



A NEW DAY.

City of Jacksonville, Florida

Donna Deegan, Mayor

Finance Department
General Accounting Division
117 West Duval Street, Suite 375
Jacksonville, FL 32202
(904) 255-5261
www.jacksonville.gov

January 13, 2025

Eastside Futures, LLC
ATTN: David Garfunkel, Manager
40 East Adams Street, Suite 350
Jacksonville, FL 32202
Email: david@liftjax.org

RE: Agreement to Reduce Nuisance Abatement and Demolition Liens for Real Estate No. 114619-0020

Dear Mr. Garfunkel,

On May 17, 2023, the City of Jacksonville entered into an Agreement to Reduce Nuisance Abatement and Demolition Liens (hereinafter "Agreement") with you regarding the property located at 1402 Florida Avenue, Jacksonville, FL 32206 ("Subject Property"). Among other requirements, you agreed to rehabilitate and bring the Subject Property into compliance with the terms and conditions as set forth in the Agreement.

However, it has come to our attention that you recently conveyed the Subject Property to a third party without consent of the City and you also failed to comply with the terms and conditions as set forth in the Agreement. Because you no longer own the Subject Property, the City hereby terminates the referenced Agreement effectively immediately. In addition, the City requires full payment of the lien on the Subject Property in the total amount of \$32,890.22 on or before January 28, 2025.

If you have any questions, please contact me at 904.255.5278 or via email (mbegley@coj.net).

Sincerely,

Michelle Begley, CPA
Assistant Comptroller

cc: Marcia Saulo, Comptroller
Anna Brosche, CFO/Director of Finance
Cherry Pollock, Assistant General Counsel