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This instrument was prepared by:
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Address: 2801 Ponce de Leon Blvd.
Coral Gables, Florida 33134

Warranty Deed

(STATUTORY FORM—SECTION 689.02 F.S.)

This Indenture, Made this 7th day of November, 1972. Between

JAMES C. BOOZER and ROSALIND J. BOOZER, his wife,

of the County of Dade, State of Florida

JOHN ALBERT WELLER, JR. and BEATRICE A. WELLER, his wife,

whose post office address is 7260 S.W. 52nd Avenue, Miami (33143),

of the County of Dade, State of Florida

grantor, and approved by official records book of Dade County, Florida. E. D. LEATHERMAN, Notary Public, State of Florida.

Witnesseth, That said grantor, for and in consideration of the sum of Ten and No/100 (\$10.00)-----

and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Dade County, Florida, to-wit:

That certain part of Lot 9, HAMMOCK LAKE NO. 2, as recorded in Plat Book 51, Page 81, of the Public Records of Dade County, Florida, being particularly described as follows:

Beginning at a point which is the juncture of the projection of the Northerly and Easterly boundary lines of said Lot 9, proceed South along the Easterly boundary lines of said Lot 9, a distance of 140 feet to a point; thence deflect Southerly and Westerly at an angle of 77° 53' 0", a distance of 204 feet, to a point which point is on a line which runs through the Northeasterly corner and the Southeasterly corner of said Lot 9, which point is 72.56 feet from the Southwesterly corner of said Lot 9; thence run Northwesterly a distance of 179.92 feet, more or less, to the Northwesterly corner of said Lot 9, said point also being the Northeasterly corner of Lot 8, thence proceed in an Easterly direction along the Northerly boundary line of said Lot 9, a distance of 200 feet, more or less, to the Point of Beginning.

Subject to taxes for the year 1972 and subsequent years, and regulations and restrictions of record.

and said grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

*Grantor and grantee are used for singular or plural, as context requires.

In Witness Whereof, Grantor has hereunto set grantor's hand and seal the day and year first above written. Signed, sealed and delivered in our presence:

[Signatures of John B. Korneel]
John B. Korneel
[Signatures of John D. Farn]
John D. Farn
John B. Korneel

[Signature of James C. Boozer] (Seal)
James C. Boozer
[Signature of Rosalind J. Boozer] (Seal)
Rosalind J. Boozer
[Signature of Rosalind J. Boozer] (Seal)
Rosalind J. Boozer

STATE OF FLORIDA)
COUNTY OF DADE) ss.:

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared

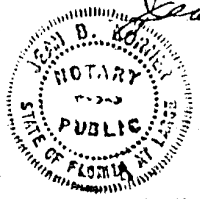
JAMES C. BOOZER and ROSALIND J. BOOZER, his wife,

to me known to be the persons described to and who executed the foregoing instrument and acknowledged before me that they executed the same.

WITNESS my hand and official seal in the County and State last aforesaid this 7th day of November 1972.

My commission expires

NOTARY PUBLIC STATE OF FLORIDA
COMMISSION EXPIRES SEPT. 12, 1975
GENERAL INSURANCE UNDERWRITERS, INC.
9450
STATE OF FLORIDA
DOCUMENTARY SURTAX
NOV 16 1972



[Signature of John B. Korneel]
Notary Public,
State of Florida at Large.

FLORIDA
REPT. OF REVENUE
NOV 16 '72
DOCUMENTARY SURTAX
34.65

HEREBY CERTIFY THAT THE ABOVE MICROPHOTOGRAPH IS A TRUE COPY OF THE ORIGINAL DEED. IT WAS MICROFILMED IN THE REGULAR COURSE OF BUSINESS, AND THAT THE MICROFILMING PROCESS USED FOR MICROFILMING WERE ACCOMPLISHED IN A MANNER WHICH MEETS THE RECOMMENDED REQUIREMENT OF THE NATIONAL BUREAU OF STANDARDS FOR PERMANENT MICROPHOTOGRAPHIC REPRODUCTION.