

Prepared by:
Chad L. Gates, Esq.,
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2070 Ringling Boulevard
Sarasota, Florida 34237

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RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2018129935 1 PG(S)
October 01, 2018 12:34:32 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

18-236

Warranty Deed

Doc Stamp-Deed: \$5,250.00


This Indenture, made September 13, 2018 between **Beneva Liquors, LLC**, a Florida limited liability company whose post office address is: 6189 9th Avenue Circle E., Bradenton, Florida 34212 a limited liability company existing under the laws of the State of Florida, "Grantor" and **Kevan Real Estate, LLC**, a Florida limited liability company whose post office address is: 6168 9th Ave.Circle NE, Bradenton, Florida 34212, "Grantee",

Witnesseth, that the said Grantor, for and in consideration of the sum of seven hundred forty thousand and No/100 Dollars (\$740,000.00), to it in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee forever, the following described land, situate, lying and being in the County of Sarasota, State of Florida, to wit:

Lot 9, Block A, CORAL COVE, Unit 3, according to the map or plat thereof as recorded in Plat Book 9, Page 100, Public Records of Sarasota County, Florida; LESS the easterly portion of said lot previously conveyed to the State of Florida for right-of-way purposes.


Subject to taxes for the current year, covenants, restrictions and easements of record, if any.

Parcel Identification Number: **0111-13-0023**

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

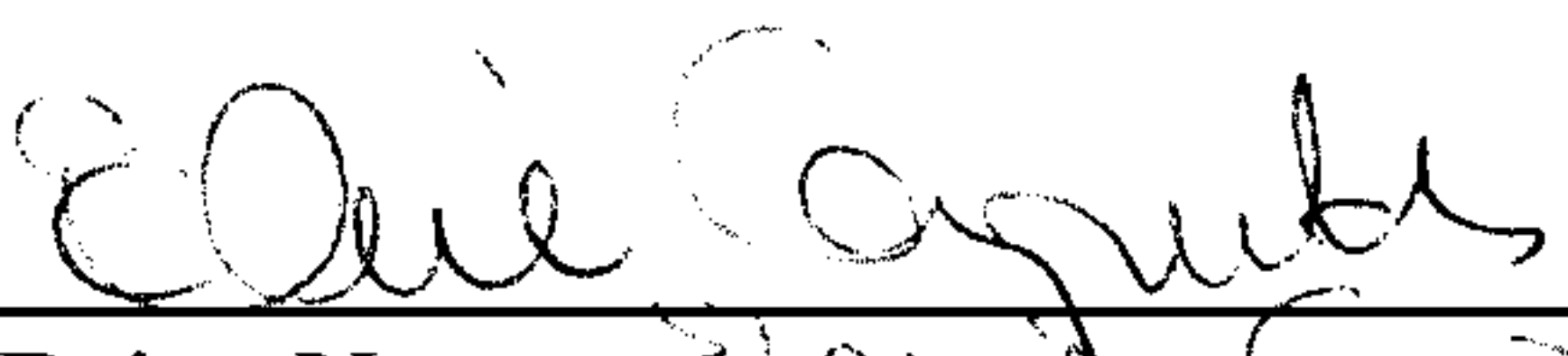
In Witness Whereof, the said Grantor has caused this instrument to be executed in its name by its duly authorized officer and caused its corporate seal to be affixed the day and year first above written.

Beneva Liquors, LLC, a Florida limited liability company

By: 
Kirit Patel, Manager

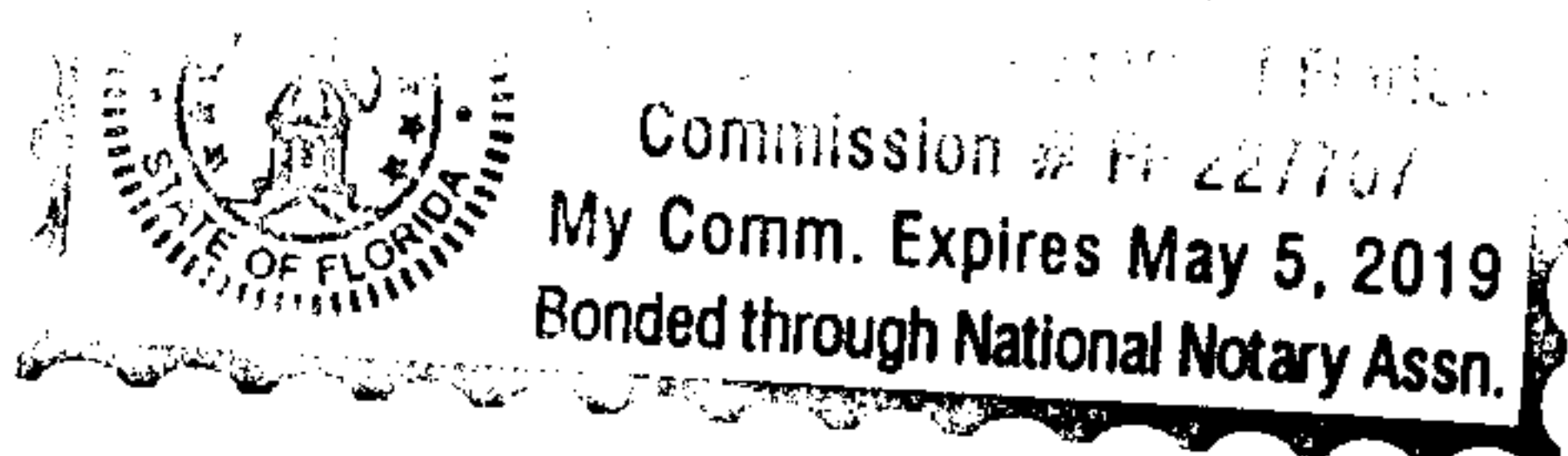
Signed and Sealed in Our Presence:

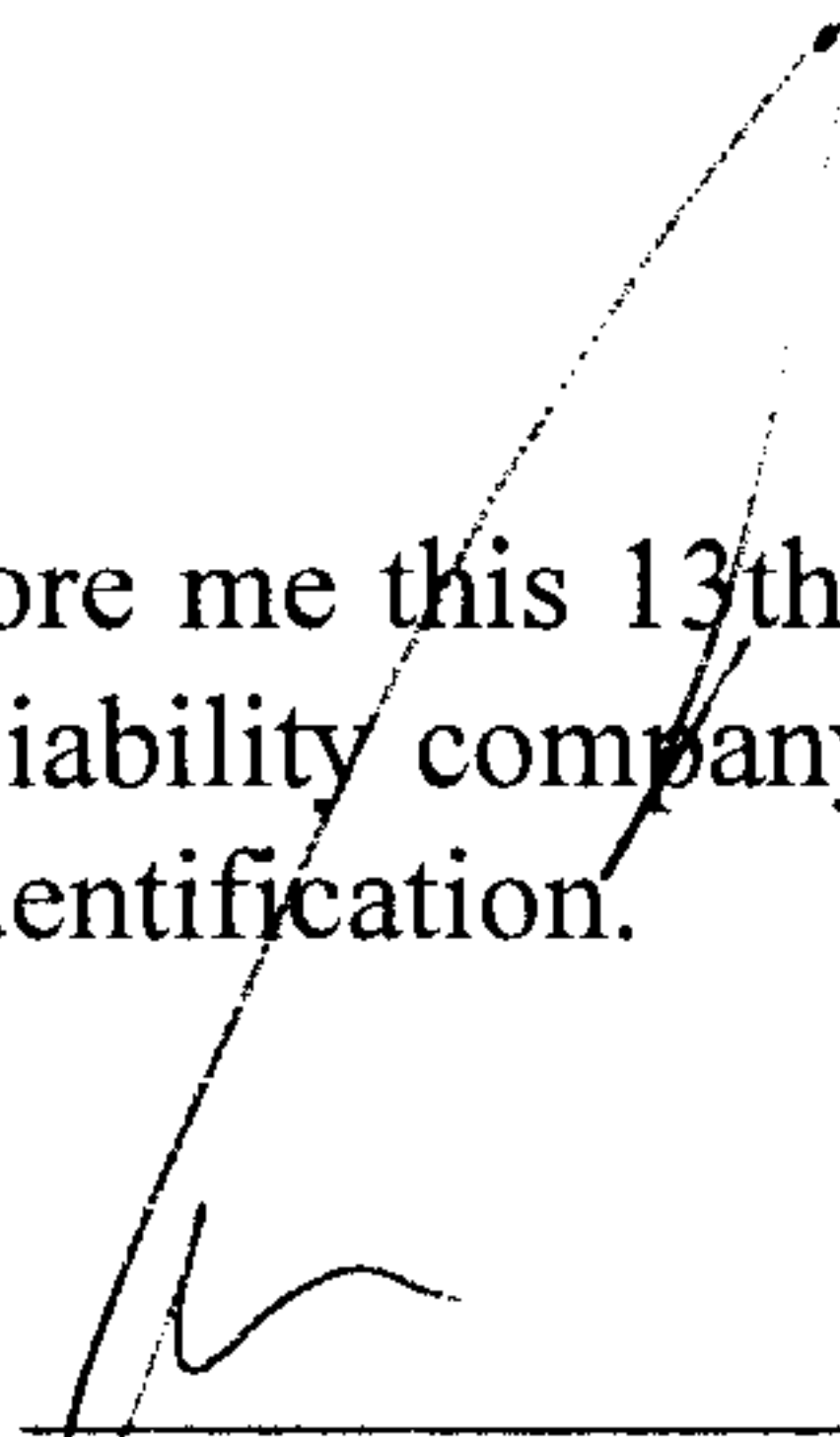

Print Name: CHAD L. GATES


Print Name: Elaine Caputo

State of Florida
County of Sarasota

The foregoing instrument was acknowledged before me this 13th day of September, 2018, by Kirit Patel, as Manager of **Beneva Liquors, LLC**, a Florida limited liability company who is personally known to me or has produced _____ as identification.




Notary Public
My Commission Expires::

File Number: 18-236