

46917

Warranty Deed

FROM

Joseph N. Futcherson, widower in his own right and Joseph N. Futcherson as Guardian.

TO

D. A. Dorsey

Dated April 4th

A. D. 1914

ABSTRACT OF DESCRIPTION

Warranted by deed
to D. A. Dorsey
July 10

STATE OF FLORIDA,
COUNTY OF DADE,

ss.

This instrument was filed for record this
2nd day of *July* 191*4*

and duly recorded in Book *125*
of *Warranty Deeds*
on page *64*

RECORD VOLUME
Z. T. MERRITT, Jr.
Clerk Circuit Court

By *W. W. Hammock*
Deputy Clerk.

The Hoty Press, Miami.

P/A-2-a

State of _____

ss.

County of _____

I hereby certify that on this _____ day of _____, A. D. 191____, before me, _____, personally appeared _____ and _____ his wife, to me known to be the person _____ described in, and who executed the foregoing conveyance to _____ and severally acknowledged the execution thereof to be _____ free act and deed, for the uses and purposes therein mentioned; and the said _____ the wife of the said _____, 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 _____, in the County of _____ and State of _____, the day and year last aforesaid.

State of _____

ss.

County of _____

I, an officer authorized to take acknowledgments of Deeds, hereby certify that Joseph N. Hutcheson, a widower and Joseph N. Hutcheson as guardian aforesaid personally known to me to be the individual _____ described in, and who executed, the foregoing instrument, and that said individual _____ this day acknowledged before me that _____ executed said instrument.

Witness my hand and official seal, this 8 day of April, A. D. 1914, at Miami, _____, in said County and State.

Reynold J. ...
County Judge, ...
County, Florida.

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 part Y 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 part Y of the second part, himself heirs and assigns, in fee simple, absolute indefeasibly, forever.

And the said part Y of the first part, for himself and his heirs, executors and administrators jointly and severally, covenant, promise and agree to and with the said part Y of the second part, himself heirs, executors, administrators and assigns, that the said part Y 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 part Y of the second part, himself 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 part Y of the first part, himself 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 unencumbered of and from all former and other titles, clouds and incumbrances of what nature and kind soever; that the said part Y of the first part, himself 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.

This Deed is given subject to a mortgage of Four Hundred (\$400.00) given by Rosa Hutcheson and J. N. Hutcheson her husband to the Dade County Security Company, dated February 29th, A. D. 1912, recorded in Book Nineteen (19) of records of Deeds on page 249, in the office of the Clerk of the Circuit Court, in and for Dade County, State of Florida.

And the said part Y of the first part, for himself and his heirs, the above described premises, and every part and parcel thereof, unto the said part Y of the second part, himself heirs and assigns, against the part Y of the first part and himself 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 part Y of the first part have hereunto set his hand and seal, each in the presence of two subscribing witnesses.

Signed, sealed and delivered in the presence of us:

Edmond D. Gaiter
Carl Johnson

Joseph A. Hutcheson (Seal)

(Seal)

(Seal)

Joseph A. Hutcheson (Seal)

*Guardian for her and
Celeste Hutcheson*

THIS WARRANTY DEED OF CONVEYANCE, executed this Fourth day
of April, in the year of our Lord One Thousand Nine Hundred and Fourteen
by and between Joseph N. Hutcheson, (A. Widower) in his own right and
Joseph N. Hutcheson, as Guardian of Joe Hutcheson ~~of the first part, and~~
and Cecelia Hutcheson, Minors, party of the First Part and
D. A. Dorsey, Party

of the second part, Witnesseth: that the said part y of the first part, for and in consideration of
the sum of Two Hundred (\$200.00) DOLLARS,

lawful money of the United States of America, to him in hand paid by the said part y of the
second part, at or before the ensembling and delivery of these presents, the receipt whereof is hereby
acknowledged, by these presents does give, grant, bargain, sell, alien, enfeoff, remise, release,
convey, and confirm unto the said part y of the second part, and himself heirs, that certain prop-
erty in the County of Dade and State of Florida, described as follows:

Lot Ten (10) of Block Fourteen (14) of Erickson's Addition to the
City of Miami, Florida, according to map or Plat of said City now
on record in the office of the Clerk of the Circuit Court in and for
Dade County, State of Florida.

