

August 1980

## Contract for sale - 1980-08-01

Audubon Lake Okeechobee Watershed Campaign Office

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**This Warranty Deed** Made and executed the 1<sup>st</sup> day of August A. D. 19 80 by THE NATURE CONSERVANCY, a national not for profit Land Conservation Organization under the laws of the District of Columbia a corporation existing under the laws of District of Columbia and having its principal place of business at 1800 North Kent Street, Arlington, Virginia 22209 hereinafter called the grantor, to NATIONAL AUDUBON SOCIETY, INC., a New York corporation not for profit

whose postoffice address is 950 Third Avenue, New York, New York 10022

hereinafter called the grantee:

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth:** That the grantor, for and in consideration of the sum of \$ 10.00 and other valuable considerations, receipt whereof is hereby acknowledged, by these presents does grant, bargain, sell, alien, remise, release, convey and confirm unto the grantee, all that certain land situate in Okeechobee County, Florida, viz:

ALL of Sections 24, 25 and 36, Township 33 South, Range 33 East; AND All of Sections 19, 20, 29, 30, 31 and 32, Township 33 South, Range 34 East; all of said land lying and being in Okeechobee County, Florida

SUBJECT TO: Restrictions, conditions, reservations, limitations, easements of record, if any, applicable zoning ordinances and taxes for the year 1980 and subsequent years.

TOGETHER WITH those certain rights and obligations of the grantor in the non-exclusive easement dated August 1, 1980 recorded in O.R. Book \_\_\_\_\_, Page \_\_\_\_\_, in the Public Records of Okeechobee County, Florida.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold,** the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whatsoever; and that said land is free of all encumbrances

FILED FOR RECORD  
OKEECHOBEE COUNTY

134303

1980 AUG -1 PM 3:34

CLIF BETTS, JR.  
CLERK OF CIRCUIT COURT

**In Witness Whereof** the grantor has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officers thereunto duly authorized, the day and year first above written.



ATTEST: [Redacted] Assistant Secretary

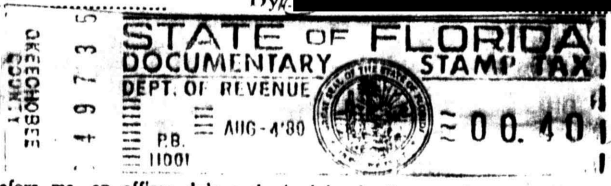
THE NATURE CONSERVANCY

Signed, sealed and delivered in the presence of:

[Redacted]

By: [Redacted] Vice President

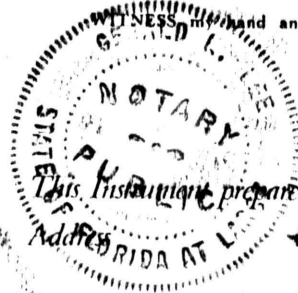
STATE OF FLORIDA  
COUNTY OF OKEECHOBEE



I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared CHARLES L. SCOTT, II and MICHAEL DENNIS

well known to me to be the Vice President and Assistant Secretary respectively of the corporation named as grantor in the foregoing deed, and that they severally acknowledged executing the same in the presence of two subscribing witnesses freely and voluntarily under authority duly vested in them by said corporation and that the seal affixed thereto is the true corporate seal of said corporation.

and official seal in the County and State last aforesaid this 1st day of August, A. D. 19 80



O. R. BOOK 236 PAGE 541

This instrument prepared by:

This instrument prepared by Fletcher Brown, Attorney at law, P. O. Drawer 349 Arcadia, Florida 33821

Notary Public, State of Florida My Commission Expires: NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES OCT 9 1983 BONDED THRU GENERAL INS. UNDERWRITERS