

# ACCESSING AND SEARCHING THE BROWARD COUNTY OFFICIAL RECORDS

- ▶ Go to: [www.broward.org/records](http://www.broward.org/records) which takes you to **RECORDS, TAXES AND TREASURY DIVISION**

- ▶ **What Do You Want To Do** Click Here

Search

- Official (Public) Records

- ▶ **Click Here**



- ▶ **Read the DISCLAIMER - Accept**

- ▶ **Click the type of Search you want to perform**

Search Records

- ▶ Name
- ▶ Book / Page
- ▶ Instrument #
- ▶ Document Type
- ▶ Consideration
- ▶ Record Date
- ▶ Simple Searches

**Search Tips:**  
Names are keyed incorrectly from time to time, and can vary due to the presence or absence of initials.  
If you don't find a document that you believe is a part of our records, broaden the search by keying only part of the name, such as BROWN, or BROWN, or BRO.  
Document Type searches are limited to 60 days or 4000 records, whichever is smallest.

- ▶ **For the purposes of these instructions, a Name search was selected.**

Party Type:	Both
Name:	Ball, Lucille M
Document Type	All Document Types
or Category:	n/a
Begin Date:	1/1/1978 Yesterday Today
End Date:	6/20/2012 Yesterday Today

► **Specify the parameters for your search.**

Party Type:

Name:

Document Type:

or Category:

Begin Date:

End Date:

**Optional: Select/ Enter a beginning and ending date range**

**Required:** Enter a name, last name then first name, i.e. “Ball,Lucille M” individual names are separated by a comma.

Company names are keyed as the name appears, i.e. JC Penny. In cases when “The” appears as the first word in a company the name i.e. The Home Depot - Drop the word “THE” and key “Home Depot”.

Name must be at least 3 characters long.

► **Enter the text in the image window**



**Click Here**

► **Search Results**

The search results will appear at the bottom of the screen – depending on the size of your monitor, you may have to scroll down to view

Search Results - [Print](#) Showing 1 - 3 of 3 (0.000 seconds)

Searched for the name 'ball,lucille' in ALL DOCUMENT TYPES type documents from '1/1/1978' to '6/20/2012' [Create Export File](#) [Apply Filter](#)

[row]	Party Type	First Direct Name	First Indirect Name	Record Date	Doc Type	Book Type	Book	Page	Legal	Instrument
1	From	BALL,LUCILLE W	BERNARDO,R GREGORY	12/22/1997	Deed Transfers of Real Property	O	27445	226	L7,B9,28/22,SANTA BARBARA ESTS RESUB B4,8,9	97666082
2	To	BALL,LUCILLE W	PROVANCE,BLANCHE M	4/1/1986	Notice	O	13291	476	** No legal data available **	86114442
3	To	BALL,LUCILLE W	HOME SAVINGS AMERICA	9/26/1993	Release/Revoke/Satisfy or Terminate	O	21166	401	13367/457	93418000

► If you wish you may click on any column heading to reorder documents (alphabetically, or numerically or by record date order), depending on which column heading you click on. A second click on the same heading will reverse the order of your results.

- ▶ Click on any blue highlighted name to go the document detail screen and view the image.

[row]	Party Type	First Direct Name	First Indirect Name	Record Date	Doc Type	Book Type	Book	Page	Legal	Instrument
1	From	BALL,LUCILLE W	BERNARDO,R GREGORY	12/22/1997	Deed Transfers of Real Property	O	27445	226	L7,B9,28/22,SANTA BARBARA ESTS RESUB B4,8,9	97666082
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3	To	BALL,LUCILLE W	HOME SAVINGS AMERICA	9/26/1993	Release/Revoke/Satisfy or Terminate	O	21166	401	13367/457	93418000

- ▶ The detail screen and the image of the document will appear

Result Row: < Prev 1 of 3 Next >  
 Instrument #: < Prev 97666082 Next >  
 Document Navigation by Pages: < Previous Document - Next Document >  
 Booktype: Official Records  
 Book: 27445 Page: 226 Jump To

Document Type: (D) Deed Transfers of Real Property  
 Record Date: 12/22/1997 3:12:00 PM  
 Grantor: BALL,GEORGE A  
 BALL,LUCILLE W  
 Grantee: BERNARDO,R GREGORY  
 Book Type: O  
 Book / Page: 27445 / 226  
 # of Pages: 2  
 Consideration: 360,000.00  
 Legal: L7,B9,28/22,SANTA BARBARA ESTS RESUB B4,8,9

Notes: Empty fields are not shown  
 Direct External Link to this Document

WITTE CRAIG 97-666082 T#001  
 12-22-97 03:12PM  
 \$ 2520.00  
 DOCU. STAMPS-DEED  
 RECVD. BROWARD CNTY  
 COUNTY ADMIN.

