



Application For Easement

City of Key West, Florida • Planning Department 1300 White Street • Key West, Florida 33040 • 305-809-3720 • www.cityofkeywest-fl.gov

Application Fee: \$2,150.00

(includes \$100.00 advertising/noticing fee and \$50.00 fire review fee) (\$400 for each additional easement for same parcel)

Please complete this application and attach all required documents. This will help staff process your request quickly and obtain necessary information without delay. If you have any questions, please call 305-809-3720.

PROPERTY DESCRIPTION:

Site Address: 403-405 Caroline St	
Zoning District: HRO	Real Estate (RE) #: _00001610-000000
Property located within the Historic District?	Yes 🗆 No
APPLICANT:Image: OwnerImage: AutomaticName:Trepanier & Associates, Inc.	horized Representative
Mailing Address: 1421 First Street unit 101	
City: Key West	State: FLZip: 33040
Home/Mobile Phone: NA	Office: 305-293-8983 Fax: 305-293-8748
Email: lori@owentrepanier.com	
PROPERTY OWNER: (if different than above) Name: Valsin Marmillion & Juan Pisani Mailing Address: 407 Caroline Street	
City: Key West	State: FLZip: 33040
Home/Mobile Phone: NA	Office: c/o305-293-8983 Fax: c/o305-293-8748
Email: c/o lori@owentrepanier.com	
Description of requested easement and use: <u>180 s</u> balcony over the sidewalk/ROW along the Whit	
Are there any easements, deed restrictions or othe If yes, please describe and attach relevant document	

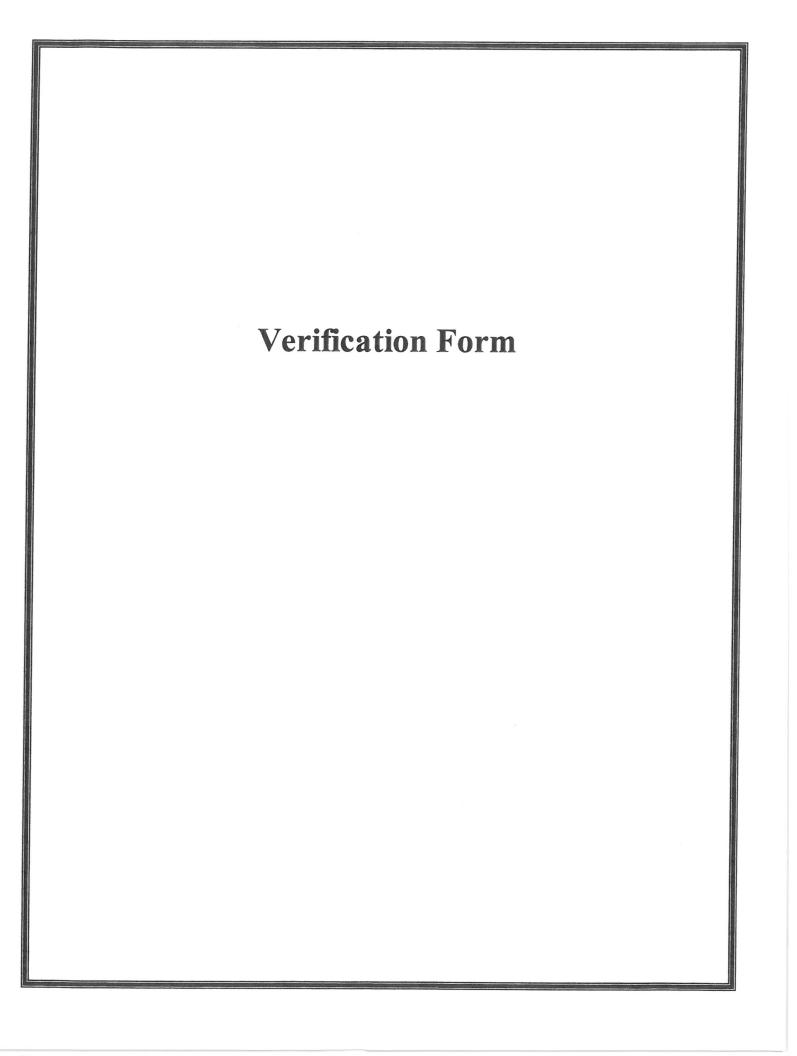
REQUIRED SUBMITTALS: All of the following must be submitted in order to have a complete application. Please submit one paper copy and one electronic copy of all materials.

- Correct application fee. Check may be payable to "City of Key West."
- Notarized verification form signed by property owner or the authorized representative.
- Notarized authorization form signed by property owner, if applicant is not the owner.
- Copy of recorded warranty deed
- Property record card
- Signed and sealed Specific Purpose Surveys with a legal description of the easement area requested
- Photographs showing the proposed easement area

Google Maps 400 Caroline St



Image capture: Jul 2018 © 2018 Google



City of Key West Planning Department



Verification Form

(Where Authorized Representative is an Entity)

I, Owen Trepanier, in my capacity as President (print position; president, managing member)

Trepanier & Associates, Inc.

