10/2010	0.00	
PW-09-01-2336	01/27/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW08121498 FEBRUARY/09	final	01/27/2009	01/27/2009	0.00	
PW-09-01-2339	01/27/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW08121496 FEBRUARY/09	final	01/27/2009	01/27/2009	0.00	
PW-09-02-1572	02/06/2009	2901 PONCE DE LEON BLVD	SEWER PERMIT-WATER LINES BY PRIVATE CONTRACTORS	STORM DRAINAGE REVISION ON SEVILLA AVE	canceled			0.00	
PW-09-02-2519	02/27/2009	2901 PONCE DE LEON BLVD	LANDSCAPE ENCROACHMENT PERMIT	LANDSCAPE INSTALLATION AT OLD SPANISH VILLAGE	canceled			0.00	
PW-09-03-1997	03/13/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW09012336 MARCH/09	final	03/13/2009	03/13/2009	0.00	
PW-09-03-1999	03/13/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW09012339 MARCH/09	final	03/13/2009	03/13/2009	0.00	
PW-09-04-2644	04/21/2009	2901 PONCE DE LEON BLVD	LANDSCAPE ENCROACHMENT PERMIT	INSTALATION OF OVERALL PLANTING PLAN STREETSCAPE PHASE I	issued	05/07/2009		0.00	
PW-09-05-2336	05/13/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W	canceled			0.00	
PW-09-05-2337	05/13/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W	canceled	05/13/2009		0.00	
PW-09-05-2339	05/13/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE 600 LF/3000 SF RENEWAL OF PW09031997 APRIL/09	final	05/13/2009	06/22/2009	0.00	
PW-09-06-2938	06/22/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	TEMPORARY WOOD/CHAIN LINK FENCE ON R.O.W RENEWAL OF PW09031999 APRIL/09	final	06/22/2009	10/08/2009	0.00	
PW-09-06-2939	06/22/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE RENEWAL OF pw09052339 MAY/09	final	06/22/2009	04/01/2010	0.00	
PW-09-08-3115	08/31/2009	2901 PONCE DE LEON BLVD	SIDEWALK REPLACEMENT PERMIT	SIDEWALK BUMP OUT AS REQUIRED BY WASA APPROVED BY JKAY AND RDELGADO	issued	08/31/2009		0.00	
PW-09-10-2466	10/08/2009	2901	OBSTRUCTION OF	TEMPORARY WOOD/CHAIN	final	10/08/2009	12/10/2012	0.00	

		PONCE DE LEON BLVD	ROW W/FENCE PERMIT	LINK FENCE ON R.O.W RENEWAL OF PW09062938 MAY/09					
PW-09-10-2469	10/08/2009	2901 PONCE DE LEON BLVD	OBSTRUCTION OF ROW W/FENCE PERMIT	OBSTRUCTION OF SIDEWALK WITH FENCE RENEWAL OF PW09062939 JUNE/09	final	10/08/2009	04/01/2010		0.00
PW-09-10-2823	10/15/2009	2901 PONCE DE LEON BLVD	SIDEWALK REPLACEMENT PERMIT	INSTALLATION OF SIDEWALK PAVERS PERMIT WAS NOT COMPLETED THE CONSTRUCTION PROJECT WAS CANCELED	issued	10/23/2009			0.00
PW-15-01-0142	01/06/2015	2901 PONCE DE LEON BLVD	DRC STREET AND ALLEY VACATION FEE	MEDITERRANEAN VILLAGE DRC ALLEY VACATION APPLICATION	final	01/26/2015	01/26/2015		0.00
PW-16-11-7509	11/21/2016	2901 PONCE DE LEON BLVD	UTILITIES (COMCAST) PERMIT	DIRECTIONAL BORE 1-2" HDPE CONDUIT	pending				0.00
RC-16-11-6642	11/04/2016	2901 PONCE DE LEON BLVD	BUILDING RE CERTIFICATION	CONSTRUCTION REGULATION BOARD CASE #16-5529 UNSAFE STRUCTURES FEE	approved				980.63
UP-16-10-7056	10/25/2016	2901 PONCE DE LEON BLVD	UPFRONT FEE	UPFRONT FEE FOR BL-16-10-7055, ROOF & MASONARY WALL REPAIR \$6,500	final	10/25/2016	10/25/2016		0.00
ZN-08-07-0664	07/11/2008	2901 PONCE DE LEON BLVD	REMOVABLE STORM PANELS & TRACKS	REMOVEABLE STORM PANELS \$755	final	07/18/2008	12/09/2008		0.00
ZN-16-10-6850	10/20/2016	2901 PONCE DE LEON BLVD	PAINT / RESURFACE FL / CLEAN	PRESSURE CLEAN, PATCH & PAINTING EXT WALLS TO MATCH EXISTING 6119 ( ANTIQUE WHITE) \$1,500	final	10/21/2016	11/14/2016		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 of Coral Gables  
Fire Department**

