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INSTRUMENT # 2007081372 1 PG

2007 MAY 18 04:01 PM

KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
DDAUGHER Receipt#922432Prepared by and return to:
Richard J. RosenbaumR & R Title Services LLC dba Premier Title of Florida
17827 Murdock Circle Suite A
Port Charlotte, FL 33948
941-235-3116File Number: TROYER
Will Call No.:

Doc Stamp-Deed: 2,380.00

Parcel Identification No. 0999-03-4634



[Space Above This Line For Recording Date]

Warranty Deed

(STATUTORY FORM - SECTION 689.02, F.S.)

This Indenture made this 11th day of May, 2007 between David P. Troyer and Teresa L. Troyer, husband and wife grantor*, and JOMART, LLC, a Florida limited liability company whose post office address is 12494 SW Sheri Avenue, Lake Suzy, FL 34269, grantee*,

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$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 Sarasota County, Florida, to-wit:

Lots 35 & 36, Block 346, 3rd Addition to Port Charlotte Subdivision, according to the Plat thereof, recorded in Plat Book 11, Page 31, of the Public Records of Sarasota County, Florida.

Subject to taxes for 2006 and subsequent years; covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

and said grantor does hereby fully warrant the title to said land, and will defend the same against 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:

Sign Jessica Hunter
Print Witness Name: Jessica Hunter
As To Both

Sign Sheri Shoos
Print Witness Name: Sheri Shoos
As To Both

1
2

David P. Troyer (Seal)
David P. Troyer

Teresa L. Troyer (Seal)
Teresa L. Troyer

2 different people

State of Ohio
County of Union

The foregoing instrument was acknowledged before me this 11th day of May, 2007 by David P. Troyer and Teresa L. Troyer, who ☒ are personally known or ☐ have produced _____ as identification.

[Notary Seal] Bernadine Kurtz
Notary Public, State of Ohio
My Commission Expires 7-26-09

* Bernadine Kurtz
Notary Public
Printed Name: Bernadine Kurtz
My Commission Expires: 7-26-2009