



January 18, 2024

VIA U.S. CERTIFIED MAIL & EMAIL:

manager@pinecrest-fl.gov

Ms. Yocelyn Galiano
Village Manager
Office of the Village Manager
Village of Pinecrest
12645 Pinecrest Parkway
Pinecrest, Florida 33156

Re: 6305 SW 128 Street, Pinecrest, FL
Folio No. 20-5013-006-0500
Description/Case No. 2010-0655
Customer# 699
Invoice No. 2012-00000020
Customer Statement: 04/30/12 w/ Stm. Date: 06/30/22
Amount: \$202,810.68

Dear Ms. Galiano:

We represent the current owner, Pinecrest 6305, LLC ("Pinecrest 6305"), of the property located at 6305 SW 128 Street, Pinecrest, FL ("Property"). The prior owner was Worldwide Features, a Panamanian corporation ("Worldwide Features"). Prior to Worldwide Features, the owners of the Property were Ignacio Barrera and Esther Barrera (collectively "Barrera").

We have been apprized that the Property has an outstanding indebtedness of approximately \$202,810.68 per a Customer Statement that was received on or about the end of June, 2022, stemming from a Special Master Order in case number 2010-0655, entered on February 6th, 2012. *See Composite Exhibit "A."* The Customer Statement indicates that it was issued on June 30, 2022 and the invoice, #2012-00000020, was dated April 30, 2012. This resulted from an Expired Permit issued to Barrera and Allstate Engineering Co. for interior improvements to the Property. *See attached Village of Pinecrest's permit screenshot, Composite Exhibit "___."* Barrera was the owner of the Property prior to Worldwide Features. Worldwide Features has no relation with Allstate Engineering Co. Pinecrest 6305 is seeking to mitigate and cure any and all outstanding issues related to the Property, inclusive of the civil penalties.

I was advised to contact you with regards to our inquiry as to mitigating the civil penalties per the Customer Statement. I was also advised that it would be necessary to appear before the Village Council for the purposes of making a plea for mitigation. The circumstances and matters related to this and contained herein reflect good cause for the violation(s) not having been cured

on an earlier date and the hardship that has prevented Worldwide Features from being able to timely correct the issue. Pinecrest 6305 respectfully requests that a lien mitigation case for the Property be added to the agenda of the Village Council Meeting.

History of the Violation & Actions Taken to Correct Them

Upon information and belief, the Property was initially sold as improved on July 12th, 2001 to Larry Major for Six Hundred Sixty Five Thousand and 00/100 Dollars (\$665,000.00). Thereafter, it was sold to Barrera on June 21st, 2004 for Nine Hundred Ten Thousand and 00/100 Dollars (\$910,000.00). Further and on or about July 5th, 2005, Barrera was issued Permit Number MAST20050147 for interior remodeling, which expired on September 3rd, 2009. Additional, Sub-Permits were also issued on or about that time that may also have expired (collectively, "Expired Permit").

The violation arose from the expiration of a building permit for interior remodel. The gravity in this case of the violation was not significant in comparison to other issues such as if the Expired Permit had been for structural or other work which would clearly pose a life safety issue. *See Composite Exhibit "B."* From documents we have obtained, it seems that Barrera had a falling out with his contractor for nonpayment or otherwise. We have been advised that Barrera while experiencing financial difficulties halted the construction that had been undertaken per the Expired Permit. All of the foregoing was unbeknownst to Worldwide Features at the time the Property was transferred to it. The Property was sold to Worldwide Features on August 7th, 2009 for Nine Hundred Thousand and 00/100 Dollars (\$900,000.00). *See Deed, attached as Exhibit "C."* Note that the Deed provides that the Grantee was Worldwide Features, Inc., a **Panamanian corporation** (*Bold added for emphasis.*).

Worldwide Features retained an attorney/closing agent to handle the closing on its behalf and to perform the customary diligence associated with the purchase of residential property. The closing statement for the purchase reflects that there was an abstract or title search, and searches for municipal/county liens, violations and open/expired permits. *See attached Closing Statement, Exhibit "D."* Yet and at no time prior to or at closing was Worldwide Features informed or advised that the Property had any municipal/county liens, violations or open/expired permits. This was compounded due to the Property remaining vacant since the date of the Closing through the present. Consequently, the beneficial owners of Worldwide Features were not apprised of any issue provided in notices, correspondence and documents mailed to or posted at the Property. Further compounding the issue, notices, correspondence and documents were and continue to be mailed to Mary Ellen Green Hettinger, a person that is unknown and unrelated to Worldwide Features.

Mary Ellen Green Hettinger was affiliated with Worldwide Features, Inc., a **Florida corporation** (*Bold added for emphasis.*). Worldwide Features, Inc., a Florida corporation, was voluntarily dissolved on March 5, 1990 per the Florida Division of Corporation's website screenshot. *See Exhibit "E."* Worldwide Features is a Panamanian corporation. These two companies are wholly unrelated.

Village of Pinecrest's records reflect that it may have been aware of the foregoing (*See Exhibit "E"* notation "mail returned that is mailed at this address.") Nonetheless between January 18, 2011 and June 2022, written notices, correspondence and documents were sent by mail or certified mail to the registered agent, Mary Ellen Green Hettinger, 5150 W Copans Rd., S-1176, Margate, FL 33063. This was the registered agent of the Florida entity. Hence, none of the beneficial owners of Worldwide Features received any of the Village of Pinecrest's written notices, correspondence and documents that were mailed to Mary Ellen Green Hettinger at said address.

The documents we have reviewed reflect that the Date of the Violation for Case Number 20100655 was March 24, 2011. The Special Master Order was entered on February 6, 2012. *See Exhibit "A."* All of this took place unbeknownst to Worldwide Features. The notices, correspondence and documents were being sent to the vacant Property and/or a person/company completely unrelated to Worldwide Features. *See Composite Exhibit "F."*

Upon information and belief, Mr. Carlos Lorefice¹, who was an officer of Worldwide Features became aware of the issue with the Expired Permit. Worldwide Features' beneficial owners were made aware of the issue with the Expired Permit and it was communicated to them that the improvements located on the Property had to be demolished. Worldwide Features' beneficial owners were not made aware until relatively recently that there were civil penalties accruing. Nonetheless, Worldwide Features demolished all of the improvements located on the Property. The violation was reparable and reversible as evidenced by Worldwide Features bringing the Property into compliance as of November of 2015.

From the records we have received, the improvements that Barrera had partially constructed were demolished in November of 2015. According to the Pinecrest Building Department and in regards to the Expired Permit, the Property became compliant on or about November 10, 2015 upon being demolished. At this point in time, the Property had already depreciated from the effects the real estate market crash and the effects it had on property values. Additionally, Worldwide Features' was a holding company for the Property, having no other assets or income stream. All costs related to the Property were and continue to be capitalized by the beneficial owners.

