

4/15/2026 9:55 AM

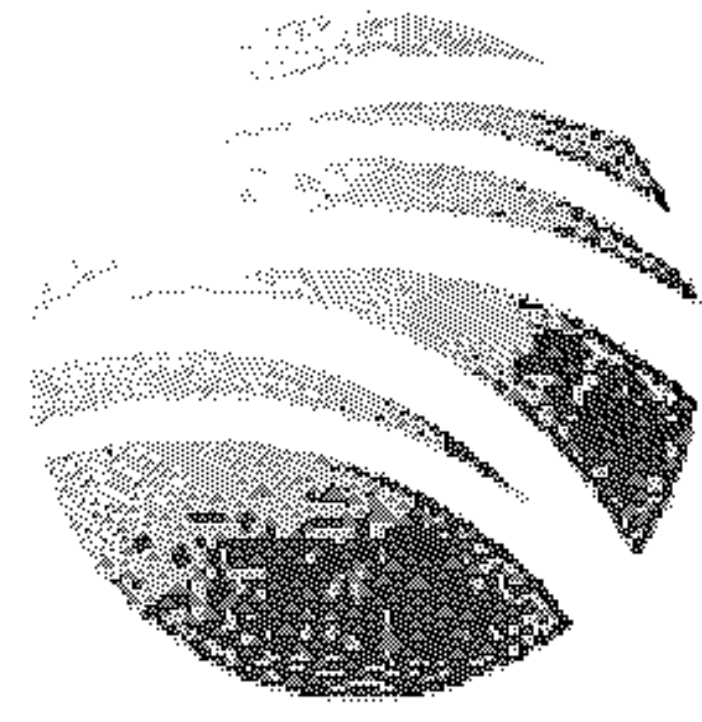
KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3480465



SUNBELT
TITLE AGENCY

Prepared by and Return to:

Doc Stamp-Deed: \$1,025.50

Stephanie Flint
Sunbelt Title Agency
500 N. Westshore Blvd., Suite 870
Tampa, FL 33609
File Number: 1750426-02349

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This Warranty Deed

Made this 14 day of April, 2026 by Robert J. Ziringer, individually and as Trustee of the Robert J. Ziringer Revocable Living Trust dated May 22, 2015, hereinafter called the Grantor, to Darin Brogan and Rhonda Brogan, Husband And Wife, whose post office address is: 9606 County Rd 10, Zanesfield, OH 43360, hereinafter called the Grantee:

(Whenever used herein the term "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 the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situated in Sarasota County, Florida, viz:

Condominium Unit 153, Building 6, MISSION LAKES OF VENICE, a Condominium, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, recorded in Official Records Book 1498, Page 783, and as per Plat thereof recorded in Condominium Plat Book 18, Page(s) 24, as amended from time to time, of the Public Records of Sarasota County, Florida.

Parcel Identification Number: 0428091053

Said property is not the homestead of the Grantor(s) under the Laws and Constitution of the State of Florida in that neither Grantor(s) nor any member of the household of Grantor(s) reside thereon.

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 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. Subject to covenants, restrictions, easements of record and taxes for the current year and subsequent years.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness: (Signature) _____

Printed Name Stephanie Flint

304 W. Venice Ave #302
Address

Venice, FL 34285
City, State, Zip

Evelyn Casella
Witness: (Signature)

