

This Lease, Made this 15th day of November, A. D. 1926, by and between D. A. Dorsey and wife,

herein called the lessor S, and Fred L. Conner,

herein called the lessee.

WITNESSETH that in consideration of the covenants herein contained, on the part of the said lessee to be kept and performed, the said lessor S do hereby lease to the said lessee the following described property: Located in the S.E. 1/4 of the S.E. 1/4 of the S.W. 1/4 of section 10, TWP. 53 S. of Range 41

More specifically described as follows: Beginning at the intersection of 19th Ave., N.W. and Dupont Road; running thence North along the East boundary of 19th Ave., 600 ft. more or less, to the Hialeah extension of the F.E.C. right-of-way; thence East along said right-of-way a distance of 360 ft; thence South parallel with 19th Ave., N.W. a distance of 600 ft. more or less to Dupont Road; thence West along said Dupont Road 360 ft. to the place of beginning.

TO HAVE AND TO HOLD the same for the term of Fifteen Years (15) from the First day of December, A. D. 1926, the said lessee paying therefor the Yearly rent of Seven Hundred Fifty (\$750.00) Dollars.

And the said lessee S covenant S with the said lessor S to pay the said rent in Monthly payments of \$62.50 each on the First day of each and every Month for the said term, the first payment to be made on the First day of December, 1926.

X to make no unlawful, improper, or offensive use of the premises; not to assign this lease or to sublet any part of said premises without the written consent of the lessor; not to use said premises for any other purpose than as a Manufacturing purposes X and to quit and deliver up said premises at the end of said term in as good condition as they are new (ordinary wear and decay and damage by the elements only excepted). And the said lessee hereby covenant S and agree S that if default shall be made in the payment of the rent as aforesaid, or if the said lessee shall violate any of the covenants of this lease, then said lessee shall become tenant at sufferance, hereby waiving all right of notice, and the lessor S shall

be entitled immediately to re-enter and retake possession of the demised premises. Said lease subject to examination of title showing good title vested in D.A. Dorsey & wife. It is further agreed & understood between the parties hereto that any & all machinery & equipments placed on the premises by the Lessees shall at all times remain the property of said Lessees & upon vacating of the said premises Lessees shall have the right to remove said machinery & equipments. It is further understood & agreed that the Lessee shall have the right to assign this lease to the Shearman Concrete Pipe Co., Inc.,

WITNESS our hands and seals this day of November, A. D. 1926 Signed, sealed and delivered in presence of:

(Seal) Fred L. Conner (Seal)

STATE OF FLORIDA DADE COUNTY

I HEREBY CERTIFY that on this day personally appeared before me, an officer duly authorized to administer oaths and take acknowledgments, to me well known as the person described in and who executed the foregoing Lease, and acknowledged before me that executed the same for the purposes therein expressed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at in said County and State, this day of A. D. 1926

OR assigns or successors.

HEFTY'S FORM R. E. 28

# LEASE

COMMON FORM

From

D. A. Dorsey and Wife.

To

Fred L. Conner

Dated

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Mrs R. D. Olson the least  
 my Property as contained in the Enclosed  
 may be Rented for (\$150) one hundred fifty  
 Dollars per month or \$1800 per year.  
 I will accept no other offer  
 Lease must specify that all Build-  
 ings must Revert with Land at termination  
 on of lease. \$3600 D. Dorsey