Additionally, the demolition of the improvements was at an immense loss to Worldwide Features' beneficial owners and the Property's value. Nonetheless, they sought to be in compliance and demolished the improvements on the Property without knowledge that there were any civil penalties owed to the Village of Pinecrest. Village Records', and Miami-Dade County Real Property Appraiser's records reflect that the Property at the time was improved with a two floor single family residence, with 4 beds and 4 baths, swimming pool, tennis court, having an adjusted square footage of 5,522. The cost of the demolition was approximately Forty Seven Thousand Six Hundred and 00/100 (\$47,600.00). Furthermore and when utilizing a very conservative replacement cost of \$275.00 per square foot as of 2015, it is unquestionable that

¹ Mr. Carlos Lorefice is no longer an officer of Worldwide Features and has not been so since on or about 2018. Mr. Lorefice at no time advised the beneficial owners of Worldwide Features of the civil penalties, and the history. The issue of the civil penalties for this matter remained unbeknownst to the beneficial owners of Worldwide Features until June of 2022.

there was a loss exceeding One Million and 00/100 Dollars (\$1,000,000.00). This does not account for the amount of the loss in today's market.

The property sometime thereafter was transferred on December 14, 2016 by Quit Claim Deed from Worldwide Features to Pinecrest 6305, LLC, a Delaware limited liability company. This was a transfer between related companies as said Deed reflects that "Worldwide Features, Inc., a Panamanian corporation is the owner of Pinecrest 6305, LLC, a Delaware limited liability company and therefore there is no change in beneficial ownership ..." *See attached Deed, Exhibit "G."*

Indicative that this matter would have been diligently addressed had the beneficial owners of Worldwide Features known of the issue, Pinecrest 6305 has promptly addressed and cured all matters known to it with the Village of Pinecrest. The address used of 2600 SW 3rd Avenue, STE 400, Miami, FL 33129 is the correct address for Worldwide Features and Pinecrest 6305. Note that the current and correct contact person for Worldwide Features is Ms. Ana Gonzalez at said address.

On or about June 27, 2022, Pinecrest 6305 received an envelope addressed to it at the foregoing address. The envelope contained the Village of Pinecrest's Customer Statement dated June 30, 2022, reflecting a balance due of \$202,810.68, addressed to Worldwide Features c/o Ellen Hettinger, 6305 SW 128 Street, Pinecrest, FL 33156. As previously mentioned, Ellen Hettinger is an unknown person and unrelated to Worldwide Features and Pinecrest 6305. Nonetheless by happenstance, Ms. Gonzalez received the envelope and immediately commenced to address the matter and notified the beneficial owners. Contemporaneously therewith, our firm was asked to assist with the matter. We contacted the Village of Pinecrest and were asked for the matters set forth herein, i.e. a history of the violation and actions taken to correct them. Due to the passage of time, there were very few sources of information and Mr. Lorefice, who once may have been able to shed some light is no longer affiliated in any manner with Worldwide Features or Pinecrest 6305. The facts and matters herein had to be researched, investigated and reconstructed. Please excuse the passage of time between June 27, 2022 and today's date.

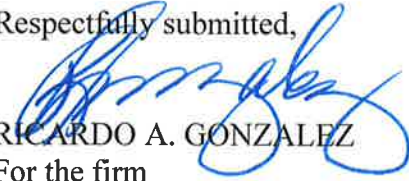
Request for Mitigation

For all of the foregoing reasons, Pinecrest 6305 respectfully requests a mitigation of the civil penalties/monies owed for Case No. 2010-0655 to the actual administrative fees and costs incurred and expended by the Village of Pinecrest. Curing the violations and demolishing the improvements to the Property resulted in an amount of loss to the beneficial owners of Worldwide Features in excess of One Million and 00/100 Dollars (\$1,000,000.00).

It is unclear from the Village of Pinecrest's records the amount that may be owed; inclusive and for example, whether or not fines stopped on November 10, 2015 when the Property became compliant per the satisfactory final demolition inspection. See Composite Exhibit "H," reflecting an exponential increase between August 31, 2015 and September 14, 2016, even though compliance been obtained as of November 10, 2015. Further clarity would be needed on this. Nonetheless, Pinecrest 6305 is hopeful that the amount claimed as owed will be mitigated. Pinecrest 6305 is a single asset limited liability company and has no stream of income.

Accordingly, Pinecrest 6305 would ask for a payment plan if the mitigated amount is greater than the actual administrative fees and costs incurred and expended by the Village of Pinecrest.

Respectfully submitted,


RICARDO A. GONZALEZ
For the firm

cc: Esther Cabrera
Code Compliance Officer
Building and Planning Department
Village of Pinecrest
ecabrera@pinecrest-fl.gov

Composite
EXHIBIT "A"



VILLAGE OF PINECREST

12645 Pinecrest Parkway, Pinecrest, Florida 33156

PINECREST 6305 LLC
2600 SW 3 Ave #400
Miami, FL 33129

MIAMI FL 330

28 JUN 2022 PM



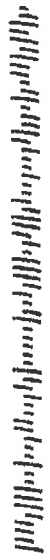
02 1P
000927773 JUN 27 2022
MAILED FROM ZIP CODE 33156

\$ 000.53⁰⁰

JUN 27 2022

MAILED FROM ZIP CODE 33156

33129-234300



Customer Statement



STATEMENT DATE: 06/30/2022
UNDESIGNATED BALANCE: \$0.00
BALANCE DUE: \$202,810.68

CUSTOMER#: 699
LAST STATEMENT DATE: 03/31/2022
LAST STATEMENT BALANCE: \$200,429.50

Worldwide Features c/o Ellen Hettinger
6305 SW 128 STREET
PINECREST, FL 33156

Current Invoice Aging Summary

Invoice No.	Invoice Date	Description	Current	30 Days	60 Days	90+Days
2012-00000020	04/30/2012	BC 2010-0655	0.00	0.00	0.00	202,810.68
			\$0.00	\$0.00	\$0.00	\$202,810.68

Our records indicate that the above referenced invoice is still unpaid. To prevent any additional late fees please remit the balance owed in full by the end of the current month. Failure to do so may result in additional charges.

Please remit payment to the following address:

Village of Pinecrest
12645 Pinecrest Parkway
Pinecrest, Florida 33156

Be sure to reference the invoice number on all payment documents. If you have any questions regarding this matter, please call the Finance office at (305)-234-2121 during normal business hours.

SPECIAL MASTER ORDER

VILLAGE OF PINECREST)
Petitioner)
vs.)
Worldwide Features, Inc.)
6305 Southwest 128 Street)
Pinecrest, Florida 33156)
Respondent(s))

CASE NO.: 2010-0655

Address of Violation: 6305 Southwest 128 Street, Pinecrest, Florida

Legal Description/Folio #: .87 AC RIDGELINE ESTS PB 50-97 LOT 7 BLK 6 of the Public Records of Miami-Dade County. Folio No. 20-5013-006-0500.