**Fire Prevention Division**  
2815 Salzedo Street, Coral Gables, FL 33134  
Fax (305) 460-5598

The items noted below are in violation of the Florida Fire Prevention Code and/or the Florida Administrative Code. Nothing in this report supersedes any previously written, still existing violations for this occupancy/building. You are directed to comply with corrective measures as indicated.

---

<b>Occupant Name:</b>	VACANT	<b>Inspection Date:</b>	7/1/2015
<b>Address:</b>	2901 Ponce De Leon Boulevard	<b>InspectionType:</b>	Vacant
<b>City:</b>	Coral Gables	<b>Inspected By:</b>	Madelaine Mendez 305-460-5563 mmendez@coralgables.com
<b>Suite:</b>		<b>Occ. Sq. Ft.:</b>	6600

---

No violations noted at this time.

**Company  
Representative:**

Vacant  
42084  
7/1/2015 3:12:01 PM  
Signature valid only in mobile-eyes documents

**Inspector:**

Vacant  
7/1/2015  
Madelaine Mendez  
42084  
7/1/2015 3:18:01 PM  
Signature valid only in mobile-eyes documents

Madelaine Mendez  
7/1/2015

CITY'S

EXHIBIT

3



The City of Coral Gables

Development Services Department

CITY HALL 405 BILTMORE WAY  
CORAL GABLES, FLORIDA 33134

4 25 2016

VIA CERTIFIED MAIL

91 7108 2133 3931 9043 5442

2901 PONCE LLC  
396 ALHAMBRA CIR #201  
CORAL GABLES, FL 33134

RE: 2901 PONCE DE LEON BLVD, CORAL GABLES, FL  
FOLIO # 03-4117-069-0240  
Recertification of Building 40 Years or Older

Gentlemen:

Miami-Dade County has notified this Department that the above referenced property address is forty (40) years old, or older, having been built in 1926.

In accordance with the Miami-Dade County Code, Chapter 8, Section 8-11(f), a Florida Registered Architect or Professional Engineer must inspect said building and a completed Recertification Report ("Report") must be submitted to this Department within ninety (90) calendar days from the date of this letter. In addition to the Report, a cover letter must state the property meets the requirement for the building recertification; no additional documents or photographs are necessary. Submittal of the Report does not constitute recertification; it must be approved.

In the event repairs or modifications are found to be necessary resulting from the recertification inspection, the Building Official is able to grant an extension of one hundred fifty (150) calendar days from the date of this letter for the owner to obtain the necessary permits and perform the repairs. Recertification will take place once a revised Report is submitted and all required permits are closed.