(print name of entity serving as Authorized Representative)

being duly sworn, depose and say that I am the Authorized Representative of the Owner (as appears on the deed), for the following property identified as the subject matter of this application:

403-405 Caroline

Street Address of subject property

All of the answers to the above questions, drawings, plans and any other attached data which make up the application, are true and correct to the best of my knowledge and belief. In the event the City or the Planning Department relies on any representation herein which proves to be untrue or incorrect, any action or approval based on said representation shall be subject to revocation.

Signature of Authorized Representative

3/2/e/19 by Subscribed and sworn to (or affirmed) before me on this ____

Owen Trepanier

Name of Authorized Representative

He/She is personally known to me or has presented Notary's Signature and Seal

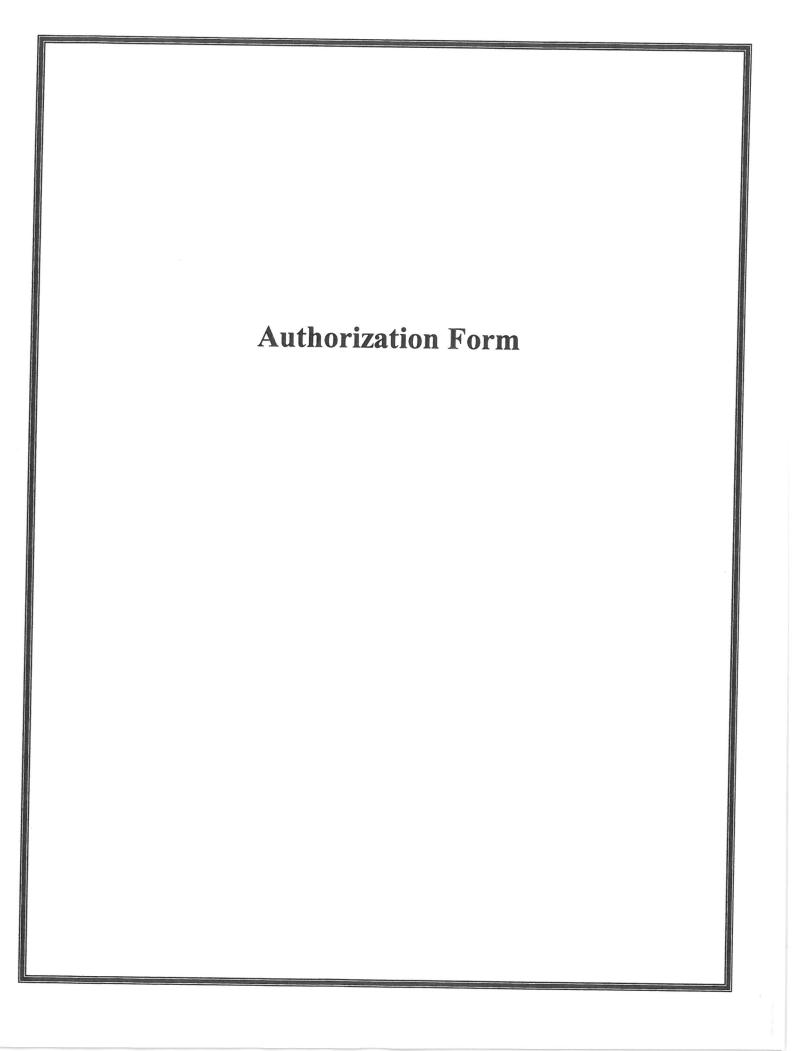
Alvina Covington

Name of Acknowledger typed, printed or stamped

FF913801

Commission Number, if any

as identification.