This cause having come before the Special Master for hearing, and based upon the evidence, the Special Master enters the following:

FINDINGS OF FACT

The Respondent(s) is/are the property owner(s) and has/have been properly noticed.

CONCLUSIONS OF LAW

The foregoing Findings of Fact constitute the Florida Building Code 109.1. Failure to obtain required inspection and Florida Building Code 105.4.1. Permit is expired. A new permit is required.

It is the order of the Special Master that:

The Village of Pinecrest has introduced evidence to substantiate the allegations contained on the Notice of Violation. The Respondent(s) was found to be in violation of the Florida Building Code 109.1 and Florida Building Code 105.4.1. The Respondent(s) shall have thirty (30) business days to obtain the appropriate permits and inspections as required and otherwise bring the property into compliance. If not, there shall be a fine of \$100.00 per day until brought into compliance. An Administrative fee of \$75.00 is assessed for this hearing.

If the fine is not paid or if compliance is not achieved, as noted above, it shall constitute a continuing violation with daily fines accruing and may be recorded in the Public Records of Miami-Dade County, Florida. Once recorded, the Order shall Constitute a Lien against the property upon which the violation exists or against any real or personal property of the violator pursuant to Chapter 162, Florida Statutes. The Village of Pinecrest may foreclose on any lien which remains unpaid after three (3) months. A person may appeal any decision made by the Special Master with respect to any matter considered at this hearing pursuant to Village of Pinecrest Code 2-146(N) and 2-147. An appeal shall be filed within thirty (30) days of the execution of the order to be appealed as stated in Florida Statute 162.11.

Done and ordered this 6th of February, 2012.

Special Master, Mark Buchbinder, Village of Pinecrest, Florida

STATE OF FLORIDA)

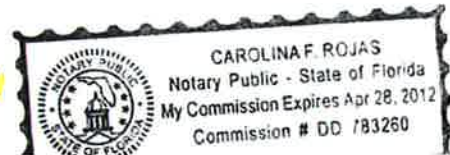
COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged before me this 6th day of February, 2012 by Mark Buchbinder who is personally known to me.

NOTARY PUBLIC, State of Florida

Carolina F. Rojas
NOTARY PUBLIC, State of Florida

CERTIFIED/RET RECPT 2010-2780-0001-9361-5851



LLAGE OF PINECRES
BUILDING AND PLANNING DEPARTMENT

MASTER PERMITS

MASTER PERMIT: 2005-0147 ISSUE DATE: 7/5/2005 PERMIT TYPE: BUILDING IMPROVEMENT TYPE: REMODEL ONLY CC:

FOLIO: 2050130060500 PROPERTY ADDRESS: 6305 SW 128 ST SUBDIVISION: RIDGELINE ESTS

LEGAL DESCRIPTION:

WORK DESCRIPTION:
INTERIOR REMODELING BATH & KITCHEN CABINETS 8/16/2006 GENERAL REVISION PARTIAL GARAGE
CONVERSION 9/19/2008 EXTENSION REQUEST 7/27/09 EXT FOR 90 DAYS PER LEO

PROPERTY OWNER:
IGNACIO BARRERA
6305 SW 128 ST
PINECREST FL 33156
305-815-1332

CONTRACTOR:
ALLSTATE ENGINEERING CO INC
2252 NW 82 AVE
MIAMI FL 33122

ZONING:
SQUARE FOOTAGE:
CURRENT USE: RESIDENTIAL
PROPOSED USE: RESIDENTIAL
VALUE OF WORK: \$25,000.00
TENANT INFO:
ASSESSED VALUE:
MALL UNIT NUMBER:
FLOOD ZONE:
BFE:
GROUP TYPE:
PERMIT STATUS: EXPIRED
EXP. DATE:
CALCULATE FEE BY: VALUE OF WORK

LICENSE SUSPENDED:
STATE LICENSE EXPIRE: 8/31/2010
COUNTY LICENSE EXPIRE: 9/30/2010
WC INSURANCE EXPIRE: 2/17/2010
GEN. LIABILITY EXPIRE: 10/14/2010
EXPIRED PERMITS HOLD:

ACTIVE CODE COMP: Yes

ACTIVE CODE COMPLIANCE CASES:

BC2010-0655

FILES STATUS/BATCH:
RECORDS ROOM

NOTES/COMMENTS:

8/24/2010-- PERMIT EXPIRED 9/3/2009, BC CASE #BC2010-0655, NOV SENT
PERMIT EXPIRED 9/3/2009
7/31/2009 EXTENTION FOR 90 DAYS PER LEO LLANOS. TILL 9/3/2009

6/1/2009- RECEIVED REQUEST FOR PERMIT EXTENSION

4/30/2009 COURTESY NOTICE EXP 6/3/2009

11/24/2008 COURTESY NOTICE TO EXP

10/15/2008 COURTESY NOTICE TO EXP 11/9/2008

COMPOSITE
EXHIBIT "B"

VILLAGE OF PINECREST
BUILDING AND PLANNING DEPARTMENT
CODE COMPLIANCE - COMPLAINT SCREEN

CASE NUMBER:

BC2010-0655

DATE/TIME RECEIVED:

8/24/2010 8:33:53 AM

RECEIVED BY:

CIVIL CITATION NUMBER:

INSPECTOR:

ALVAREZ, J

STATUS:

Active Pending Inspection
 Closed SM Hearing

HEARING DATE:

INSPECTED BY:

FOLIO:

PROPERTY ADDRESS:

6305 SW 128 ST

COMMERCIAL PROPERTY:

YES NO

LEGAL DESCRIPTION:

ZONING:

QUAD: N/S (ST) E/W (AVE)

VIOLATOR NAME AND ADDRESS:

ALLSTATE ENGINEERING CO INC

VIOLATOR PHONE:

CONTRACTOR:

2252 NW 82 AVE
MIAMI, FL

ALLSTATE ENGINEERING
CO INC

33122

CONTRACTOR LICENSE:

CBC035026

COMPLAINANT NAME/ADDRESS:

ANONYMOUS

COMPLAINT:

PERMIT 2005-0147 EXPIRED, NOV SENT

MAIL:

COMPLAINANT TELEPHONE:

REFERRED/GAVE INFO TO:

DUPLICATE COMPLAINT:

STATUS:

Active Pending Inspection
 Closed SM Hearing

HEARING DATE:

FINE AMOUNT OWED:

FINE PAID AMOUNT:

ID NAME:

BALANCE DUE:

FINE PAID DATE:

ID DRIVERS LICENSE NO.:

Permit Information

Permit # MAST20050147

Description: INTERIOR REMODELING BATH & []

Applicant: []

Approved: []

Issued: 07/05/2005

Final: JVL

Subtype: BUILDING

Expiration: 09/03/2009

Status: EXPIRED

Last Mod: 08/24/2010

Owner: IGNACIO BARRERA

Address: 6305 SW 528 ST

City/State/Zip: PINECREST FL

Tract: []

Block: []

Lot: []

Restrictions: []

Functions: Add Record, Duplicate Record, Edit Notes

Link to: Additional Site, Parent Project, Parent Permit, Sub-Permit, Sub-Case, Parent License

Valuation Details

Job Value: \$25,000.00

Charged: \$2,448.00

Paid: \$2,448.00

Due: \$0.00

Deposits Avail: \$0.00

Contracts (2)

Owner: IGNACIO BARRERA

Contractor: ALLSTATE ENGINEERING CO INC

Applicant: []

Inspections (11)

Inspection Type	Inspector	Scheduled Date	Time	Completed Date	Time	Result	Remark
GENERAL INSPECTION	LEO LLANOS	03/03/2008		03/03/2008		APPROVED	
GENERAL INSPECTION		09/22/2008		06/22/2008		APPROVED	
GENERAL INSPECTION		03/19/2008		03/19/2008		APPROVED	
SCREW INSPECTION - D	JORGE ALVAREZ	12/17/2007		12/18/2007		APPROVED	
INSULATION	MIKE WALSON	12/07/2007		12/10/2007		APPROVED	
FRAMING - 1ST FLOOR		11/20/2007		11/20/2007		REJECTED	
FRAMING - 1ST FLOOR	Figueras A	11/19/2007		11/20/2007		APPROVED	
COLUMN - 1ST FLOOR	JORGE ALVAREZ	09/19/2006		09/20/2006		APPROVED	
COLUMN - 1ST FLOOR	JORGE ALVAREZ	09/19/2006		09/19/2006		REJECTED	
SLAB - MISC. PATIO/G	JORGE ALVAREZ	08/31/2006		09/01/2006		APPROVED	

PermitTrak

Permit MAST20050147

No Parent Activities

Sub-Permits

SUB20071507 APR120

SUB20071071 APR120

SUB20060517 APR120

Sub-Cases

EC13-0224 APR120501

No Issues

WorkSpace

LandTRAK

PermitTRAK

ProjectTRAK

CodeTRAK

AECTRAK

LicenseTRAK

CPH TRAK

Reports

Database: CRR

User: ESTHER CARRERA

TRAKIT RELEASE: 2014.4.1



Prepared by and return to:
Norman T. Roberts, Esquire
NORMAN T. ROBERTS, P.A.
50 West Mashta Drive, Ste. 4
Key Biscayne, Florida 33149

CFN 20090606492
DR Bk 26985 Pg 2961; (1pg)
RECORDED 08/20/2009 12:50:41
DEED DOC TAX 5,400.00
HARVEY RUVIN, CLERK OF COURT
MIAMI-DADE COUNTY, FLORIDA
LAST PAGE

Parcel ID Number: 20-50130060500

Warranty Deed

This Indenture, Made this 7TH day of August, 2009 A.D., between Ignacio Barrera and Esther Barrera, husband and wife, whose post office address is: 5448 SW 62nd Avenue, Miami, Florida 33155, grantor, and Worldwide Features, Inc., a Panamanian corporation, whose address is: 6305 SW 128th Street, Miami, Florida 33156, grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of TEN AND NO/100 DOLLARS, (\$10.00), 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 Miami-Dade State of Florida to wit:

Lot 7, Block 6, RIDGELINE ESTATES, according to the map or plat thereof, as recorded in Plat Book 50, Page 97, of the Public Records of Miami-Dade County, Florida.

Subject to Conditions, restrictions, limitations and easements of records, if any, applicable zoning regulations and 2009 taxes and subsequent years.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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

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

Signed, sealed and delivered in our presence:

[Signature]
Printed Witness: NORMAN T. ROBERTS

[Signature] (Seal)
Ignacio Barrera

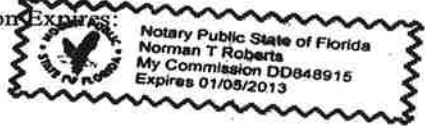
[Signature]
Printed Witness: JING JIANG

[Signature] (Seal)
Esther Barrera

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this 7TH day of August, 2009 by Ignacio Barrera, the husband of Esther Barrera, who is personally known to me or has produced his PASSPORT as identification.

My Commission Expires:

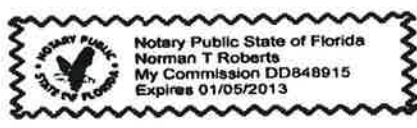


[Signature]
Notary Public

STATE OF FLORIDA
COUNTY OF MIAMI-DADE

The foregoing instrument was acknowledged before me this 7TH day of August, 2009 by Esther Barrera, the wife of Ignacio Barrera, who is personally known to me or has produced her FLA DRIVERS LICENSE as identification.

My Commission Expires:



[Signature]
Notary Public

Exhibit "C"

A. Settlement Statement

U.S. Department of Housing and Urban Development



OMB No. 2502-0265

B. Type of Loan

1 FHA 2 FmHA 3 Conv. Unins 4 VA 5 Conv. Ins. 6. File Number: WORLDWI 7. Loan Number 8. Mortgage Insurance Case Number

C. NOTE: This form is furnished to give you a statement of actual settlement costs. Amounts paid to and by the settlement agent are shown. Items marked "(p.o.c.)" were paid outside the closing; they are shown here for informational purposes and are not included in the totals.

D. NAME OF BORROWER: Worldwide Features, Inc., a Panamanian corporation

6305 SW 128th Street

ADDRESS OF BORROWER: Miami, Florida

E. NAME OF SELLER: Ignacio Barcra and Esther Barrera

ADDRESS OF SELLER:

F. NAME OF LENDER:

ADDRESS OF LENDER:

G. PROPERTY LOCATION:

6305 SW 128th Street
Miami, Florida

H. SETTLEMENT AGENT:

NORMAN T. ROBERTS, P.A.

