

This Warranty Deed of Conveyance, Executed this 30th day  
of June in the year of our Lord one thousand nine hundred and  
fourteen BY AND BETWEEN L.A. Cooley and  
Nannie B. Cooley (His wife)

of the first part, and D.A. Dorsey

of the second part,

Witnesseth, That the said parties of the first part, for and in consideration of the sum of  
Three hundred and No/100 DOLLARS

lawful money of the United States of America, to them in hand paid by the said party  
of the second part, at or before the ensembling and delivery of these presents, the receipt whereof is  
hereby acknowledged, by these presents do give, grant, bargain, sell, alien, enfeoff, remise,  
release, convey and confirm unto the said party of the second part and his heirs, that  
certain property in the County of Dade and State of Florida

described as follows: Lot Seven (7) of Block Fourteen (14) N of the City  
of Miami Dade County, Florida. according to a map of said City made  
By A.L. Knowlton C.E. and recorded in the Office of the Clerk of the  
Circuit Court in and for said Dade County, Florida.\*\*\*\*\*  
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Drew's Form B. S. 1

# Warranty Deed,

To

Date \_\_\_\_\_ 19\_\_

### ABSTRACT OF DESCRIPTION

*1/2 Sec 14 T 11 N 11 W*

State of Florida,  
County of *Dade*

On this *2nd* day of *July*  
A. D. 19 *14* at \_\_\_\_\_ o'clock *P.*M., this  
instrument was filed for record, and being  
duly acknowledged and proven, I have  
recorded the same on pages *65* of Book  
*125* in the public records of said County.

In Witness Whereof, I have hereunto  
set my hand and affixed the seal of the Cir-  
cuit Court, of the *1st* Judicial Circuit of  
said State, in and for said County.

*J. F. Merritt* Clerk.

By *W. W. Hambrick* D. C.

*107 A-29*

Together with all and singular the ~~rights~~ easements tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; AND ALSO all the estate, right, title, interest, homestead, dower and right of dower, separate estate, property, possession, claim and demand whatsoever, at law and in equity, either and both, of the said parties of the first part, of, in, and to the same, and every part and parcel thereof; TO HAVE AND TO HOLD the above described premises, each and every, unto the said party of the second part, his heirs and assigns, in fee simple, absolute, indefeasibly, forever.

And the said parties of the first part, for them and themselves heirs, executors and administrators, jointly and severally, covenant, promise and agree to and with the said party of the second part, his heirs, executors, administrators and assigns, that the said parties of the first part, at the time of the sealing and delivery of these presents, are lawfully seized in fee simple of a good, absolute and indefeasible estate of inheritance of and in all and singular the above described premises, each and every, and have good right, full power and lawful authority to convey the same in manner and form aforesaid; that the said party of the second part, his heirs and assigns, shall and may, at all times hereafter, peaceably and quietly have, hold, use, occupy, possess and enjoy the above described premises, and every part and parcel thereof, without any let, suit, trouble, molestation, eviction or disturbance of the said parties of the first part, their heirs or assigns, or of any other person or persons lawfully claiming or to claim the same; that the same, all and singular, are free, clear, discharged and unincumbered of and from all former and other titles, clouds and incumbrances of what nature and kind soever; that the said parties of the first part, their heirs, executors and administrators, each and every, shall make, execute and acknowledge such further and other deeds and assurances as by counsel learned in the law may be considered reasonably proper to effectuate the full intent and meaning of this instrument.

party of second part assumes any and all assessments that have or may be made against above described property\*\*\*\*\*

And the said parties of the first part, for them and their heirs, the above described premises, and every part and parcel thereof, unto the said party of the second part, his heirs and assigns, against the said parties of the first part, and their heirs, and against all and every person or persons whomsoever lawfully claiming or to claim the same shall and will warrant and by these presents forever defend.

This alienation is with the joint consent of husband and wife, where that relation exists. In Witness Whereof, the said parties of the first part have hereunto set their hands and seals each in the presence of two subscribing witnesses.

Signed, sealed and delivered in presence of us:

J. J. Savelby  
Mrs. E. Hamilton

L. A. Cooley (Seal)  
Minnie B. Cooley (Seal)  
(Seal)  
(Seal)

State of Florida }  
County of Dade } ss.

I Hereby Certify, That on this 30th day of June  
A. D. 1914, before me a notary public personally  
appeared L.A. Cooley and Nannie B. Cooley  
his wife, to me known to be the persons described in and who executed the foregoing conveyance to  
D.A. Dorsey and severally acknowledged the execution  
thereof to be their free act and deed for the uses and purposes therein mentioned; and the said  
Nannie B. Cooley the wife of the said  
L.A. Cooley on a separate and  
private examination taken and made by and before me, and separately and apart from her said  
husband, did acknowledge that she made herself a party to the said deed of conveyance for the  
purpose of renouncing, relinquishing and conveying all her right, title and interest, whether of  
dower or of separate property, statutory or equitable, in and to the lands therein described, and that  
she executed said deed freely and voluntarily and without any constraint, fear, apprehension or  
compulsion of or from her said husband.

Witness my signature and official seal at Miami  
in the county of Dade and State  
of Florida. the day and year last  
aforesaid.

Orlo Hamilton (Seal)  
My Commission expires Aug 16, 1917

State of \_\_\_\_\_ }  
County of \_\_\_\_\_ } ss.

I, an officer authorized to take acknowledgments of deeds, Hereby Certify, that  
\_\_\_\_\_  
personally known to me to be the individual described in and who executed the foregoing instru-  
ment, and that said individual this day acknowledged before me that \_\_\_\_\_ executed said  
instrument.

Witness my hand and official seal, this \_\_\_\_\_ day  
of \_\_\_\_\_ A. D. 19\_\_\_\_  
(Seal) at \_\_\_\_\_ in said County  
and State.