City of Key West Planning Department



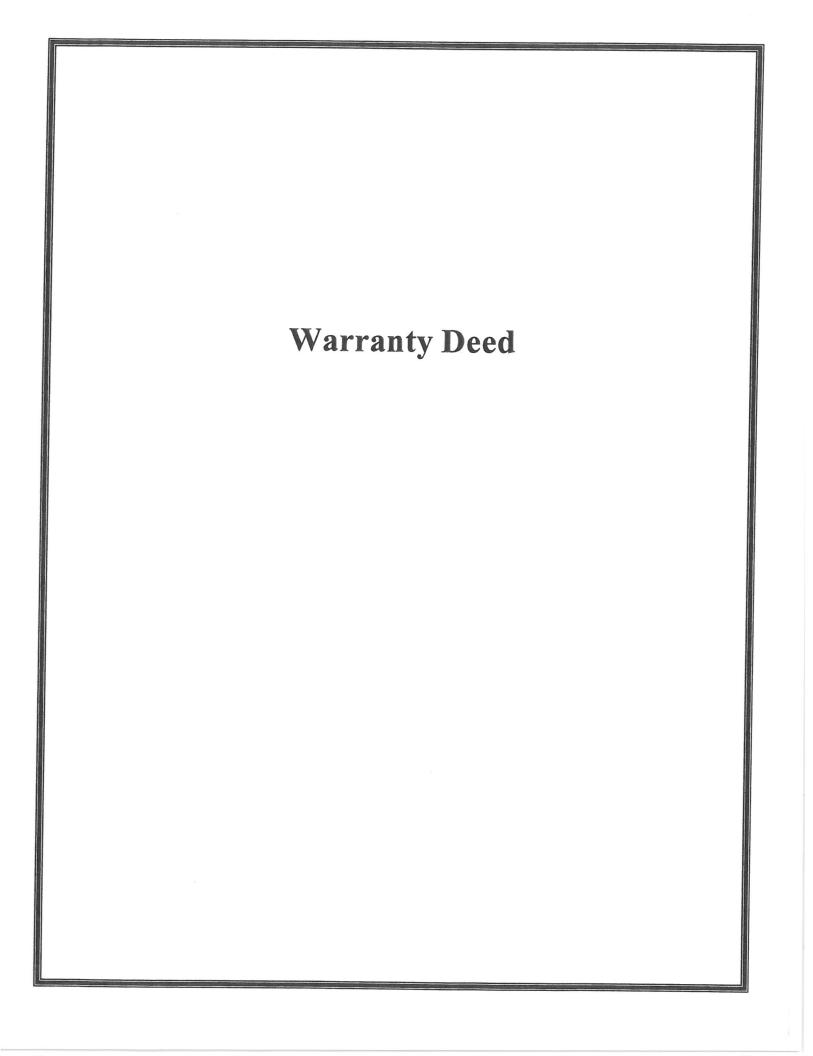
Authorization Form

(Individual or Joint Owner)

Please complete this form if someone other than the owner is representing the property owner in this matter.

Valsin Marmillion & Juan Pisani I, authorize
Please Print Name(s) of Owner(s) as appears on the deed
Trepanier & Associates, Inc.
Please Print Name of Representative
to be the representative for this application and act on my/our behalf before the City of Key West.
Vall. Mark Viewill X
Signature of Opner Signature of Joint Co-bwner if applicable
Subscribed and sworn to (or affirmed) before me on this $3/2le/19$
Valsin Marmillion & Juan Pisani
Name of Owner
He She is personally known to me or has presented FLOL as identification.
Notary's Signature and Seal
Alvina Covington
Name of Acknowledger typed, printed or stamped
FF913801

Commission Number, if any



PREPARED BY AND RETURN TO: RICHARD M. KLITENICK RICHARD M. KLITENICK, P.A. 1009 SIMONTON STREET KEY WEST, FL 33040 305-292-4101 FILE NUMBER: RE18-067 RECORDING FEE: \$18.50 DOCUMENTARY STAMPS PAID: \$11,200.00

Doc# 2188551 09/28/2018 3:23PM Filed & Recorded in Official Records of MONROE COUNTY KEVIN MADOK

> 09/28/2018 3:23PM DEED DOC STAMP CL: Brit \$11,200.00

[Space above This Line for Recording Data]

WARRANTY DEED Doc# 2188551 Bk# 2929 Pg# 696

THIS WARRANTY DEED is made on this day of September, 2018, between DAVID A. SMITH & CAROLYN A. SMITH, husband & wife, whose address is 23005 Vellines Lane, Carrollton, VA 23314 (hereinafter collectively referred to as 'Grantor'), and VALSIN MARMILLION & JUAN PISANI, a married couple, whose address is 419 C Duval Street, Key West, FL 33040 (hereinafter collectively referred to as "Grantee").

(Whenever used herein the terms 'Grantor' and 'Grantee' include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

Witnesseth, that said Grantor, for and in consideration of the sum of ONE MILLION SIX HUNDRED THOUSAND & 00/100^{ths} DOLLARS (\$1,600,000.00) and other good and valuable consideration to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Monroe County, Florida, with the street address of 403-405 Caroline Street, Key West FL 33040, more particularly described as:

ON THE ISLAND OF KEY WEST AND KNOWN ON WILLIAM A. WHITEHEAD'S MAP OF SAID ISLAND, DELINEATED IN FEBRUARY, A.D. 1829, AS A PART OF LOT FOUR (4), SQUARE FIFTEEN (15): COMMENCING AT A POINT ON THE NORTHEAST SIDE OF WHITEHEAD STREET, DISTANT IN A NORTHWESTERLY DIRECTION FROM THE CORNER OF CAROLINE AND WHITEHEAD STREETS THIRTY-EIGHT (38) FEET AND SIX (6) INCHES AND RUNNING THENCE ALONG WHITEHEAD STREET IN A NORTHWESTERLY DIRECTION THIRTY-ONE (31) FEET AND EIGHT (8) INCHES; THENCE AT RIGHT ANGLES IN A NORTHEASTERLY DIRECTION SIXTY-SIX (66) FEET, MORE OR LESS, THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-SIX (66) FEET, MORE OR LESS, TO THE POINT OF BEGINNING ON WHITEHEAD STREET.

ALSO

ON THE ISLAND OF KEY WEST AND KNOWN ON WILLIAM A. WHITEHEAD'S MAP OF SAID ISLAND, DELINEATED IN FEBRUARY, A.D. 1829, AS A PART OF LOT FOUR (4), SQUARE FIFTEEN (15): COMMENCING AT THE CORNER OF CAROLINE AND WHITEHEAD STREETS AND RUNNING ALONG ON SAID WHITEHEAD STREET IN A NORTHWESTERLY DIRECTION THIRTY-EIGHT (38) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A NORTHEASTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHEASTERLY DIRECTION THIRTY-EIGHT (38) FEET SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHEASTERLY DIRECTION THIRTY-EIGHT (38) FEET SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHEASTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES; THENCE AT RIGHT ANGLES IN A SOUTHWESTERLY DIRECTION SIXTY-FIVE (65) FEET AND SIX (6) INCHES FOR THE PLACE OF BEGINNING.