The Architect or Engineer chosen to perform the inspection may obtain the required Form, "Minimum Inspection Procedural Guidelines for Building Recertification," from the following link: [http://www.miamidade.gov/pa/property\\_recertification.asp](http://www.miamidade.gov/pa/property_recertification.asp). The Recertification Report fee of \$380.63 and the Filing fee of \$2.45 per document page shall be submitted to the Development Services Department, 405 Biltmore Way, 3<sup>rd</sup> Floor, Coral Gables, Florida, 33134.

Failure to submit the required Report within the allowed time will result in the referral of this matter to the City's Construction Regulation Board without further notice. The Board may impose fines of \$250.00 per day for each day the violation continues. Note an Administrative fee of \$600.00 is incurred when the case is referred to the Board.

Any questions may be directed to the Building Services Coordinator at (305) 460-5250. Thank you for your prompt consideration.

Sincerely,

Peter J. Iglesias, P.E.  
Building Official

CITY'S Composite

EXHIBIT 4

**BEFORE THE CONSTRUCTION REGULATION BOARD**  
**FOR THE CITY OF CORAL GABLES**

CITY OF CORAL GABLES,  
Petitioner,

Case No. 16-5529

vs.

2901 PONCE, LLC  
396 Alhambra Circle, Suite 201  
Coral Gables, Florida 33134-5007

Return receipt number:

91 7108 2133 3932 7093 3943

Respondent.

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

Date: November 28, 2016

Re: **2901 Ponce de Leon Boulevard**, Coral Gables, Florida 33134-6831 and legally described as PONCE PLACE VILLAS EAST, according to the Plat thereof, as recorded in Plat Book 168 – 042 T – 22906 TR A, of the Public Records of Miami-Dade County, Florida; and having folio number 03-4117-069-0240 ("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-I 86(j)(13) 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.

**Therefore, this matter is set for hearing before the City's Construction Regulation Board ("Board") in the Commission Chambers, City Hall, 405 Biltmore Way, Coral Gables, Florida 33134, on December 12, 2016, 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 Belkys Garcia, Secretary to the Board, at City of Coral Gables, Development Services Department, 405 Biltmore Way, 3rd Floor, Coral Gables, FL 33134, bgarcia@coralgables.com, tel: (305) 460-5229. The Development Services Department's hours are Monday through Friday, 7:30 a.m. to 3:30 p.m., tel: (305) 460-5235.

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.

  
Belkys Garcia, Secretary to the Board

#### ADA 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.

Presentations made to this Board are subject to the City's False Claims Ordinance, Chapter 39 of the City of Coral Gables Code.

**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.**

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 Labor Relations and Risk Management (E-mail: [relejabarrieta@coralgables.com](mailto: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](mailto:relejabarrieta@coralgables.com), Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

C:

2901 Ponce, LLC, c/o Jose Antonio Perez Helguera, 2601 S. Bayshore Drive, Suite 1215, Miami, FL 33133-5467  
Certified Roofing Specialists, Inc., 3440 N.W. 25<sup>th</sup> Avenue, Pompano Beach, FL 33069-1063  
Certified Roofing Specialists, Inc., c/o Eugene O.Fall, 3251 S.E. St. Lucie Boulevard, Stuart, FL 34997-5427  
C&S Paint and Wallpaper, Inc., 660 N.W. 125<sup>th</sup> Street, North Miami, FL 33168-2612  
C&S Paint and Wallpaper, Inc., c/o Mark A. Llerena, 1550 N.E. 103<sup>rd</sup> Street, Miami Shores, FL 33138-2628  
Amaralto Concrete Pump, Inc., 12700 N.W. 15<sup>th</sup> Street, Miami, FL 33182-1400  
Amaralto Concrete Pump, Inc., P.O. Box 940130, Miami, FL 33194-0130  
Amaralto Concrete Pump, Inc., c/o Maria Elena Llizo, 19966 S.W. 220<sup>th</sup> Street, Miami, FL 33170



CITY OF CORAL GABLES  
DEVELOPMENT SERVICES DEPARTMENT  
Affidavit of Posting

Complaint Case #: 16-5529

Title of Document Posted: Construction Regulation Board Case

I, Eduardo MARTIN, DO HEREBY SWEAR/AFFIRM THAT  
THE AFOREMENTIONED NOTICE WAS PERSONALLY POSTED, BY ME, AT THE  
ADDRESS OF 2901 Ponce de Leon Blvd., ON 11-28-16  
AT 10:40 am.