PLACE OF SETTLEMENT: 50 WEST MASHITA DRIVE, KEY BISCAYNE, FL 33149

50 WEST MASHITA DRIVE, KEY BISCAYNE, FL 33149

I. SETTLEMENT DATE: 8/13/2009

J. SUMMARY OF BORROWER'S TRANSACTION		K. SUMMARY OF SELLER'S TRANSACTION	
100. GROSS AMOUNT DUE FROM BORROWER		400. GROSS AMOUNT DUE TO SELLER	
101. Contract sales price	900,000.00	401. Contract sales price	900,000.00
102. Personal property		402. Personal property	
103. Settlement charges to borrower (line 1400)	7,998.00	403.	
104.		404.	
105.		405.	
Adjustments for items paid by seller in advance:		Adjustments for items paid by seller in advance:	
106. City/town taxes	to	406. City/town taxes	to
107. County taxes	to	407. County taxes	to
108. Assessments	to	408. Assessments	to
109.	to	409.	to
110.	to	410.	to
111.	to	411.	to
112.	to	412.	to
120. GROSS AMOUNT DUE FROM BORROWER	907,998.00	420. GROSS AMOUNT DUE TO SELLER	900,000.00
200. AMOUNTS PAID BY OR IN BEHALF OF BORROWER		500. REDUCTIONS IN AMOUNT DUE TO SELLER	
201. Deposit of earnest money		501. Excess deposit (see instructions)	
202. Principal amount of new loan(s)		502. Settlement charges to seller (line 1400)	5,400.00
203. Existing loan(s) taken subject to		503. Existing loan(s) taken subject to	
204.		504. Payoff of first mortgage loan	733,913.16
		Wells Fargo Bank, NA	
205.		505. Payoff of second mortgage loan	148,967.61
		First Franklin Loan Services	
206. Principal amount of seller financing		506. Principal amount of seller financing	
207.		507.	
208.		508.	
209.		509.	
209a.		509a.	
209b.		509b.	
Adjustments for items unpaid by seller:		Adjustments for items unpaid by seller:	
210. City/town taxes	to	510. City/town taxes	to
211. County taxes 1/1/2009 to 8/13/2009	11,393.90	511. County taxes 1/1/2009 to 8/13/2009	11,393.90
212. Assessments	to	512. Assessments	to
213.	to	513.	to
214.	to	514.	to
215.	to	515.	to
216.	to	516.	to
217.	to	517.	to
218.	to	518.	to
219.	to	519.	to
220. TOTAL AMOUNTS PAID BY OR IN BEHALF OF BORROWER	11,393.90	520. TOTAL REDUCTIONS IN AMOUNT DUE SELLER	899,674.67
300. CASH AT SETTLEMENT FROM/TO BORROWER		600. CASH AT SETTLEMENT TO/FROM SELLER	
301. Gross amount due from borrower (line 120)	907,998.00	601. Gross amount due to seller (line 420)	900,000.00
302. Less amounts paid by/for borrower (line 220)	11,393.90	602. Less reductions in amount due seller (line 520)	899,674.67
303. CASH <input checked="" type="checkbox"/> From <input type="checkbox"/> To BORROWER	896,604.10	603. CASH <input checked="" type="checkbox"/> To <input type="checkbox"/> From SELLER	325.33

Exhibit "D"

Settlement Charges				Paid From Borrower's Funds At Settlement	Paid From Seller's Funds At Settlement
700	TOTAL SALES/BROKER'S COM. based on price	900,000.00 @	% =		
Division of Commission (line 700) as follows:					
701		to			
702		to			
703	Commission paid at Settlement				
704		to			
800. Items Payable In Connection With Loan					
801	Loan Origination Fee	%	to		
802	Loan Discount	%	to		
803	Appraisal Fee		to		
804	Credit Report		to		
805	Lender's Inspection Fee		to		
806	Mortgage Insurance Application Fee		to		
807			to		
808			to		
809			to		
810			to		
811			to		
812			to		
813			to		
814			to		
815			to		
900. Items Required By Lender To Be Paid In Advance					
901	Interest from 8/13/2009 to 9/1/2009	@	/day		
902	Mortgage Insurance Premium for	months	to		
903	Hazard Insurance Premium for	years	to		
904		years	to		
905		years	to		
1000. Reserves Deposited With Lender					
1001	Hazard insurance	months@	per month		
1002	Mortgage insurance	months@	per month		
1003	City property taxes	months@	per month		
1004	County property taxes	months@	per month		
1005	Annual assessments	months@	per month		
1006		months@	per month		
1007		months@	per month		
1008		months@	per month		
1009		months@	per month		
1100. Title Charges					
1101	Settlement or closing fee		to		
1102	Abstract or title search		to L.TIC/ Norman T. Roberts, P.A.	375.00	
1103	Title examination		to		
1104	Title insurance binder		to		
1105	Document preparation		to		
1106	Notary fees		to		
1107	Attorney's fees		to Norman T. Roberts, P.A.	2,750.00	
(includes above items numbers:					
1108	Title insurance		to L.TIC/ Norman T. Roberts, P.A.	4,575.00	
(includes above items numbers:					
1109	Lender's coverage: Risk Premium		INS AMT:		
1110	Owner's coverage: Risk Premium 4,575.00		INS AMT: 900,000.00		
1110a					
1111			to		
1112			to		
1113			to		
1200. Government Recording and Transfer Charges					
1201	Recording Fees: Deed \$10.00; L-Mortgage(s) ; S-Mortgage(s) ; Releases			10.00	
1202	City/county tax/stamps: Deed ; L-Mortgage(s) ; S-Mortgage(s)				
1203	State tax/stamps: Deed \$5,400.00; L-Mortgage(s) ; S-Mortgage(s)			5,400.00	
1204					
1205					
1300. Additional Settlement Charges					
1301	Survey		to		
1302	Pool Inspection		to		
1303	Roof Inspection		to		
1304	Lien search		to A-1 Title Support Services, Inc.	288.00	
1305			to		
1306			to		
1307			to		
1308			to		
1309			to		
1400	Total Settlement Charges (enter on lines 103, Section J and 502, SectionK)			7,998.00	5,400.00

I have carefully reviewed the HUD - 1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all receipts and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD - 1 Settlement Statement.

Worldwide Features, Inc., a Panamanian corporation
Borrower
Ignacio Barrera
Seller

205 SW 128th Street
The HUD-1 Settlement Statement which I have prepared is a true and accurate account of this transaction. I have caused the funds to be disbursed in accordance with this statement.
Settlement Agent
NORMAN T. ROBERTS, P.A.
Eslier Barrera
Seller

DATE: 8/13/2009
8/13/2009 Date
WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18 U.S. Code Section 1001 and Section 1010.
WORLDWIDE

FLORIDA DEPARTMENT OF STATE DIVISION OF CORPORATIONS



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Entity Name Search

[Events](#) [No Name History](#)

Detail by Entity Name

Florida Profit Corporation

WORLDWIDE FEATURES, INC.