PARCEL IDENTIFICATION NUMBER: 00001610-000000; ALTERNATE KEY ("AK") NO.: 1001660

SUBJECT TO CONDITIONS AND RESTRICTIONS OF RECORD, IF ANY, BUT THIS DEED SHALL NOT OPERATE TO REIMPOSE THE SAME.

WARRANTY DEED Smith to Marmillion & Pisani 403-405 Caroline Street, Key West, FL

Doc# 2188551 Bk# 2929 Pg# 697

SUBJECT TO: TAXES FOR THE YEAR 2018 AND SUBSEQUENT YEARS

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

To Have and to Hold, the same in fee simple forever.

And the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2017, and those items listed above.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

(as to both tures) 1 Smith Inito CHAND M Witness # 1 signature SCOM Print has WOOM "U Asuch RICHA Witness # 2 signature Print name: hascom WOOM

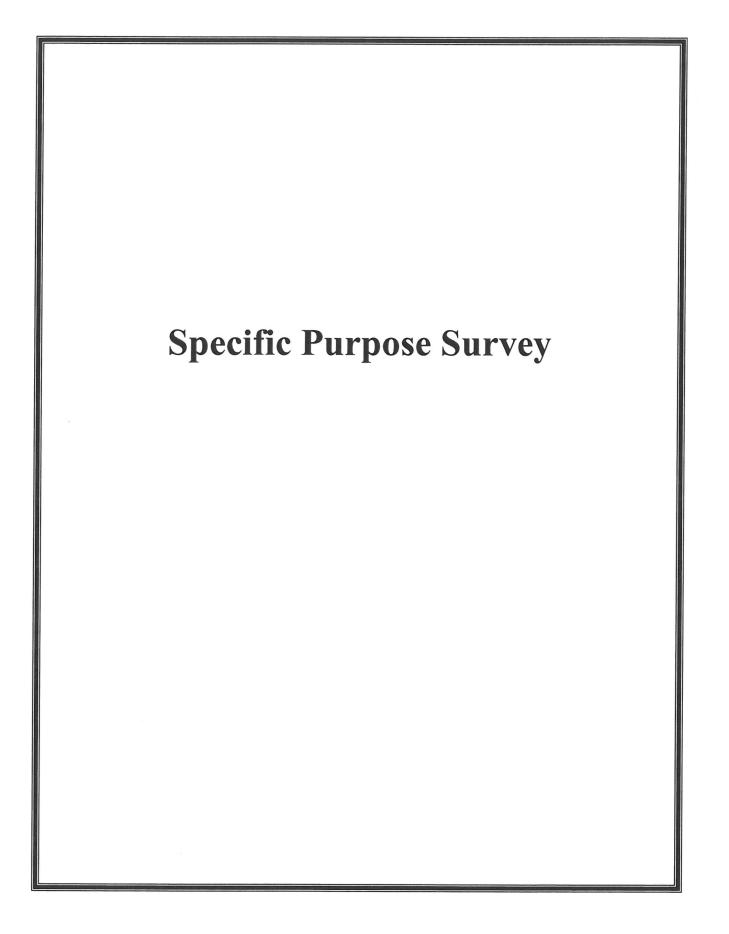
STATE OF FLORIDA COUNTY OF MONROE

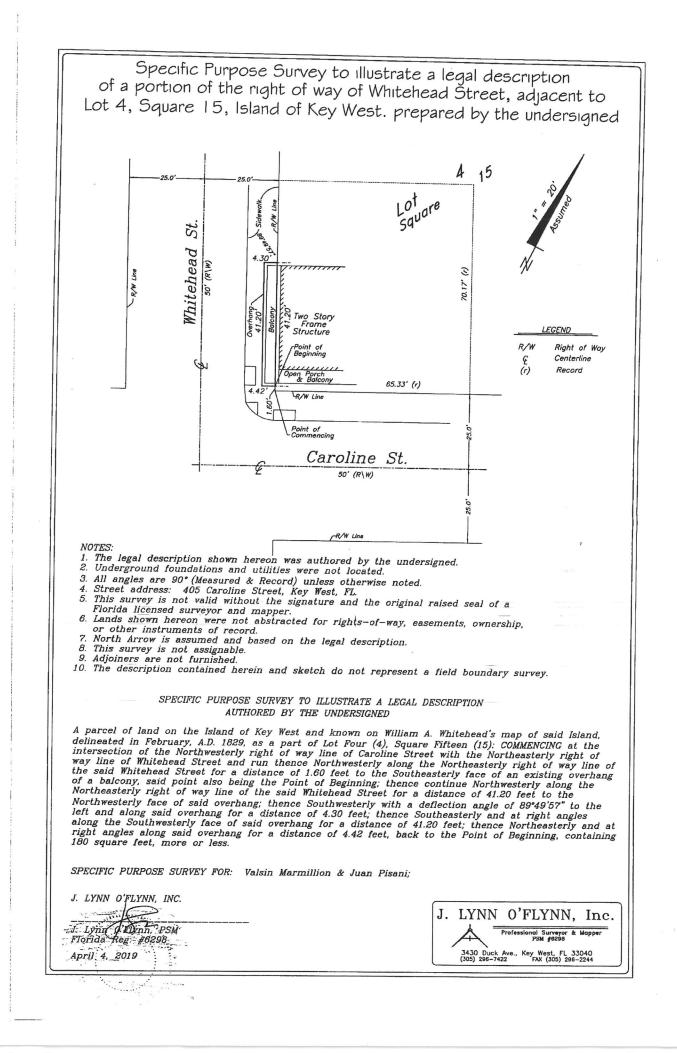
I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgements, DAVID A. SMITH & CAROLYN A. SMITH, who are personally known to me to be the same persons who are the named Grantors in the foregoing Warranty Deed, or who produced as identification, and they acknowledged to me that they