Eduardo MARTIN  
Employee's Printed Name

Eduardo Martin  
Employee's Signature

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

Sworn to (or affirmed) and subscribed before me this 28<sup>th</sup> day of November, in  
the year 20 16, by Eduardo Martin who is personally known to  
me.

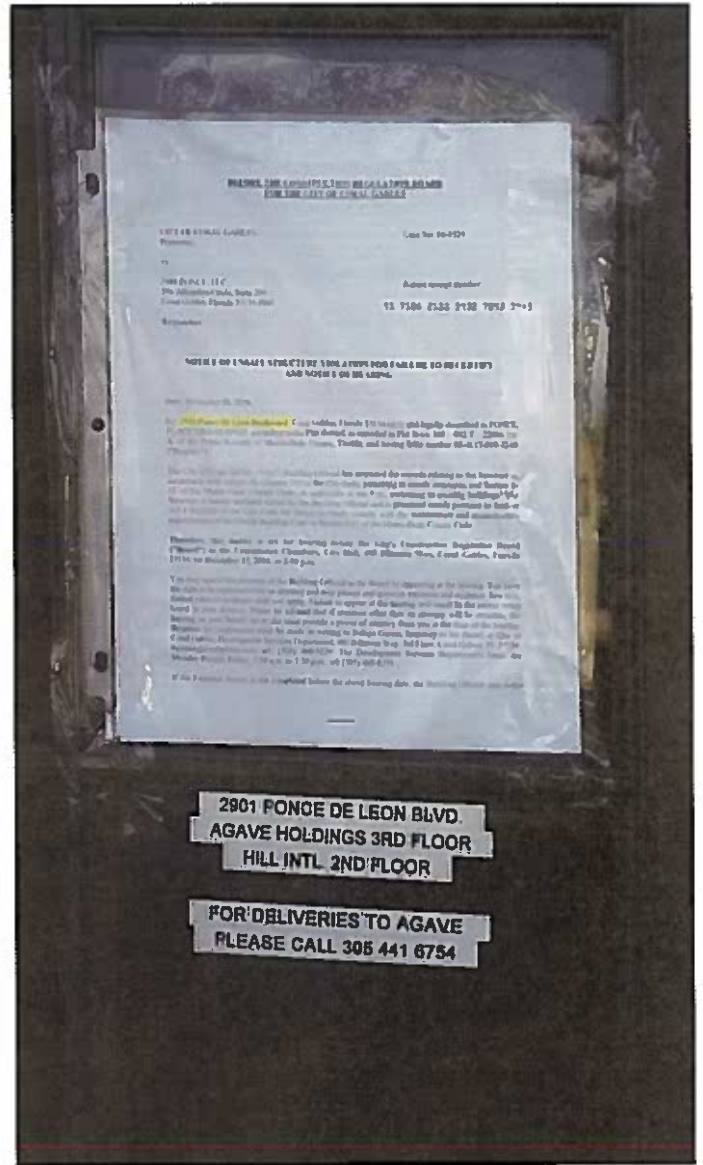
My Commission Expires:



Belkys Garcia  
Notary Public



2901 Ponce de Leon Boulevard





CFN 2012R0899120  
 OR Bk 28399 Pgs 4184 - 4186; (3pgs)  
 RECORDED 12/14/2012 08:40:53  
 DEED DOC TAX 7.20  
 SURTAX 5.40  
 HARVEY RUVIN, CLERK OF COURT  
 MIAMI-DADE COUNTY, FLORIDA

**IN THE CIRCUIT COURT OF THE ELEVENTH JUDICIAL  
 CIRCUIT IN AND FOR MIAMI-DADE COUNTY, FLORIDA**

US CENTURY BANK  
 Plaintiff(s) / Petitioner(s)

VS.

