

EXHIBIT A

This Indenture, Made this 21st day of January A. D. 1939,

BETWEEN THE ALTON BEACH REALTY COMPANY

_____ a corporation
existing under the laws of the State of Florida, having its principal place of
business in the County of Dade and State of Florida,
and lawfully authorized to transact business in the State of Florida, party of the first part, and
CITY OF MIAMI BEACH, a Municipal

~~x~~ corporation existing under the laws of the State of Florida, having its
principal place of business in the County of Dade and State of Florida,
and lawfully authorized to transact business in the State of Florida, party of the second part,

WITNESSETH: That the said party of the first part, for and in consideration of the sum of
Ten Dollars and other good and valuable considerations - - - - - Dollars
to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has
granted, bargained and sold to the said party of the second part, its successors and assigns forever, the
following described lands, situate, lying and being in the County of Dade

_____ and State of Florida, to-wit: **That certain Tract
of land known as "MEMORIAL ISLAND" and specifically described as follows:**

A certain tract of land in Biscayne Bay in southwest
quarter of Section Thirty-three (SW ¼ of 33) in Town-
ship Fifty-three (53) South of Range Forty-two (42)
East, having a diameter of four hundred and thirty
(430) feet, the center of the tract being twenty-
seven hundred and twenty-five (2725) feet westerly
of 14th Street, Miami Beach; twenty hundred and ten
(2010) feet southwesterly of Harbor Lane, Belle Isle;
and sixteen hundred and twenty (1620) feet northerly
of Star Island, containing three and thirty-three
hundredths (3.33) acres, more or less, together with
full riparian rights.

It is mutually understood and agreed by and between the parties hereto
that this conveyance is made subject to the taxes, if any, for 1936, and to
municipal zoning ordinances, if any; also municipal liens which are now or
hereafter assessed against said real estate; subject, also, to the conditions,
limitations and reservations as contained in a deed from The Trustees of the
Internal Improvement Fund of the State of Florida to The Alton Beach Realty
Company, dated September 9, 1919, and recorded September 23, 1919, in Deed
Book 197, at Page 464, of the Public Records of Dade County, Florida.

And the said party of the first part does hereby fully warrant the title to said land, and will defend
the same against the lawful claims of all persons whomsoever, **claiming by, through or under
grantor.**



IN WITNESS WHEREOF, the said party of the first part has caused these presents to be signed in its name by its proper officers, and its corporate seal to be affixed, attested by its Secretary, the day and year above written.

THE ALTON BEACH REALTY COMPANY

Attest: T. M. Fincher Secretary. By Carl G. Fisher President.

Signed, sealed and delivered in the presence of us:

[Signatures]

STATE OF FLORIDA, COUNTY OF DADE

I HEREBY CERTIFY, That on this 21st day of January A. D. 1939 before me personally appeared CARL G. FISHER

and T. M. FINCHER, President and Secretary, respectively, of THE ALTON BEACH REALTY COMPANY, a corporation under the laws of the State of

Florida, to me known to be the persons who signed the foregoing instrument as such officers, and severally acknowledged the execution thereof to be their free act and deed as such officers, for the uses and purposes therein mentioned; and that they affixed thereto the official seal of said corporation, and that the said instrument is the act and deed of said corporation.

WITNESS my signature and official seal at Miami Beach in the County of Dade and State of Florida the day and year last aforesaid.

[Signature] (Seal)
Notary Public, State of Florida at Large
My Commission Expires July 10, 1942



21-5 M 5833

33-53-42
FORM R. E. 35 1/2
WD 26

Warranty Appn
(FROM CORPORATION TO CORPORATION)

Date _____ TO _____
ABSTRACT OF DESCRIPTION

STATE OF FLORIDA

COUNTY OF DADE

On this 21 day of Jan
A. D. 1939 at 10 o'clock m., this instrument was filed for record, and being duly acknowledged and proven, I have recorded the same on pages 181 of Book 1945 in the public records of said County.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the Circuit Court of the 11th Judicial Circuit of said State, in and for said County.

E. B. LEATHERMAN
Clerk

STRANGE PRINTING CO., MIAMI, FLA.

Bill 131-X N

FILED FOR RECORD
FEB 13 1939 10 26 AM
E. B. LEATHERMAN
CLK. CT. DADE CO. FLA.