Filing Information

Document Number	J90355
FEI/EIN Number	592850030
Date Filed	09/02/1987
State	FL
Status	INACTIVE
Last Event	VOLUNTARY DISSOLUTION
Event Date Filed	03/05/1990
Event Effective Date	NONE

Principal Address

% MARY ELLEN GREEN HETTINGER
5150 W. COPANS RD, S-1176
MARGATE FL 33063

Mailing Address

% MARY ELLEN GREEN HETTINGER
5150 W. COPANS RD, S-1176
MARGATE FL 33063

Registered Agent Name & Address

HETTINGER, MARY ELLEN GREEN
5150 W. COPANS RD
SUITE 1176
MARGATE FL 33063

← MAIL RETURNED THAT IS
MAILED TO THIS ADDRESS

Officer/Director Detail

Name & Address

Title PSD

HETTINGER, MARY ELLEN G.
2210 NW 39TH AVENUE
COCONUT CREEK FL

Title VD

HETTINGER, SCOTT EDWARD
2210 NW 39TH AVENUE
COCONUT CREEK FL

Annual Reports

Report Year Filed Date

Exhibit "E"

Village of Pinecrest
Building and Planning Division

FINE CALCULATION WORKSHEET

As of: 4/18/12

Building Case Number: BC2010-0655 ((REGISTERED AGENT)
Property Owner Name: WORLDWIDE FEATURES c/o MARY ELLEN HETTINGER
Folio Number: 20-5013-006-0500 5750 W. COPANS RD
Address of Violation: 6305 SW 128 ST SUITE 1176
Type of Violation: EXPIRED PERMIT MARGATE, FL 33063

Special Master Hearing date: 2/6/12

Compliance date (if applicable)
(fines stop date) _____

Special Master Order Posting
(or) mail service date: 2/9/12

Date of required compliance:
(given 30 working days to comply) 3/26/12

AS OF 4/18/12, the number of days = 23

FINE AMOUNT PER DAY: \$ 100

TOTAL: \$ 2,300.

ADMINISTRATIVE FEE: \$ 75.

TOTAL FINE DUE: \$ 2,375.

Composite Exhibit
"F"

VILLAGE OF PINECREST, FLORIDA
CODE COMPLIANCE SPECIAL MASTER

VILLAGE OF PINECREST,

CASE NO. BC2010-0655

vs.

Worldwide Features, Inc
6305 Southwest 128 Street
Pinecrest, Florida 33156

Address of Violation: **6305 Southwest 128 Street, Pinecrest, Fl**
Folio number: **20-5013-006-0500**

AFFIDAVIT OF NON-COMPLIANCE

BEFORE ME, the undersigned authority, personally appeared Leo Llanos, Building Official for the Village of Pinecrest, Florida, who, after being duly sworn, deposes and says:

1. On February 6, 2012, Special Master Mark Buchbinder entered an order compelling the aforesaid property owner to correct certain violation(s) of local ordinances. A copy of such order is attached hereto, as Exhibit A;
2. The compliance date of the order was March 26, 2012;
3. I inspected the aforesaid records on March 28, 2012, and found that the subject violation
 had *had not* been corrected;
4. I further inspected the Village of Pinecrest records on March 28, 2012, and found that accrued civil penalties, fees and/or other charges in the amount of \$ \$275.00 to date
 have *have not* been paid.
5. **NOTICE:** Violator(s) may file a written request for a Special Master Hearing (the Hearing) by mail, to the Building and Planning Department at 12645 Pinecrest Parkway, Pinecrest, Florida 33156. The Hearing shall be strictly limited to the amount of the continuing penalties based upon the length of time the violation continued to exist. Failure to request a Hearing within fourteen (14) days of the Certificate of Service of this affidavit shall constitute a waiver of the Violator's rights to the Hearing. The Violator(s) shall be liable for the reasonable costs of the Hearing if the Violator(s) are unsuccessful at the Hearing.

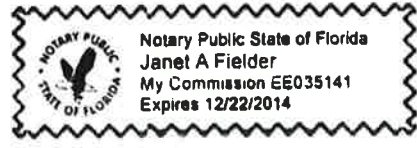
FURTHER AFFIANT SAYETH NOT:

DATED THIS 28 day of MARCH, 20 12.


Leo Llanos, Building Official

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged before me this 28 day of MARCH, 2012, by Leo Llanos, who is personally known to me.



Janet A Fielder
NOTARY PUBLIC, State of Florida

Certificate of Service

I hereby certify that a true and correct copy of the foregoing was sent via first class mail to Worldwide Features Inc & registered agent Mary Ellen Green Hettinger at 6305 SW 128 St, Pinecrest, FL 33156 & 5150 W. Copans Rd, Suite 1176, Margate, FL 33063, respectively, on this 29 day of MAR, 2012.

YLL
Leo Llanos, Building Official

Permit ^{MAY} 2005 47

COWNER INDIVIDUAL FEATURES

EXPIRES ON ^{SEPT} 9-3-9

POSTED ON ^{JAN} 1-18-12

SENT TO REGISTERED AGENT MARY ELLEN GREEN HATTINGBERN ON 1-12-12

NO SERVICE: 5150 W. LUTHERS RD S 1176
MAYBE IL 22263

ON ^{MAY} 5-4-11 SPECIAL MASTER HEARING WAS RESCHEDULED.

HEARING DATE: February 6, 2012

OFFICER: JORGE ALVAREZ

CODE COMPLIANCE CASE NO. BC 2010-0655

Owner WORLDWIDE FEATURES INC
Property Address 6305 SW 128 ST

Legal Description

Violation of ... EXPIRED PERMIT 2005-0197

Date of First Inspection _____
Date of CCR _____
I observed....

Mailed Notice to Appear 1-18-12
Received Service NO (POSTED)
Date of Pictures 1-18-12

Staff Recommendation 30 DAYS TO OBTAIN A NEW PERMIT.
IF PERMIT IS NOT OBTAINED WITHIN
30 DAYS THEN PAY \$ 200 PER DAY UNTIL
THE PERMIT IS OBTAINED.

Special Master's Order

Administrative Fee _____



CFN 20170227658
 DR BK 30506 Pg 323 (1Pgs)
RECORDED 04/24/2017 11:07:06
 DEED DOC TAX \$0.60
 SURTAX \$0.45
 HARVEY RUVIN, CLERK OF COURT
 MIAMI-DADE COUNTY, FLORIDA

Prepared by and Return to:
Timothy D. Richards, Esquire
 Richards & Sanchez, P.A.
 2665 South Bayshore Drive, Suite 703
 Miami, FL 33133

This instrument was prepared without the benefit of a title search or examination

QUIT CLAIM DEED

THIS QUIT CLAIM DEED, executed this 14th day of December, 2016, between Worldwide Features Inc., a Panamanian corporation, whose address is 2600 SW 3 Avenue, Suite 400, Miami, FL 33129, "first party," and Pinecrest 6305, LLC, a Delaware limited liability company, whose address is 2600 SW 3 Avenue, Suite 400, Miami, FL 33129, "second party."

WITNESSETH, that the said first party, for and in consideration of the sum of ten dollars (\$10.00), the receipt whereof is hereby acknowledged, does hereby remise, release and quit claim unto the said second party forever, all the right, title, interest, claim and demand which said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in the County of Miami-Dade, State of Florida, to wit:

**13 55 40 .87 AC Ridgeline ESTS PB 50-97 LOT 7 BLK 6 LOT SIZE Irregular F/A/U 30-5013
 006-0500 OR 19785-1904 072001 1COC 22469-4698 06 2004 1**

Also Known As: 6305 SW 128 Street Pinecrest, FL 33156-5514

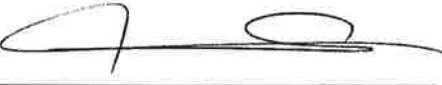
TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity, to the only proper use, benefit and behalf of the said second party forever.

