

This Document Prepared By and Return to:
Anne C. Beckmann
The Closing Table of Sarasota, LLC
4731 Acorn Circle, Sarasota, FL 34233
(incident to the issuance of title insurance)

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2016067419 1 PG(S)
June 01, 2016 11:38:12 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

Consideration: \$375,000.00



Parcel ID Number: 2039080039

Warranty Deed

This Indenture, made this 31st day of May, 2016 between Susanne C. Koehnlein, a single woman, Individually and as Trustee of the Susanne C. Koehnlein Living Trust under Trust dated January 18, 2012 and by authority vested in Quitclaim Deed recorded in Official Records Instrument #2012015545, in the Public Records of Sarasota County, Florida, Grantor, and Classic Homes by Clayton, Inc., a corporation existing under the laws of the State of Florida whose address is: 5760 Myakka Valley Trail, Sarasota, FL 34241, Grantee.

Witnesseth that the GRANTOR, for and in consideration of the sum of ---TEN DOLLARS (\$10)--- and other good and valuable consideration to GRANTOR in hand paid by GRANTEE, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said GRANTEE and GRANTEE'S heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Sarasota State of Florida to wit:

Lot 15 and the East 1/2 of Lot 13, Block E, POINSETTIA PARK, according to the plat thereof recorded in Plat Book 1, Page 143, of the Public Records of Sarasota County, Florida.

Subject to restrictions, reservations and easements of record and taxes for the year 2016 and subsequent years.

and the grantor does hereby fully warrant the title to said land, and will defend the same against lawful claims of all persons whomsoever.

In Witness Whereof, the grantor has hereunto set her hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Printed Name: MICHAEL T. HANKIN

Witness

Printed Name: LISA M. DARLEY

Witness

Susanne C. Koehnlein, Individually and as Trustee of the Susanne C. Koehnlein Living Trust under Trust dated January 18, 2012

Post Office Box 51792
Sarasota, FL 34243

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me this ^{30th}~~31st~~ day of May, 2016 by Susanne C. Koehnlein, a single woman, Individually and as Trustee of the Susanne C. Koehnlein Living Trust under Trust dated January 18, 2012, who is personally known to me or who has produced her Florida driver's license as identification.

Printed Name: MICHAEL T. HANKIN

Notary Public, State of Florida at Large
My Commission Expires:

