



City of North Lauderdale
 701 SW 71st Avenue
 North Lauderdale, FL 33068
 Phone: 954-597- 4747

Lien Search Request Form

NOTICE:

The requesting party assumes all responsibility for the accuracy and completeness of the property description provided to the City. The information provided herein is not intended as a substitute for information that may be in public records.

North Lauderdale’s Community Development Department provides information on Code Enforcement violations, permits and code enforcement liens assessed by the City. Results provided are based on information available at the time a search is completed and signed by the Community Development Department Administrative Clerk.

To request a lien search, there is a **\$45** charge per search. Searches take approximately 10-15 business days to complete depending upon the volume. Currently, we are experiencing a large volume of lien search requests. Therefore, it is advised that you make your request within a reasonable time in anticipation of the property closing.

Once a lien search is completed a request for lien settlement must be submitted. There is a **\$55** fee for Lien Settlement Requests and the form can be downloaded from our website at www.nlauderdale.org/documentcenter/formsandapplications/index.php#. A property must be in compliance before payoff calculations will be completed.

If you have any questions, please call the Community Development Department.

Date of request:	
Requestor’s Name:	
Affiliation with property: (i.e.: owner, broker, buyer, etc.)	
Requestor’s Company Name & Address:	
City, State, Zip Code:	
Daytime number:	
Fax number:	
All results are emailed – please provide email address:	
Property address and Folio Number to be searched:	
Type of Dwelling:	Single Family: <input type="checkbox"/> Multi-Family: <input type="checkbox"/>

Address:

REMAINING PORTION TO BE COMPLETED BY CITY STAFF

The Utility Billing information is included with this lien search.

- There are **NO** recorded City of North Lauderdale liens against this property.
- There are **NO** open **Building Permits** on this property.
- There are **NO** active **Code Violations** against this property.
- There is/are open **Building Permits** for this property. Please see attached. Contact the Community Development Department at 954-724-7069 for additional information.
- There is/are active **Code Violations** on this property. Please see attached. Contact the Code Enforcement Division at 954-724-0878 for a re-inspection of the property.
- There are **City of North Lauderdale liens** against this property. Please see attached.
 - Code Violation(s) complied
 - Code Violation(s) to be corrected prior to Lien Settlement being completed
- A lien exists upon other real or personal property owned by the violator and pursuant to Florida Statutes 162.09 shall be considered in the settlement of said property.**
- Outstanding Utility Bill. Please see attached.

The requesting party must submit a Lien Settlement Request Form. Due to the large volume of lien settlement requests we are currently receiving, settlements take up to 4-to-6 weeks to complete once all code violations on the property have been complied by property owner and confirmed to be in compliance by the Code Compliance Division.

Signature – Administrative Clerk

Date

DISCLAIMER OF LIABILITY

The foregoing information is believed to be reliable, but is not guaranteed as to the accuracy or completeness by the City of North Lauderdale. In no event shall the City of North Lauderdale be liable for any direct, indirect, incidental, consequential, special or exemplary damages, of any kind of nature whatsoever, arising out of, or in connection with the provision of this information. This information is subject to change without notice.