

4/8/2026 4:55 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3477829



Prepared by and Return to:
Ranee Polis, an employee of
First International Title, LLC
992 Tamiami Trl, Unit G
Port Charlotte, FL 33953

Doc Stamp-Deed: \$1,277.50

File No.: 264806-95

WARRANTY DEED

This indenture made on **April 08, 2026** by **Michael F. Surant, Individually and as Trustee and Kerry Marie Surant, Individually and as Trustee, husband and wife of the Michael F. Surant and Kerry Marie Surant Joint Revocable Living Trust UTD January 3, 2018**, whose address is: 32662 Coach Dr, Chesterfield, MI 48047 hereinafter called the "grantor", to **Francis V. McDermott III and Amy W. McDermott, husband and wife**, whose address is: 1 P Street, Newburyport, MA 01950, 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 206, PARKVIEW EAST, A CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, recorded in Official Records Book 958, Page 365, as amended from time to time, and according to the plat thereof recorded in Condominium Book 5, Page 27, of the Public Records of Sarasota County, Florida.

Parcel Identification Number: 0175165019

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.

Michael F. Surant and Kerry Marie Surant Joint Revocable Living Trust UTD January 3, 2018

Michael F. Surant
By Michael F. Surant, Trustee

Michael F. Surant and Kerry Marie Surant Joint Revocable Living Trust UTD January 3, 2018

Kerry Marie Surant
By Kerry Marie Surant, Trustee

Signed, sealed and delivered in our presence:

Dineshwar Lall
1st Witness Signature

Print Name: Dineshwar Lall

Address: 22434 Peachland Blvd
Port Charlotte FL 33954

State of Florida

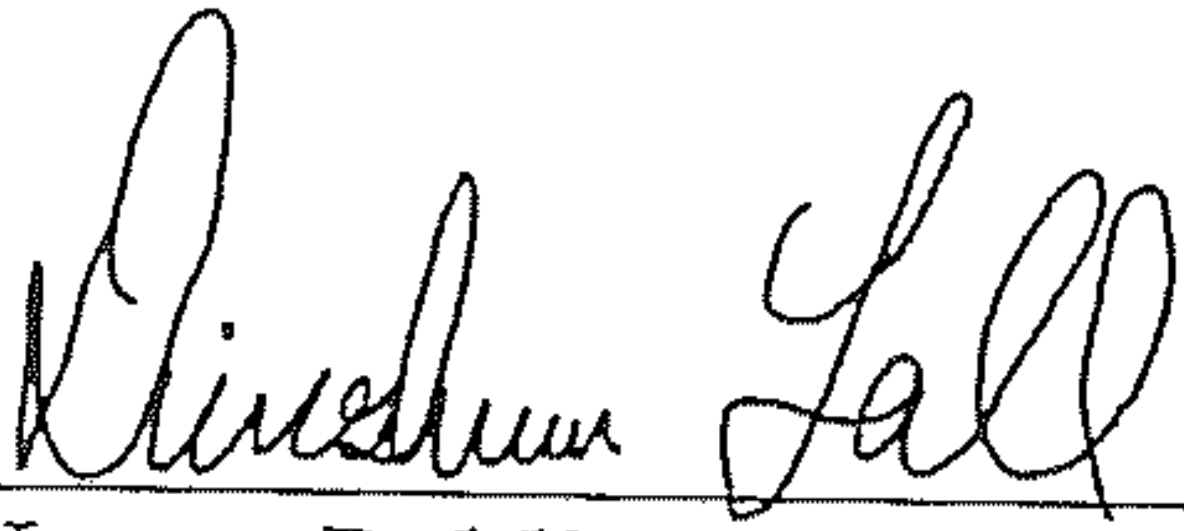
County of Charlotte

Rabina Lall
2nd Witness Signature

Print Name: Rabina Lall

Address: 22434 Peachland Blvd
Port Charlotte FL 33954

The Foregoing Instrument Was Acknowledged before me by means of () physical presence or (✓) online
notarization on April 08, 2026, by **Michael F. Surant, Trustee of the Michael F. Surant
and Kerry Marie Surant Joint Revocable Living Trust UTD January 3, 2018 and Kerry Marie Surant,
Trustee of the Michael F. Surant and Kerry Marie Surant Joint Revocable Living Trust UTD January 3,
2018**, who () is/are personally known to me or who (✓) produced a valid
drivers license as identification.



Notary Public Signature

Printed Name: Dineshwar Lall

My Commission Expires: 06/28/2028

(NOTARY SEAL)

Notarized online using audio-video communication