PONCE CIRCLE DEVELOPERS (LLC) , et al.  
 Defendant(s) / Respondents(s)

**GENERAL JURISDICTION DIVISION**

Case No: 10063882CA01  
 Section: 22  
 Doc Stamps: \$7.20  
 Surtax: \$5.40  
 Consideration: \$1,200.00

**CERTIFICATE OF TITLE**

The undersigned clerk of the court certifies that a Certificate of Sale was executed and filed in this action on November 20, 2012, for the property described herein and that no objections to the sale have been filed within the time allowed for filing objections.

The following property in Miami-Dade County, Florida:

- SEE ATTACHMENT -

was sold to:

2901 PONCE, LLC, A FLORIDA LIMITED LIABILITY COMPANY  
 2601 South Bayshore Drive  
 Suite 1215  
 Miami, FL, 33133

WITNESS my hand and the seal of this court on December 10, 2012.



*Harvey Ruvin*

Harvey Ruvin, Clerk of Courts  
 Miami-Dade County, Florida

FILED FOR RECORD  
 2012 DEC 13 PM 2:50  
 CLERK, CIRCUIT COURT OF THE ELEVENTH JUDICIAL CIRCUIT  
 MIAMI-DADE COUNTY, FLA  
 CIVIL #112



DIVISION of  
**CORPORATIONS**  
an official State of Florida website

Department of State / Division of Corporations / Search Records / Detail By Document Number /

## Detail by Entity Name

Florida Limited Liability Company  
2901 PONCE, LLC

### Filing Information

<b>Document Number</b>	L12000124191
<b>FEI/EIN Number</b>	80-0853716
<b>Date Filed</b>	09/27/2012
<b>State</b>	FL
<b>Status</b>	INACTIVE
<b>Last Event</b>	CORPORATE MERGER
<b>Event Date Filed</b>	04/01/2014
<b>Event Effective Date</b>	NONE

### Principal Address

2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

### Mailing Address

2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

### Registered Agent Name & Address

PEREZ HELGUERA, JOSE ANTONIO  
2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

### Authorized Person(s) Detail

#### **Name & Address**

Title MGR

PEREZ HELGUERA, JOSE ANTONIO  
2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

Title MGR

FERNANDEZ ROUSSELON, HECTOR  
2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

Title MGR

MARTINEZ ALTAMIRANO, ALEJANDRO  
2601 S. BAYSHORE DRIVE, SUITE 1215  
MIAMI, FL 33133

**Annual Reports**

Report Year	Filed Date
2013	01/18/2013
2014	02/25/2014

**Document Images**

<a href="#">02/25/2014 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">01/18/2013 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">10/29/2012 -- LC Amendment</a>	<a href="#">View image in PDF format</a>
<a href="#">09/27/2012 -- Florida Limited Liability</a>	<a href="#">View image in PDF format</a>

## NOTICE OF COMMENCEMENT

A RECORDED COPY MUST BE POSTED ON THE JOB SITE AT TIME OF FIRST INSPECTION  
PERMIT NO. UP-16-10-7056 TAX FOLIO NO. 03-4117-069-0240

STATE OF FLORIDA  
COUNTY OF DADE

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement:

1. Legal description of property and street address: 2901 Ponce de Leon Blvd. , Coral Gables, FL 33134  
Ponce Place Villas East

2. Description of improvement: Misc. Roof repairs

3. Owner (s) name and address: 2901 Ponce LLC  
396 Alhambra Circle #201 - Coral Gables FL 33134  
Interest in property: Owner

Name and address of fee simple titleholder: \_\_\_\_\_

4. Contractor's name and address: Certified Roofing Specialists, Inc. , 3440 NW 25th Ave, Pompano Beach, FL 33069

5. Surety: (Payment bond required by owner from contractor, if any)

Name and address: \_\_\_\_\_

Amount of bond: \$ \_\_\_\_\_

6. Lender's name and address: \_\_\_\_\_

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13 (1) (a) 7., Florida Statutes: \_\_\_\_\_

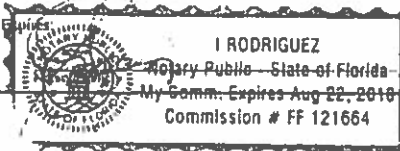
Name and address: \_\_\_\_\_

8. In addition to himself, Owner designates the following person (s) to receive a copy of the Lienor's Notice as provided in Section 713.13 (1) (b) 7., Florida Statutes: \_\_\_\_\_

Name and address: \_\_\_\_\_

9. Expiration date of this Notice of Commencement (the expiration date is 1 year from the date of recording unless a different date is specified)

  
Signature of Owner

STATE OF FLORIDA ) SS ) COUNTY OF MIAMI-DADE )	
Sworn to or affirmed and subscribed before me this <u>17<sup>th</sup></u> day of <u>Oct</u> , in the year <u>2016</u> by <u>I Rodriguez</u> who has taken an oath and is personally known to me or has produced _____ as identification.	
My Commission Expires _____	
	

Prepared by: Permit Express LLC

Address: 8 Briny Ave Apt 206  
Pompano Beach, FL 33062



DIVISION of CORPORATIONS  
an official State of Florida website

[Department of State](#) / [Division of Corporations](#) / [Search Records](#) / [Detail By Document Number](#) /

### Detail by Entity Name

Florida Profit Corporation  
CERTIFIED ROOFING SPECIALISTS, INC.

#### Filing Information

<b>Document Number</b>	M32935
<b>FEI/EIN Number</b>	59-2758076
<b>Date Filed</b>	06/02/1986
<b>State</b>	FL
<b>Status</b>	ACTIVE

#### Principal Address

3440 NW 25TH AVENUE  
POMPANO BEACH, FL 33069

Changed: 05/02/2005

#### Mailing Address

3440 NW 25TH AVENUE  
POMPANO BEACH, FL 33069

Changed: 04/08/2009

#### Registered Agent Name & Address

FALL, EUGENE O.  
3251 SE ST. LUCIE BLVD  
STUART, FL 34947

Address Changed: 04/08/2009

#### Officer/Director Detail

##### **Name & Address**

Title P

FALL, EUGENE O.  
3251 SE ST. LUCIE BLVD  
STUART, FL 34947

STUART, FL 34947

**Annual Reports**

<b>Report Year</b>	<b>Filed Date</b>
2014	03/20/2014
2015	03/09/2015
2016	03/24/2016

**Document Images**

<a href="#">03/24/2016 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/09/2015 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/20/2014 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">03/20/2013 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
<a href="#">01/31/2012 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
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<a href="#">02/23/1998 -- ANNUAL REPORT</a>	<a href="#">View image in PDF format</a>
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CFN 2016R0609353  
 OR BK 30277 Pg 424 (1Pgs)  
 RECORDED 10/21/2016 10:20:25  
 HARVEY RUVIN, CLERK OF COURT  
 MIAMI-DADE COUNTY, FLORIDA

## NOTICE OF COMMENCEMENT

A RECORDED COPY MUST BE POSTED ON THE JOB SITE AT TIME OF FIRST INSPECTION

PERMIT NO. \_\_\_\_\_ TAX FOLIO NO. 03-4117-069-0240

STATE OF FLORIDA  
 COUNTY OF DADE

THE UNDERSIGNED hereby gives notice that improvements will be made to certain real property, and in accordance with Chapter 713, Florida Statutes, the following information is provided in this Notice of Commencement:

1. Legal description of property and street address: 2901 Ponce de Leon Blvd Coral Gables, FL 33134 - 6831 - Ponce Place Villas East

2. Description of improvement: minor patches and touch up paint

3. Owner (s) name and address: 2901 Ponce LLC, 2901 Ponce de Leon Blvd Coral Gables, FL 33134

Interest in property: \_\_\_\_\_

Name and address of fee simple titleholder: N/A.

4. Contractor's name and address: Cet's Paint and Wallpaper, Inc, 660 NW 125th Street, North Miami, FL 33168

5. Surety: (Payment bond required by owner from contractor, if any)

Name and address: N/A.

Amount of bond: \$ N/A.

6. Lender's name and address: \_\_\_\_\_

7. Persons within the State of Florida designated by Owner upon whom notices or other documents may be served as provided by Section 713.13

(1) (a) 7., Florida Statutes: \_\_\_\_\_

Name and address: \_\_\_\_\_

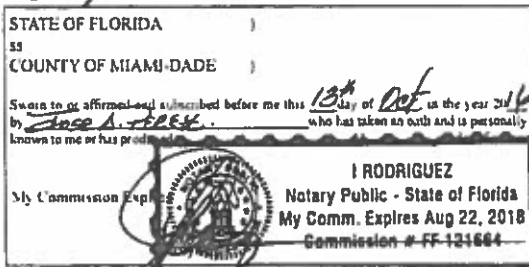
8. In addition to himself, Owner designates the following person (s) to receive a copy of the Lienor's Notice as provided in Section 713.13 (1)

(b) 7., Florida Statutes: 2901 Ponce LLC

Name and address: José A. Perez, 2901 Ponce de Leon Blvd, Coral Gables, FL 33134.

9. Expiration date of this Notice of Commencement (the expiration date is 1 year from the date of recording unless a different date is specified)

[Signature]  
 Signature of Owner



Prepared by: Vanessa Cabrera  
 Address: 660 NW 125th Street North Miami, FL 33168

Form 104





DIVISION of  
**CORPORATIONS**  
*an official State of Florida website*

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## Detail by Entity Name

Florida Profit Corporation  
C & S PAINT AND WALLPAPER, INC.

### Filing Information

**Document Number** P04000053157  
**FEI/EIN Number** 56-2449449  
**Date Filed** 03/25/2004  
**State** FL  
**Status** ACTIVE

### Principal Address

660 NW 125TH STREET  
NORTH MIAMI, FL 33168

Changed: 04/10/2012

### Mailing Address

660 NW 125TH STREET  
NORTH MIAMI, FL 33168

Changed: 04/10/2012

### Registered Agent Name & Address

LLERENA, MARK A  
1550 NE 103 STREET  
MIAMI SHORES, FL 33138

Address Changed: 04/10/2012

### Officer/Director Detail

#### **Name & Address**

Title PST

LLERENA, MARK A  
660 NW 125TH STREET  
NORTH MIAMI, FL 33168

NORTH MIAMI, FL 33168

Title VP

LLERENA, MARK A  
 660 NW 125TH STREET  
 NORTH MIAMI, FL 33168

**Annual Reports**

Report Year	Filed Date
2014	04/10/2014
2015	04/21/2015
2016	03/22/2016

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<a href="#">03/25/2004 -- Domestic Profit</a>	<a href="#">View image in PDF format</a>

Return to:  
Amaralto Concrete Pump, Inc.  
12700 NW 15 Street  
Miami, FL 33182

This instrument was prepared by:  
Arelis Llizo  
Amaralto Concrete Pump, Inc.  
12700 NW 15 Street  
Miami, FL 33182