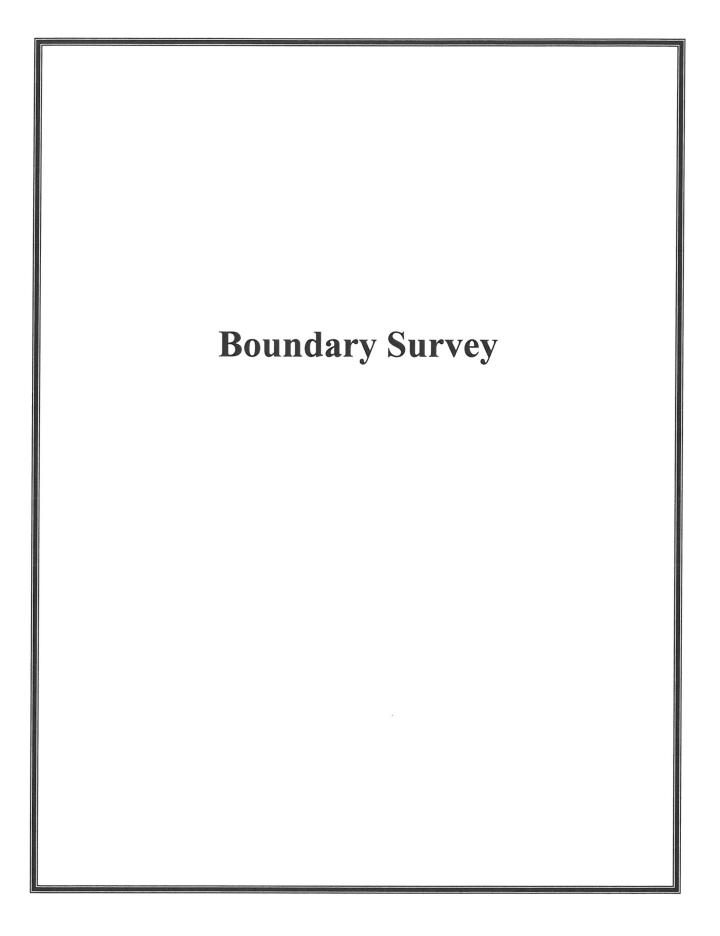
executed the same freely and woluntarily for the purposes therein expressed.

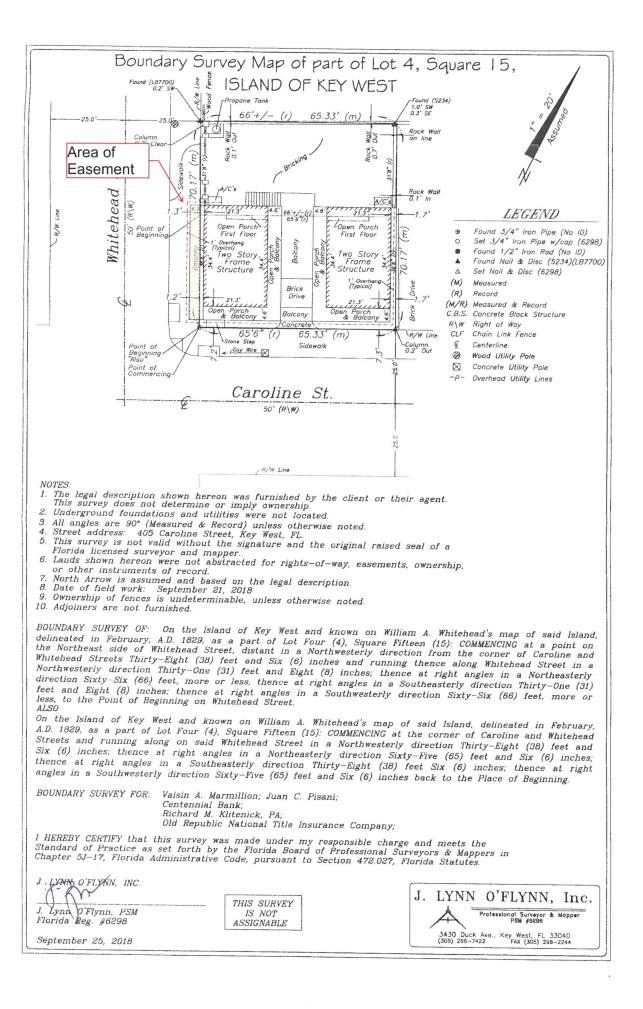
WITNESS my hand and official seal at Monroe County, Starg of Florida on this 📗 day of September, 2018. #GG 013647 #GG 013647 #GG 013647 #GG 013647 Abtary Public-State of FL 020 Commission Expires: MONROE COUNTY OFFICIAL RECORDS

