RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2020121130 1 PG(S)
September 04, 2020 12:17:57 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FL

This instrument was prepared (without benefit of title examination) by and when recorded return to:
Jefferson F. Riddell, Esq.
RIDDELL LAW GROUP
3400 S. Tamiami Trail
Sarasota, FL 34239

Parcel ID No. **0135080016**

Consideration: Cash **$0.00**; Mortgage Amt. **$0.00**; No Consideration and/or Exempt ___x____
Documentary Stamp Tax Due **$0.00**

TRUSTEE'S DEED

THIS INDENTURE, executed this 3rd day of September, 2020, between **Katherine J. Wingert, as Trustee of the Katherine J. Wingert Living Trust dated January 21, 2014**, whose address is 8906 Bloomfield Blvd., Sarasota, FL 34238 ("**Grantor**"), and **Dana V. Sharp** whose address is 1196 Winding Drive, Severeville,TN 37876, ("**Grantee**").

W I T N E SS E T H:

For and in consideration of the sum, if any, stated above, Grantor grants, bargains and sells and remises to Grantee, Grantee's heirs and assigns forever,the real property described as:

Lot 21, Silver Oak, Unit 1, according to the map or plat thereof, as recorded in Plat Book 40, Pages 23, 23A through 23G, of the Public Records of Sarasota County, Florida.

Subject to restrictions, reservations and easements of record, zoning and other prohibitions and regulations imposed by governmental authorities and taxes for 2020 and subsequent years.

Grantor covenants with Grantee that Grantor has the right and lawful authority to sell and convey said land, and Grantor does hereby warrant the title to said land for any acts of Grantor and will defend the title to said land against the lawful claims of all persons claiming by, through or under Grantor, but against no others.

Nothing herein contained shall be construed as imposing any personal liability on the Grantor in an individual capacity. Grantor will not be liable except to the extent of the trust assets.

IN WITNESS WHEREOF, the said Grantor has hereunto executed this Trustee's Deed the day and year first above written.

Witnesses:

Print Name: Deborah-Ann Ritchie

Print Name Susan A. Hughes

By: Katherine J. Wingert TTE
Katherine J. Wingert, as Trustee of the Katherine J. Wingert Living Trust dated January 21, 2014

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of _x__physical presence or ___online notarization, this 3rd day of September, 2020, by Katherine J. Wingert who is personally known to me or who produced FL Driver License as identification.

(SEAL)

Notary Public

SUSAN A. HUGHES
Notary Public - State of Florida
Commission # GG 079056
My Comm. Expires Mar 5, 2021
Bonded through National Notary Assn.