

4/1/2026 4:27 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3474912

Doc Stamp-Deed: \$3,003.00

Prepared by and return to:
David Russell
Closing Table of Sarasota, LLC
205 North Orange Avenue
Suite 202
Sarasota, FL 34236
(941) 228-9415
File No 2026-6

Parcel Identification No 0037060015

[Space Above This Line For Recording Data]

WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the 31st day of March, 2026, between **Douglas N. Rissler and Monica Rissler, husband and wife**, whose post office address is 7062 Curlew Road, Sarasota, FL 34241, of the County of Sarasota, Florida, Grantor, to **Christopher Detwiler, a single man**, whose post office address is 5471 Cynthia Lane, Sarasota, FL 34235, of the County of Sarasota, Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

Lot 410, Deer Hollow, Unit VI, according to the map or plat thereof, as recorded in Plat Book 34, Page(s) 9, of the Public Records of Sarasota County, Florida.

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

Subject to taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

And Grantor hereby covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
Douglas N. Rissler

[Signature]
Monica Rissler

[Signature]
WITNESS
PRINT NAME: **Lisa Mucciarone**

[Signature]
WITNESS ADDRESS: **205 N. Orange Av. #202
Sarasota, FL 34236**

[Signature]
WITNESS
PRINT NAME: **David D. Russell**

[Signature]
WITNESS 2 ADDRESS: **205 N. Orange Av. #202
Sarasota, FL 34236**

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 31st day of March, 2026, by Douglas N. Rissler and Monica Rissler, who is/are personally known to me or who has/have produced [Signature] as identification.

[Signature]
Signature of Notary Public
Lisa Mucciarone

Print, Type/Stamp Name of Notary