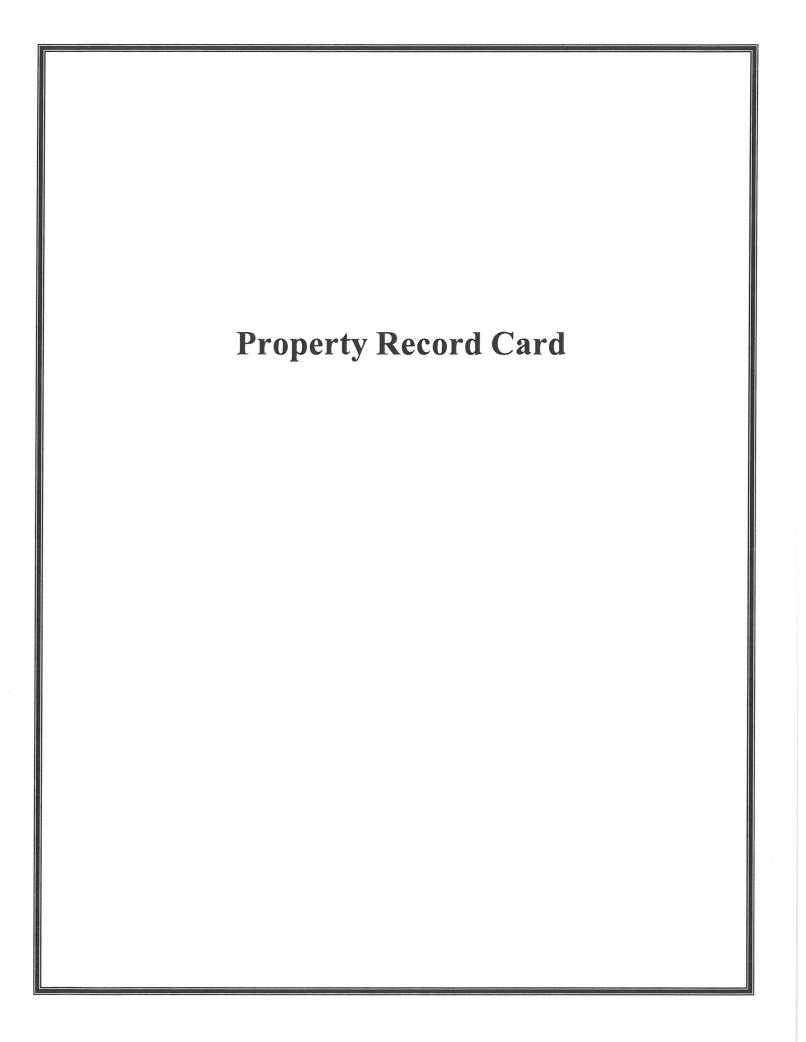
WARRANTY DEED Smith to Marmillion & Pisani 403-405 Caroline Street, Key West, FL













Summary

Parcel ID Account #	00001610-000000 1001660
Property ID	1001660
Millage Group	10KW
Location	405 CAROLINE St , KEY WEST
Address	
Legal	KW PT LOT 4 SQR 15 G11-272/79 OR595-284 OR638-593/94
Description	OR1252-691/92ACASE#93-59-CP-10OR1248-1314/29PET/WILL/P/R
	OR1284-1807/09P/R-L/E OR1363-2350/53P/R OR1563-2162/63
	OR1571-2208/09-C OR2929-0696
	(Note: Not to be used on legal documents)
Neighborhood	6108
Property Class	MULTI FAMILY LESS THAN 10 UNITS (0800)
Subdivision	
Sec/Twp/Rng	06/68/25
Affordable	No
Housing	



Owner

MARMILLION VALSIN	PISANI JUAN
419 Duval St	419 Duval St
Ste C	Ste C
Key West FL 33040	Key West FL 33040

Valuation

		2018	2017	2016	2015
+	Market Improvement Value	\$705,398	\$406,309	\$348,361	\$349,103
+	Market Misc Value	\$12,459	\$5,369	\$5,844	\$5,268
+	Market Land Value	\$609,979	\$609,979	\$596,273	\$425,977
=	Just Market Value	\$1,327,836	\$1,021,657	\$950,478	\$780,348
=	Total Assessed Value	\$845,247	\$768,406	\$698,551	\$635,047
-	School Exempt Value	\$0	\$0	\$0	\$0
=	School Taxable Value	\$1,327,836	\$1,021,657	\$950,478	\$780,348

Land

Land Use	Number of Units	Unit Type	Frontage	Depth
MULTI RES DRY (080D)	4,620.00	Square Foot	66	70

