



Purchase Price: \$200,000.00
 Recording Fee: \$18.50
 Doc Stamps: \$1,400.00
 This Instrument Prepared by and Return to:
 PAUL A. MORAN, P.A.
 46 N. WASHINGTON BLVD., SUITE 25
 SARASOTA, FL 34236

RECORDED IN OFFICIAL RECORDS
 INSTRUMENT # 2020006996 2 PG(S)
 January 16, 2020 12:40:26 PM
 KAREN E. RUSHING
 CLERK OF THE CIRCUIT COURT
 SARASOTA COUNTY, FL

Doc Stamp-Deed: \$1,400.00



WARRANTY DEED

THIS WARRANTY DEED Made the 9th day of January 2020 by, **Booth Properties, L.L.C., a Florida limited liability company**, whose address is 374 Highland Shores Dr., Ellenton, FL 34222, hereinafter called the grantor, to **A&R MGMT, L.L.C., a Florida limited liability company**, whose post office address is 7163 166th Street, Fresh Meadows, NY 11365, hereinafter called the grantee (wherever 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)

WITNESSETH: That the grantor, for and in consideration of valuable consideration, receipt whereof is hereby acknowledged, hereby donates grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in *Sarasota* County, Florida, viz:

Lot 15, Block 4, Gulf Gate Subdivision, Unit 2, according to the plat thereof as recorded in Plat Book 16, Page 11, Public Records of Sarasota County, Florida.
 Parcel ID #0104010071

Subject to easements, restrictions and reservations of record, if any, governmental regulation and taxes for the year 2020 and subsequent years.

The land described herein is not the homestead of grantor, and neither of the grantors nor their spouse, nor anyone for whose support the grantor is responsible, resides on or adjacent to said land.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

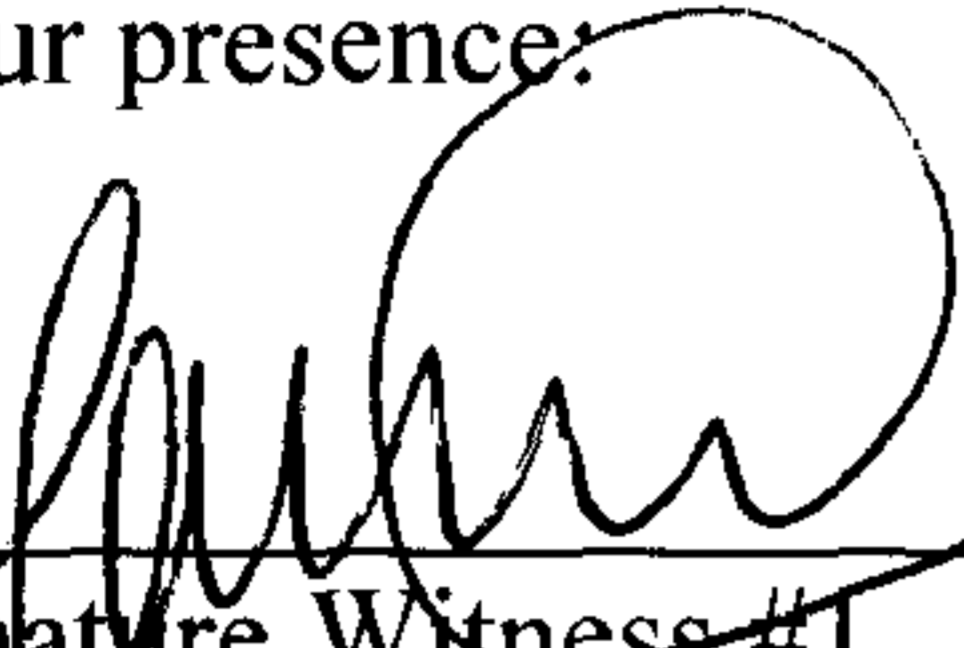
TO HAVE AND TO HOLD, the same in fee simple forever.

AND the undersigned, authorized representatives of said grantor, hereby warrant on behalf of grantor to said grantee, that the grantor is a validly existing entity under the laws of the State of Florida; it is lawfully seized in said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2019.

IN WITNESS WHEREOF, the undersigned, authorized representatives of said grantor, being the sole Members and Managers of grantor, have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered
in our presence:

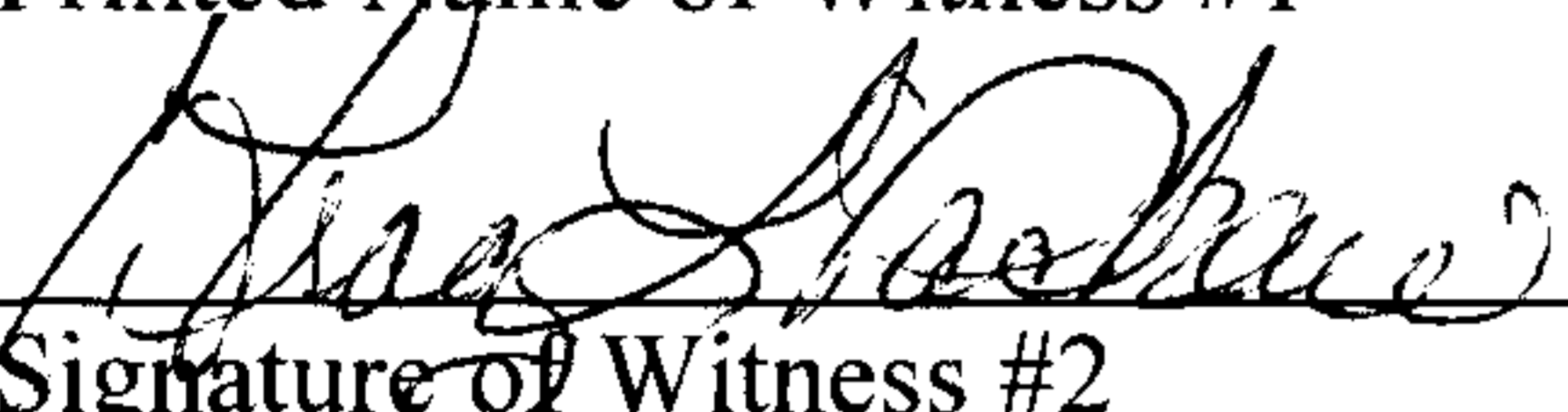
**Booth Properties, L.L.C., a FL limited
liability company**



Signature Witness #1
J. KEVIN DRAKE



(L.S.)
Robert Booth, Manager, Member

Printed Name of Witness #1


Signature of Witness #2
TRACY L. PACKARD



(L.S.)
Diana Booth, Manager, Member

Printed Name of Witness #2

STATE OF FLORIDA
COUNTY OF Sarasota

The foregoing instrument was acknowledged, sworn to and subscribed before me by means of physical presence or online notarization, this 9th day of January, 2020, by **Robert Booth, and Diana Booth, Members and Managers of Booth Properties, L.L.C.**, who are personally known to me or have produced FL D.L. as identification.

My Commission Expires:

