



Finance and Administrative Services Department
RECORDS, TAXES, AND TREASURY DIVISION -- Tax Deed Section
115 S. Andrews Avenue, Room A-100 • Fort Lauderdale, Florida 33301 • taxdeeds@broward.org

<<print_date>>

(TD #<<deed_app_number>>) <<deed_sale_date>> SURPLUS NOTICE
<<title_search_entity_name>>
<<title_search_entity_address>>

NOTICE OF TAX DEED SURPLUS:
(Prior 10/1/18 Applications)

TAX DEED: <<deed_app_number>> SALE DATE: <<deed_sale_date>> PROPERTY I.D: <<account_number>>

LEGAL DESCRIPTION: <<title_search_full_legal>>

PLEASE NOTE: If you no longer have interest in the property described above please disregard this letter.

Pursuant to Chapter 197, F.S., the above-referenced property was sold at public sale on <<deed_sale_date>>. Surplus of \$<<deed_sale_overbid_amount>> shall be retained by this office for the benefit of persons described in F.S. § [197.522](#) (1)(a), except those persons described in F.S. § [197.502](#) (4)(h), as their interests may appear. Qualified claimants are encouraged to file their claims immediately upon receipt of this notice in order to initiate the surplus distribution process.

Money paid to the tax collector that has not been claimed for more than 1 year after it became payable or distributable, it is presumed unclaimed as defined in s. [717.113](#), and shall be remitted to the State pursuant to F.S. [717.117](#), or interpleaded to the 17th Judicial Court.

These funds will be used to satisfy in full, to the extent possible, each senior lien on the property before considering distribution of any funds to any junior lien or previous property owner(s).

For your claim to be processed, the following documents must be returned with the enclosed affidavit which must be completed in all its applicable parts and notarized.

- (1) Evidence of your lien or entitlement to the surplus, and amount currently due (i.e. bills, statements, agreements, account balances, promissory notes, mortgage documents).
- (2) If you are an attorney, an affidavit, assignment of rights, power of attorney, contract, or any document attesting that you are representing your client must be submitted with the claim together with a copy of a valid Government issued I.D. and a valid phone number of the client.
- (3) A claim submitted through a Power of Attorney on behalf of any individual granting the power of attorney (such as, previous property owner) or a claim submitted directly from the previous property owner or a lien holder **MUST** also be accompanied by a copy of a valid Government issued I.D. and a valid phone number.
- (4) We accept only original documents with wet signatures.

RECORDS, TAXES, & TREASURY DIVISION
Broward County, Florida

Rev. 4/30/2021

Statement of Claim

In Re: Tax Deed File No. _____

Folio No. _____

STATE OF _____

COUNTY OF _____

Description of Property:

1. I hereby submit my claim for tax deed surplus held by the County Administrator from the sale of property which was sold under Tax Deed Sale held pursuant to Chapter 197, Florida Statutes; and that such ownership of record was continuous and unbroken from the date it acquired title to said property, up to and including the date of aforesaid sale; & that at the date of said sale & at the present time, it has the equitable & legal interest & expenses, incurred by the County Administrator of Broward County on _____.(Date of Sale)

2. I am making a claim in the amount of \$ _____.

3. I am entitled to the surplus being held by the County Administrator by virtue of my interest in the property as (check one) ___ Owner ___ Lienholder ___ Mortgage Holder ___ other. Copies of documentation showing my interest in the property are attached and made a part hereof. **(If you are a mortgage holder, please attach a payoff statement, reflecting payments made, the amount still owed, and calculated interest on the amount still owed.)**

4. I hereby make claim to the surplus proceeds generated from the sale in the amount set forth in paragraph 3 above. I understand that the County Administrator will subtract their fees from the sale pursuant to the Florida statutes. I further understand that if I am making a claim as the owner of the property, any valid liens and mortgages in the property will be paid before I am entitled to any of the surplus. I also understand the County Administrator may hold the funds for one (1) year before determining who is entitled to payment.

5. If I am making a claim as the owner of the property before the sale, and there are mortgages or liens shown on the Ownership & Encumbrance Report in the Tax Deed Sales file, I understand that I will need to submit further documentation to the County Administrator, proving that any mortgages or liens reflected on the Ownership & Encumbrance Report have either been satisfied, or prove by affidavit that they do not encumber the property sold by the County Administrator.

Before me, the undersigned authority, personally appeared _____, who first being duly sworn, depose and say:

My name is _____. I am over the age of eighteen (18) years.

Signature of Claimant

FURTHER, AFFIANT SAYETH NAUGHT.

(IF A CORPORATION, PLEASE INCLUDE CORPORATE SEAL AND ATTACH CORPORATE DOCUMENTS)

MAIL CHECK TO:

CONTACT NAME / PHONE NUMBER IN REFERENCE TO CLAIM:

Name Phone Number

Individual Acknowledgement

State of FLORIDA

County of _____

The foregoing instrument was acknowledged before me this _____ day of

_____, 20_____ by _____, who

Is personally known to me or _____ who produced a _____ as identification, regarding the attached instrument described as _____, and to whose signature(s) this notarization applies.

Notary public signature

Notary public printed name

Corporate Acknowledgement

State of FLORIDA

County of _____

The foregoing instrument was acknowledged before me this _____ day of

_____, 20_____ by _____, of

Name of officer, title name

_____ Corporation, on behalf of the corporation state or place of incorporation, He/she,

Is personally known to me or _____ who produced a _____ as identification, regarding the attached instrument described as,

_____, and to whose signature(s) this notarization applies.

Notary public signature

Notary public printed name