Buildings

TOTAL		4,581	2,688	1,208	
SBF	UTIL FIN BLK	56	0	44	
OUU	OP PR UNFIN UL	280	0	76	
FLA	FLOOR LIV AREA	2,688	2,688	424	
OPX	EXC OPEN PORCH	1,557	0	664	
Code	Description	Sketch Area	Finished Area	Perimeter	
				Number of Fire Pl	0
Interior Wa				Grade	650
Depreciati				Half Bathrooms	1
Functional Economic (Bedrooms Full Bathrooms	4
Perimeter				Heating Type	FCD/AIR DUCTED with 0% NONE
Condition	AVERAGE			Flooring Type	CERM/CLAY TILE
Stories	2 Floor			Roof Coverage	METAL
Finished So	Ft 2688			Roof Type	IRR/CUSTOM
Gross Sq Ft	t 4581			Foundation	CONCBLOCK
Building Ty	vpe M.F R3 / R3			EffectiveYearBuilt	2013
Style	2 STORY ELEV FOUR	NDATION		Year Built	1963
Building ID	38			Exterior Walls	CUSTOM

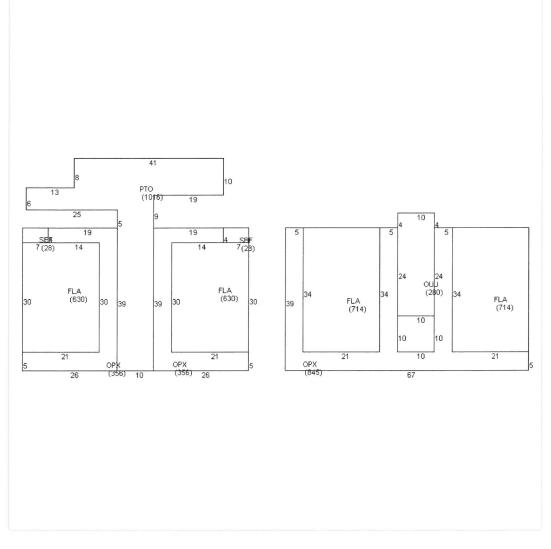
Yard Items

Description	Year Built	Roll Year	Quantity	Units	Grade
FENCES	1977	1978	1	168 SF	5
FENCES	2006	2007	1	564 SF	5
BRICK PATIO	2006	2007	0	1016 SF	2

Sales

Sale Date	Sale Price	Instrument	Instrument Number		Deed Book	Deed Page
9/11/2018	\$1,600,000		2188551		2929	0696
2/26/1999	\$660,000	Warranty Deed			1563	2162
2/1/1975	\$76,800	Conversion Code			638	593
Permits						
Number 🗢	Date Issued 🗘	Date Completed	\$	Amount 🖨		Permit Type 🗘
17-442	2/6/2017	5/6/2017		\$15,200		Residential
13-0487	5/21/2013	12/19/2013		\$23,491		Residential
13-0487	2/8/2013	12/19/2013		\$20,516		Residential
07-1166	4/4/2007	6/1/2007		\$2,400		Residential
06-0620	4/28/2006	7/7/2006		\$10,000		Residential
99-0740	7/1/1999	12/19/2000		\$3,600		Residential
99-1850	6/3/1999	12/18/2000		\$10,000		Residential
99-1229	4/12/1999	12/18/2000		\$3,000		Residential
99-0848	3/9/1999	12/19/2000		\$3,200		Residential
99-0740	3/8/1999	12/19/2000		\$7,000		Residential

Sketches (click to enlarge)



Photos



Map



TRIM Notice



2018 Notices Only

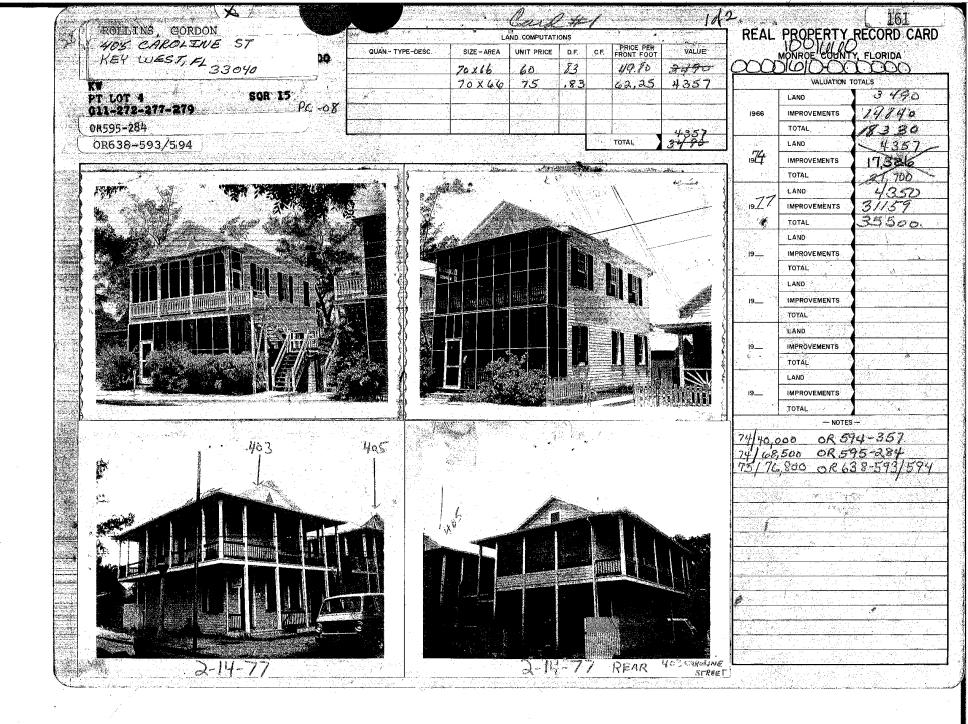
No data available for the following modules: Commercial Buildings, Mobile Home Buildings, Exemptions.