NOTE: Worldwide Features Inc., a Panamanian corporation is the sole owner of Pinecrest 6305, LLC, a Delaware limited liability company and therefore there is no change in beneficial ownership and the minimum amount of documentary stamp tax is being collected.


IN WITNESS WHEREOF, the said first party has executed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Worldwide Features Inc.
 A Panamanian corporation



Name: Juan Salvador Gonzalez



Print Name: Carlos Eduardo Loreface Lynch

Authority: President

Name: Olga L. Rodriguez / Olga Lopez

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

The foregoing instrument was acknowledged before me this 14th day of December, 2016, by Carlos Eduardo Loreface Lynch, as President of Worldwide Features Inc., who is personally known to me or who has produced _____ as identification and whom did/did not take an oath.

My commission expires: August 17, 2018

Maria Fernanda Ucros
 Notary Public, State of Florida



Exhibit "G"

Janet Fielder

From: Brenda Hartstein <bhartstein@atl-service.com>
Sent: Wednesday, September 14, 2016 9:48 AM
To: Jennifer Gonzalez
Cc: Ida Mesa (BPD); Esther Cabrera (BPD); Janet Fielder; Gary Clinton (FD)
Subject: RE: 845513 6305 SW 128 Street

Jennifer,

In regards to **BC 2010-0655** which came back on our current search : I have been told that there is an amount of \$188,073.89 due on it by Gary Clinton. Please verify what the daily accrual is for that case since you stated below that it is running daily fines and that was not mentioned in the previous email I received.

However there are two prior code cases of **CC2010-0655 and CC2010-0657** and a **Claim of lien showing for \$75 (Recorded on May 21, 2012) showing on our prior search done in July of 2015** that I am still needing information on. I have been passed around from person to person in regards to obtaining this information. I just need something showing that the two cases that had a VERY large amount due of **136,249.12** have been paid and that the recorded lien on the prior search has been paid and satisfied.

From: Jennifer Gonzalez [mailto:jngonzalez@pinecrest-fl.gov]
Sent: Wednesday, September 14, 2016 9:22 AM
To: Brenda Hartstein <bhartstein@atl-service.com>
Cc: Janet Fielder <jfielder@pinecrest-fl.gov>; Esther Cabrera (BPD) <ecabrera@pinecrest-fl.gov>; Ida Mesa (BPD) <mesa@pinecrest-fl.gov>
Subject: RE: 845513 6305 SW 128 Street

I understand,

Case number **BC 2010-0655** is running daily fines, of which has not come into compliance so therefore has not been paid. For any other information, please reach out to the building department.

Thank you,

Jennifer Gonzalez
Accounting Clerk

Finance Department
Village of Pinecrest
12645 Pinecrest Parkway
Pinecrest, FL 33156
t 305.234.2121 f 305.234.2131
jngonzalez@pinecrest-fl.gov



Composite Exhibit
"H"

From: Brenda Hartstein [mailto:bhartstein@atl-service.com]
Sent: Wednesday, September 14, 2016 9:19 AM
To: Jennifer Gonzalez
Subject: RE: 845513 6305 SW 128 Street

Jennifer,

That is not what I need. I already received that information on the lien search. What I need is information that was on our prior search that did not come back on our current search:

There were two cases on the prior search that had an amount due of 136,249.12 (cases CC2010-0655 and CC201-0657). Has this amount been paid? If so please send me something showing payment. If not please send something showing what is currently due for these two cases.

There was a Claim of lien showing for \$75 (Recorded on May 21, 2012) showing on our prior search done in July of 2015 but I do not show that on the current search. Has that been paid and if so can you please forward me something showing payment.

From: Jennifer Gonzalez [mailto:jngonzalez@pinecrest-fl.gov]
Sent: Wednesday, September 14, 2016 9:14 AM
To: Brenda Hartstein <bhartstein@atl-service.com>
Cc: Janet Fielder <jfielder@pinecrest-fl.gov>; Esther Cabrera (BPD) <ecabrera@pinecrest-fl.gov>; Ida Mesa (BPD) <mesa@pinecrest-fl.gov>
Subject: RE: 845513 6305 SW 128 Street

Brenda,

Attached please find the amount to pay off the lien for stormater. The amount due of \$ 979.29 is good through 9/30/2016. The lien I have on file is running daily fines, in order to get a complete pay off you would need to come into compliance. Please reach out to Esther or Ida for assistance.

Thank you,

Jennifer Gonzalez
Accounting Clerk

Finance Department
Village of Pinecrest
12645 Pinecrest Parkway
Pinecrest, FL 33156
t 305.234.2121 f 305.234.2131
jngonzalez@pinecrest-fl.gov



From: Brenda Hartstein [mailto:bhartstein@atl-service.com]
Sent: Wednesday, September 14, 2016 8:23 AM
To: Janet Fielder
Cc: Jennifer Gonzalez
Subject: RE: 845513 6305 SW 128 Street

Worldwide Features c/o Ellen Hettinger

6305 SW 128 Street

Folio #: 2050130060500

Fine started,, 3-26-2012

Came into compliance: NA

Analysis of fines, interest and lien due on 8/31/2015

BC 2010-0655

expired permit

Month	Year	Amount of Levy	Daily fine amount	Days in month	Additional Monthly fines	Days until 31-Dec-12	Interest at 6%	Total due
Brought forward		\$ -					\$ -	\$ -
January	2012	\$ -	\$ -	0	\$ -		\$ -	\$ -
February	2012	\$ -	\$ -	0	\$ -		\$ -	\$ -
March	2012	\$ -	\$ 100.00	5	\$ 500.00	300	\$ -	\$ 500.00
April	2012	\$ 500.00	\$ 100.00	30	\$ 3,000.00	275	\$ 22.60	\$ 3,022.60
May	2012	\$ 3,022.60	\$ 100.00	31	\$ 3,100.00	245	\$ 121.73	\$ 3,221.73
June	2012	\$ 3,221.73	\$ 100.00	30	\$ 3,000.00	214	\$ 113.33	\$ 3,113.33
July	2012	\$ 3,113.33	\$ 100.00	31	\$ 3,100.00	184	\$ 94.17	\$ 3,194.17
August	2012	\$ 3,194.17	\$ 100.00	31	\$ 3,100.00	153	\$ 80.34	\$ 3,180.34
September	2012	\$ 3,180.34	\$ 100.00	30	\$ 3,000.00	122	\$ 63.78	\$ 3,063.78
October	2012	\$ 3,063.78	\$ 100.00	31	\$ 3,100.00	92	\$ 46.33	\$ 3,146.33
November	2012	\$ 3,146.33	\$ 100.00	30	\$ 3,000.00	61	\$ 31.55	\$ 3,031.55
December	2012	\$ 3,031.55	\$ 100.00	31	\$ 3,100.00	31	\$ 20.60	\$ 3,120.60
Administrative fee								\$ 28,594.44
Certified mail								\$ 75.00
Billing postage								\$ 5.75
Attorney fee								\$ 20.58
Lien fee								\$ 225.00
Due 12/31/2012								\$ 20.00
								\$ 28,940.77

