OPINION OF TITLE

To: CITY OF CORAL GABLES, a municipal corporation of the State of Florida:

With the understanding that this opinion of title is furnished to the CITY OF CORAL GABLES, FLORIDA, as an inducement for acceptance of a covenant or unity of title, as applicable, it is hereby certified that I have examined the Title Search Report issued by _____ (title company), dated _____, at _____ (time), of the following-described real property situated in Miami-Dade County, Florida:

Basing on such Title Search Report, I am of the opinion that on the last mentioned date the fee simple title to the Property was vested in:

Subject to the following liens, encumbrances, and other exceptions:

GENERAL EXCEPTIONS

1. All taxes for the year in which this opinion is rendered, unless noted below that such taxes have been paid.

2. Rights of persons other than the above owners who are in possession.

3. Facts that would be disclosed upon accurate survey.

4. Any unrecorded labor, mechanics' or materialmens' liens.

5. Zoning and other restrictions imposed by governmental authority.

SPECIAL EXCEPTIONS

6. First mortgage in the original principal amount of $_____given to _____dated May _____, 20__, and filed May _____20__, under Clerk's File No. _____, in OR Book _____, at Page _____, of the Pubic Records of Miami-Dade County, Florida.

7. Second mortgage in the original principal amount of $_____ filed May _____20__, under Clerk's File No. _____, recorded in OR Book _____, at Page _____, of the Public Records of Miami-Dade County, Florida.

8. Easements to Telephone Company dated _____, ____, and filed under Clerk's File No. _____recorded in OR Book _____, at Page _____, of the Public Records of Miami-Dade County, Florida

9. Restrictive covenant filed under Clerk's File No. _____ recorded in OR Book _____, Page ____, of the Public Records of Miami-Dade County, Florida.

None of the exceptions listed above will restrict the use of the property for the purposes set forth in the covenant and unity of title, as applicable.

I, _____, the undersigned, further clarify that I am an attorney-at-law duly admitted to practice in the State of Florida, and am a member in good standing of the Florida Bar.

Respectfully submitted this _____
Day of _____, 20_____.

_____
Signature

_____
Printed Name

_____
Address

_____
Phone Number