

3-1-1919

Articles of Agreement for Deed, Thomas Emmet Wilson

Seminole County Circuit Court

H. & W. B. Drew Company

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Articles of Agreement, Made this first day of March

in the year of our Lord one thousand nine hundred and nineteen

Between Thomas Emmet Wilson of Sanford, Seminole County, Florida part 7 of the first part, and

Jacobus J. Jerry of the same place part 7 of the second part,

Witnesseth, That if the said part 7 of the second part shall first make the payments and perform the covenants hereinafter mentioned on his part to be made and performed, the said part 7 of the first part hereby covenants and agrees to convey and assure to the said part 7 of the second part, in fee simple, clear of all incumbrances whatever, by a good and sufficient deed, the lot, piece or parcel of ground situated in the County of Seminole, State of Florida, known and described as follows, to-wit: Lot Five (5-)

Block Five (5-) of Chapman & Tucker's Addition to Sanford, Florida, said lot fronting on Sanford Avenue for thirty seven (37) feet and being one hundred and seventeen (117) feet deep and between Third and Fourth Streets.

And the said part 7 of the second part hereby covenants and agrees to pay to the said part 7 of the first part the sum of One thousand (1000.00) Dollars, ^{on the} in the manner following: One hundred dollars on the day of the date of this contract, receipt of which is hereby acknowledged,

One hundred dollars on the first day of March 1920,

One hundred dollars on the first day of March 1921,

One hundred dollars on March 1st, 1922,

with interest at the rate of Eight per centum per annum, payable semi- annually on the whole sum remaining from time to time unpaid; and to pay all taxes, assessments or impositions that may be legally levied or imposed upon said land subsequent to the year 1918.

And in case of the failure of the said part 7 of the second part to make either of the payments, ^{in full as they become due} or any part thereof, or to perform any of the covenants on his part hereby made and entered into, this contract shall, at the option of the part 7 of the first part, be ^{cancelled} ~~forfeited~~ and terminated, and the part 7 of the second part shall ^{lose} ~~forfeit~~ all payments made by him on this contract; and such payments shall be retained by the said part 7 of the first part in full satisfaction and in liquidation of all damages by him sustained, and said part 7 of the first part shall have the right to reënter and take possession of the premises aforesaid without being liable to any action therefor.

It is Mutually Agreed, by and between the parties hereto, that the time of payment shall be an essential part of this contract, and that all covenants and agreements herein contained shall extend to and be obligatory upon the heirs, executors, administrators and assigns of the respective parties.

In Witness Whereof, The parties to these presents have hereunto set their hands and seals the day and year first above written. In duplicate.

Signed, sealed and delivered in the presence of
Mary L. Darby,
P. W. Spears

Thomas Emmet Wilson (Seal.)
J. J. Jerry (Seal.)
(Seal.)
(Seal.)

Articles of Agreement.

(For Deed.)

Thomas Emmet M. M. M.

TO

Jacksonville J. Perry

Dated *March 1st*, 190*9*

Filed in the office of the Clerk of the Circuit Court of the County of _____ State of Florida, on the _____ day of _____, A. D. 190____, and recorded in Book _____ on Page _____

Clerk of Circuit Court.

Received on within Contract the following sums:

DATE	INTEREST	PRINCIPAL	REMARKS		
190__	\$	CTS.	\$	CTS.	
<i>March 1</i>			<i>100 00</i>		<i>First Part.</i>
<i>Sett 1</i>	<i>36 00</i>				
<i>March 20</i>	<i>36 00</i>		<i>300 00</i>		<i>200 00</i>
190__	\$	CTS.	\$	CTS.	

Received on within Contract the following sums:

DATE	INTEREST	PRINCIPAL	REMARKS		
190__	\$	CTS.	\$	CTS.	
190__	\$	CTS.	\$	CTS.	

Received on within Contract the following sums:

DATE	INTEREST	PRINCIPAL	REMARKS		
190__	\$	CTS.	\$	CTS.	
190__	\$	CTS.	\$	CTS.	