The Monroe County Property Appraiser's office maintains data on property within the County solely for the purpose of fulfilling its responsibility to secure a just valuation for ad valorem tax purposes of all property within the County. The Monroe County Property Appraiser's office cannot guarantee its accuracy for any other purpose. Likewise, data provided regarding one tax year may not be applicable in prior or subsequent years. By requesting such data, you hereby understand and agree that the

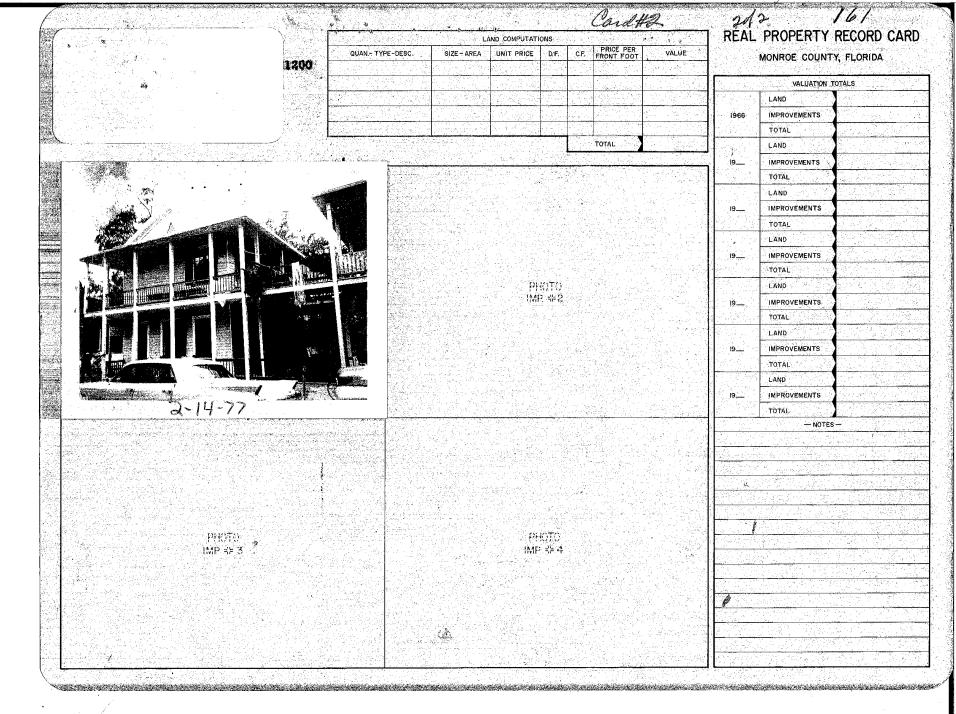
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Last Data Upload: 10/16/2018, 1:49:29 AM

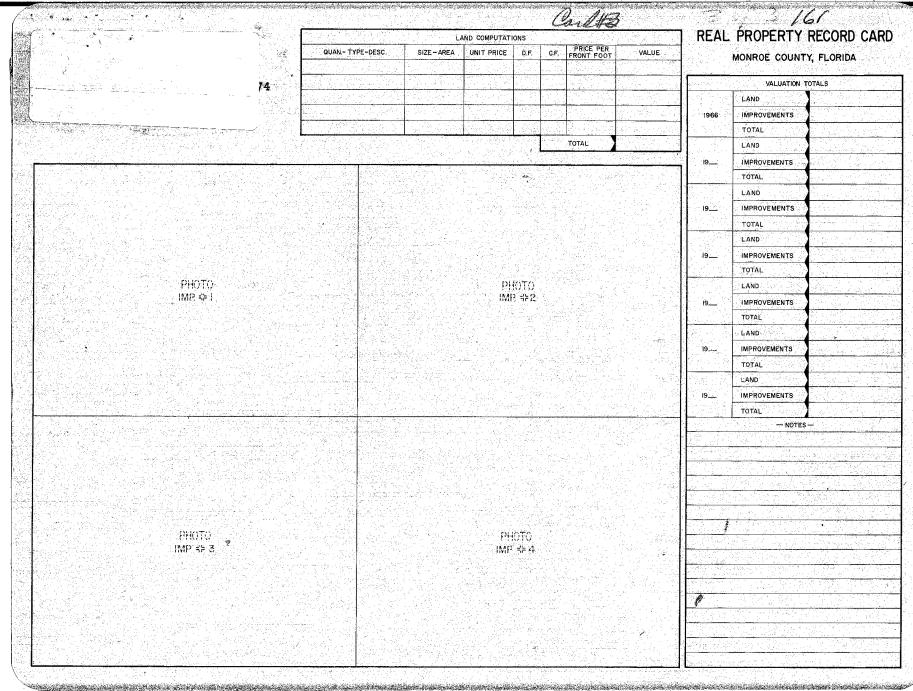
Historic Property Record Card



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