**WARNING!**

**THIS LEGAL DOCUMENT REFLECTS THAT A CONSTRUCTION LIEN HAS BEEN PLACED ON THE REAL PROPERTY LISTED HEREIN. UNLESS THE OWNER OF SUCH PROPERTY TAKES ACTION TO SHORTEN THE TIME PERIOD, THIS LIEN MAY REMAIN VALID FOR ONE YEAR FROM THE DATE OF RECORDING, AND SHALL EXPIRE AND BECOME NULL AND VOID THEREAFTER UNLESS LEGAL PROCEEDINGS HAVE BEEN COMMENCED TO FORECLOSE TO OR DISCHARGE THIS LIEN.**

**CLAIM OF LIEN**

State of Florida  
County of MIAMI DADE

BEFORE ME, the undersigned Notary Public, personally appeared MARIA E LLIZO, PRESIDENT who was duly sworn and says that he/she is the lienor herein Amaralto Concrete Pump, Inc. who address is 12700 NW 15 Street Miami, FL 33182 and that in accordance with a contract with BC ARVIZU, lienor furnished labor, services and materials consisting of CONCRETE AND CONCRETE BLOCKS, LABOR AND/OR MATERIAL on the following property in MIAMI DADE County, Florida;

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION  
A/K/A 3002 COCONUT GROVE DR-CORAL GABLES, FL 33134  
NOC FILED 2/16/16 OR 29963 PG 1851

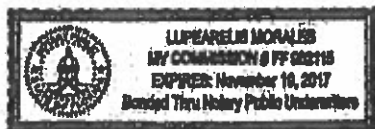
Owned by AGAVE PONCE, LLC, a Florida limited liability company, a total value of Five Thousand Four Hundred Forty and 31/100 Dollars (\$5,440.31) of which there remains unpaid balance of \$5,440.31, and furnished the first of the items on 3/2/2016 and the last of the items on 5/13/2016; and (if the lien is claimed by one not in privity with the owner) that the lienor served his/her notice to owner on 4/11/2016 by certified mail 9407110200882980187638; and (if required) that the lienor served copies of the notice on the contractor on 4/11/2016, by certified mail 9407110200882980188581, and on the subcontractor on 4/11/2016, by US regular mail.


Amaralto Concrete Pump, Inc.

  
By: MARIA E LLIZO, PRESIDENT

State of Florida  
County of MIAMI DADE

SWORN before me this 4 day of August 2016, by MARIA E LLIZO, PRESIDENT for Amaralto Concrete Pump, Inc., he/she is personally known to me or who has produced N/A as identification and did/did not take an oath.



  
Notary Public, State of Florida  
My Commission Expires: 11/10/17



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## Detail by Entity Name

Florida Profit Corporation  
AMARALTO CONCRETE PUMP INC.

### Filing Information

Document Number	F11311
FEI/EIN Number	59-2045867
Date Filed	12/16/1980
State	FL
Status	ACTIVE
Last Event	CANCEL ADM DISS/REV
Event Date Filed	10/02/2006
Event Effective Date	NONE

### Principal Address

12700 N.W. 15 STREET  
MIAMI, FL 33182

Changed: 05/04/2005

### Mailing Address

P. O. BOX 940130  
MIAMI, FL 33194

Changed: 08/16/2005

### Registered Agent Name & Address

LLIZO, MARIA ELENA  
19966 SW 220 STREET  
MIAMI, FL 33170

Address Changed: 10/02/2006

### Officer/Director Detail

#### **Name & Address**

Title P

LLIZO, AMADO  
19431 SW 133 AVENUE  
MIAMI, FL 33177

Title EVP

LLIZO, MARIA  
19976 SW 220 STREET  
MIAMI, FL 33170

Title VT

LLIZO, ALEXIS  
19966 SW 220 STREET  
MIAMI, FL 33170

Title V

LLIZO, ARMANDO  
19966 SW 220 STREET  
MIAMI, FL 33170

**Annual Reports**

Report Year	Filed Date
2014	04/25/2014
2015	04/06/2015
2016	03/18/2016

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