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INSTRUMENT # 2026042733 2 PG(S)

4/1/2026 3:23 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3474788



Prepared by and Return to:  
Jennifer Whay, an employee of  
First International Title, LLC  
2300 Bee Ridge Road, Suite 305  
Sarasota, FL 34239

Doc Stamp-Deed: \$1,540.00

File No.: 264203-90

**WARRANTY DEED**

This indenture made on **March 31, 2026** by **Edward A. Roback, Successor Trustee of The Anthony R. Roback Revocable Living Trust dated 9/16/2015**, whose address is: 1437 Rhode Island AV NW #301, Washington, DC 20005 hereinafter called the "grantor", to **888 Siesta Key LLC, a Florida limited liability company**, whose address is: 7739 Sanderling Rd, Sarasota, FL 34242, hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

**Witnesseth**, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in **Sarasota County, Florida**, to-wit:

**Condominium Unit 16-106, STONEHAVEN, A CONDOMINIUM, PHASE 16, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, recorded in 2007006160, of the Public Records of Sarasota County, Florida.**

Parcel Identification Number: 0094121145

**The land** is not the homestead of the Grantor under the laws and Constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

**Subject to** all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

**To Have and to Hold**, the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of 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 31st of 2025.

In Witness Whereof, the grantor(s) has hereunto set their hand(s) and seal(s) the day and year first above written.

The Anthony R. Roback Revocable Living Trust dated 9/16/2015

✓ [Signature]  
By Edward A. Roback, Successor Trustee

Signed, sealed and delivered in our presence:

✓ <u>[Signature]</u> 1st Witness Signature	✓ <u>[Signature]</u> 2nd Witness Signature
✓ Print Name: <u>Joi Burriess</u>	✓ Print Name: <u>Joyce Brown</u>
✓ Address: <u>3564 Ft. Lincoln Dr.</u> <u>NE</u>	✓ Address: <u>6501 W. Lauen Dr.</u> <u>Capitol Hgts, MD 20743</u>
✓ State of <u>Washington</u>	
✓ County of <u>District of Columbia</u>	

The Foregoing Instrument Was Acknowledged before me by means of  physical presence or  online notarization on March 30, 2026, by **Edward A. Roback, Successor Trustee of The Anthony R. Roback Revocable Living Trust dated 9/16/2015**, who  is/are personally known to me or who  produced a valid DC DL as identification.

✓ [Signature]  
Notary Public Signature  
Printed Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_  
✓ (NOTARY SEAL)

