

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2012138483 2 PGS

2012 OCT 23 03:54 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

CEAGLETO Receipt#1550874

Doc Stamp-Deed: 0.70

Prepared by and return to:
(without the benefit of title search or exam)

Gregory S. Band, Esquire
Band Weintraub, P.L.
One South School Ave., Suite 500
Sarasota, Florida 34237

Doc. Stamps: \$.70
Recording: \$18.50

Parcel ID # 2031-03-00001

_____[Space Above This Line For Recording Data]_____



2012138483

Warranty Deed

This Warranty Deed made this October 15, 2012, between

Jessie Cristello and Gail Cristello, Husband and Wife, whose post office address is 7721 Calle Facil, Sarasota, Florida 34238, Grantor, and

Pennington Holdings, LLC, a Florida limited liability company, whose post office address is 7721 Calle Facil, Sarasota, Florida 34238, Grantee:

(Whenever 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, trusts and trustees)

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:

A Parcel of land lying and being in Section 21, Township 36 South, Range 18 East, Sarasota County, Florida, more particularly described as follows:

Begin at the center of Section 21, Township 36 South, Range 18 East; thence South 40 feet; thence West 50 feet to the Point of Beginning; thence West 98 feet; thence South 141 feet; thence East 98 feet; thence North to the Point of Beginning. LESS any part thereof lying within the right-of-way of Fruitville Road.

Subject to taxes for 2012 and subsequent years; covenants, conditions, declarations, restrictions, easements, reservations and limitations of record, if any.

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.

NON-HOMESTEAD: The Grantor hereby confirms and warrants that the Property is not his or her homestead, nor that of such Grantor's immediate family nor is it contiguous thereto.

This is a no consideration transfer to Grantee.

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:

WITNESSES:

Amy O'Donnell
Print: Amy O'Donnell

Jessie Cristello
JESSIE CRISTELLO

Irina Vasiljev
Irina Vasiljev

Print: _____

WITNESSES:

Amy O'Donnell
Print: Amy O'Donnell

Gail Cristello
GAIL CRISTELLO

Irina Vasiljev
Irina Vasiljev

Print: _____

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me on the 15th day of October, 2012, by Jessie Cristello and Gail Cristello, Husband and Wife, who are personally known to me or who has produced _____ as identification.



Irina Vasiljev
Notary Public

Irina Vasiljev