Prepared by and return to:  
 Hunter B. Craig  
 Attorney at Law  
 Witte & Craig, P.A.  
 201 S.E. 24th Avenue  
 Pompano Beach, Florida 33062

[Space Above This Line For Recording Data]

**Warranty Deed**

This Warranty Deed made this 12 day of December, 1987 between  
**George A. Ball and Lucille W. Ball, his wife**  
 whose post office address is  
**Maikai Beach Lodge, 707 S. Atlantic, Rm 127, Ormond Beach, Florida 32176**  
 grantor, and  
**R. Gregory Bernardo, a married man**

- ▶ If the image doesn't appear in your window as above please follow this instructions:

Broward County Official Records Search v4.2.1.6701  
 Return to Search **Settings** Support Login

This window will open:

OnCoreWeb User Settings

Number of search results rows per page: 10

Image viewer to use: Pdf

(PDF requires Acrobat Reader version 5.1 or higher)

Disable Streamed PDF viewing:

Auto Load Images: Yes

Save Settings

Internet 100%

- ▶ Roll your cursor over the different tools above the image to see how to make them work for you.



▶ **Navigation Tools**

Result Row: < Prev 1 of 2781 Next >	View the document recorded before or after the current document in the search results set.
Instrument # < Prev 104652160 Next >	View the document recorded before or after the current document, even if it is not part of the results set, no matter what book type it is.
Document Navigation by Pages: < Previous Document - Next Document >	Similar to the above, except that it takes you to the document recorded before or after it <i>with the same book type</i> . For example, a deed is recorded in book type "O". If the very next document recorded after it is a plat, (in book type "P") it would not be seen as the "next document" when using this tool.
Booktype: Official Records Book: 38895 Page: 1802 Jump To	Look at any document for which you know the book type and book/page number, without having to abandon your search results.
Previous Related Docs: <a href="#">106750185 - 43439/459</a>	This is what we refer to as the "doc link", a relatively new feature not implemented until early in 2002.
Future Related Docs: <a href="#">108762595 - 46413/921</a>	If the document references the book/page or instrument # of another document recorded prior to or after it, clicking on the link will take you to that document.

## RECORDS TAXES AND TREASURY DIVISION – RECORDS & SEARCH SECTIONS

The recording and search and copy sections are part of the Records Taxes and Treasury Division, which falls under the jurisdiction of the Board of County Commissioners in Broward County. Our functions are not directed by the Clerk of Courts in this county, as they are in most of the counties within this state.

### Our Responsibility

Records Taxes and Treasury, Recording and Search and Copy Sections are charged with the responsibility of maintaining the Official Records for Broward County. In accordance with the Florida Statute 28.222 we record documents as presented to us, which meet the recording requirements in accordance with the Florida Statutes, but we do not determine the legality or validity of those documents submitted to us.

## **WHAT IS RECORDED IN THE OFFICIAL RECORDS**

Many of the documents presented for recording are submitted by the Clerk of Courts. However, not all court documents are recorded. When a person sells a home, they record a deed with our office reflecting the transfer to the new owner. The chain of ownership serves as proof that the new owner has the rights to the property. When a “wild deeds” is recorded an outsider appears on the property, clouding that chain of ownership and causing problems when it comes time for the owner to sell the property.

According to the FBI, the new domestic terrorists are referred as “sovereign citizen”. The sovereign citizen movement is flooding the land records world, with a brand of terrorism called paper terrorism. The self-described “sovereign citizen” take the position that they are answerable to only common law and are not subject to any statutes or proceedings at the federal, state or municipal levels, they do not recognize U.S. currency and that they are “free of any legal constraints.” There are some individuals that harass and retaliate against persons for carrying out their constitutional duties in upholding the laws of the State of Florida, by filing false and fraudulent claims of liens. The document(s) filed are completely bogus and claim phony security interests in a person’s residence(s). Getting these liens resolved is a financial nightmare for the individual these liens are against. Filing bogus and frivolous liens with the intent to financially damage a person is simply unacceptable and must be expeditiously resolved.

The Recording office has a ministerial duty to record these “documents” under the Florida Statutes, and does not have any discretion. Your due diligence is necessary in searching our Official Records, so that your ownership rights are protected from any of these types of documents that may be recorded and affecting you. To determine if a specific document has been recorded, please visit our Official Records website frequently, [www.broward.org/records](http://www.broward.org/records).

## **REPORT SUSPECTED FRAUDULENT ACTIVITY**

Should you find that a wild deed or fraudulent document has been recorded against you and/or your property, I encourage you to seek the advice of a licensed attorney and report any suspected fraudulent activity to the local law enforcement authority.

Records Taxes and Treasury Division will continue to work with the law enforcement agencies, economic crimes unit and the States Attorney’s Office to resolve issues regarding recording fraudulent, bogus and frivolous documents in the Official Records.