Interest

Additional

Interest

Month	Year	Amount of Levy	Daily fine amount	Days in month	Monthly fines	Days until 31-Dec-13	at 6%	Total due
Brought forward		\$ 28,940.77				365	\$ 2,315.26	\$ 31,256.03
January	2013	\$ 31,256.03	\$ 100.00	31	\$ 3,100.00	365	\$ 1,875.36	\$ 4,975.36
February	2013	\$ 4,975.36	\$ 100.00	28	\$ 2,800.00	334	\$ 273.17	\$ 3,073.17
March	2013	\$ 3,073.17	\$ 100.00	31	\$ 3,100.00	306	\$ 154.58	\$ 3,254.58
April	2013	\$ 3,254.58	\$ 100.00	30	\$ 3,000.00	275	\$ 147.13	\$ 3,147.13
May	2013	\$ 3,147.13	\$ 100.00	31	\$ 3,100.00	245	\$ 126.75	\$ 3,226.75
June	2013	\$ 3,226.75	\$ 100.00	30	\$ 3,000.00	214	\$ 113.51	\$ 3,113.51
July	2013	\$ 3,113.51	\$ 100.00	31	\$ 3,100.00	184	\$ 94.17	\$ 3,194.17
August	2013	\$ 3,194.17	\$ 100.00	31	\$ 3,100.00	153	\$ 80.34	\$ 3,180.34
September	2013	\$ 3,180.34	\$ 100.00	30	\$ 3,000.00	122	\$ 63.78	\$ 3,063.78
October	2013	\$ 3,063.78	\$ 100.00	31	\$ 3,100.00	92	\$ 46.33	\$ 3,146.33
November	2013	\$ 3,146.33	\$ 100.00	30	\$ 3,000.00	61	\$ 31.55	\$ 3,031.55
December	2013	\$ 3,031.55	\$ 100.00	31	\$ 3,100.00	31	\$ 20.60	\$ 3,120.60
Due 12/31/2013								\$ 70,783.30

Month	Year	Amount of Levy	Daily fine amount	Days in month	Additional Monthly fines	Days until 31-Dec-14	Interest at 4.75%	Total due
Brought forward		\$ 70,783.30				365	\$ 3,362.21	\$ 74,145.50
January	2014	\$ 3,362.21	\$ 100.00	31	\$ 3,100.00	365	\$ 159.70	\$ 3,259.70
February	2014	\$ 3,259.70	\$ 100.00	28	\$ 2,800.00	334	\$ 141.69	\$ 2,941.69
March	2014	\$ 2,941.69	\$ 100.00	31	\$ 3,100.00	306	\$ 117.14	\$ 3,217.14
April	2014	\$ 3,217.14	\$ 100.00	30	\$ 3,000.00	275	\$ 115.13	\$ 3,115.13
May	2014	\$ 3,115.13	\$ 100.00	31	\$ 3,100.00	245	\$ 99.32	\$ 3,199.32
June	2014	\$ 3,199.32	\$ 100.00	30	\$ 3,000.00	214	\$ 89.10	\$ 3,089.10
July	2014	\$ 3,089.10	\$ 100.00	31	\$ 3,100.00	184	\$ 73.97	\$ 3,173.97
August	2014	\$ 3,173.97	\$ 100.00	31	\$ 3,100.00	153	\$ 63.20	\$ 3,163.20
September	2014	\$ 3,163.20	\$ 100.00	30	\$ 3,000.00	123	\$ 50.63	\$ 3,050.63
October	2014	\$ 3,050.63	\$ 100.00	31	\$ 3,100.00	92	\$ 36.52	\$ 3,136.52
November	2014	\$ 3,136.52	\$ 100.00	30	\$ 3,000.00	61	\$ 24.90	\$ 3,024.90
December	2014	\$ 3,024.90	\$ 100.00	31	\$ 3,100.00	31	\$ 12.20	\$ 3,112.20
Due 12/31/2014								\$ 111,629.01

Additional Interest

Month	Year	Amount of Levy	Daily fine amount	Days in month	Monthly fines	Days until 31-Aug-15	at 4.75%	Total due
Brought forward		\$ 111,629.01						
January	2015	\$ 3,530.08	\$ 100.00	31	\$ 3,100.00	243	\$ 3,530.08	\$ 115,159.09
February	2015	\$ 3,211.63	\$ 100.00	28	\$ 2,800.00	243	\$ 111.63	\$ 3,211.63
March	2015	\$ 2,888.61	\$ 100.00	31	\$ 3,100.00	212	\$ 88.61	\$ 2,888.61
April	2015	\$ 3,169.17	\$ 100.00	30	\$ 3,000.00	184	\$ 69.17	\$ 3,169.17
May	2015	\$ 3,063.10	\$ 100.00	31	\$ 3,100.00	153	\$ 63.10	\$ 3,063.10
June	2015	\$ 3,149.03	\$ 100.00	30	\$ 3,000.00	123	\$ 49.03	\$ 3,149.03
July	2015	\$ 3,037.70	\$ 100.00	31	\$ 3,100.00	92	\$ 37.70	\$ 3,037.70
August	2015	\$ 3,124.51	\$ 100.00	31	\$ 3,100.00	62	\$ 24.51	\$ 3,124.51
September	2015	\$ 3,112.61		31	\$ 3,100.00	31	\$ 12.61	\$ 3,112.61
October	2015	\$ -			\$ -		\$ -	\$ -
November	2015	\$ -			\$ -		\$ -	\$ -
December	2015	\$ -			\$ -		\$ -	\$ -
Due 8/31/2015								\$ 139,915.45

Billed 42 Times

2010 0655

Leo Llanos (BPD)

From: Jennifer Bohne (FD)
Sent: Thursday, June 04, 2015 1:40 PM
To: Leo Llanos (BPD)
Cc: Janet Fielder (BPD)
Subject: 6305 SW 128 ST

Leo,

As of today, the balance due is \$ 129,060.67 and for stormwater is \$ 785.72.

Thank you,

Jennifer Bohne
Accounting Clerk

Finance Department
Village of Pinecrest
12645 Pinecrest Parkway
Pinecrest, FL 33156
t 305.234.2121 f 305.234.2131
jbohne@pinecrest-fl.gov