Printed Name Evelyn Casella

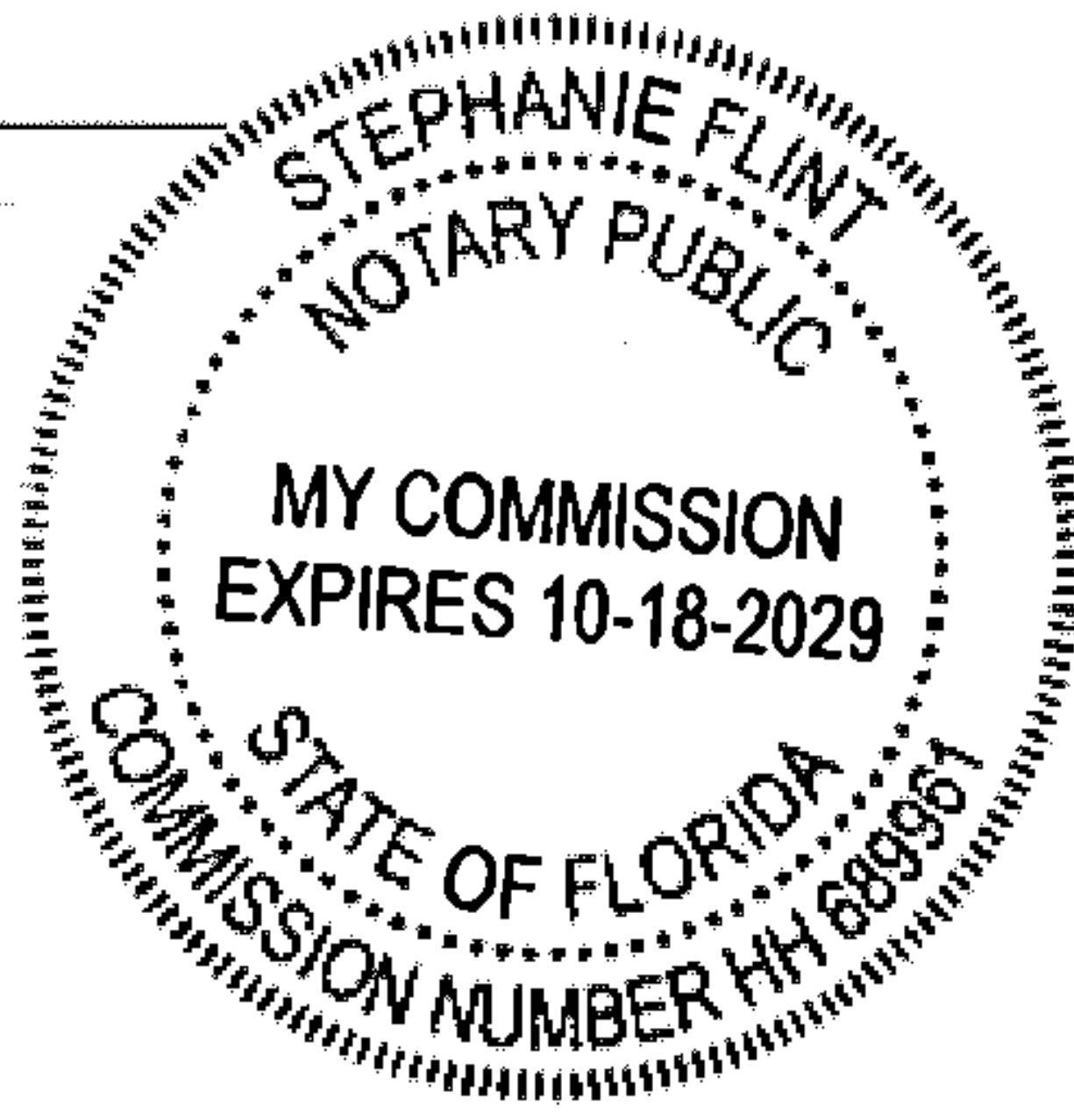
331 W Venice Ave
Address

Venice FL 34285
City, State, Zip

State of FLORIDA
County of SARASOTA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 10 day of April, 2020, by Robert J. Ziringer, individually and as Trustee, who: is personally known to me or produced photo ID as identification.

NOTARY PUBLIC (signature) _____
Print Name: _____
My Commission Expires: _____
Stamp/Seal: _____



Robert J. Ziringer Revocable Living Trust dated May 22, 2015

By: Robert J. Ziringer, individually and as Trustee
13271 Esposito St
Venice, FL 34293

Mission Lakes of Venice Condominium Association Inc. MAR 31 2026
Managed by KEYS-CALDWELL, INC. 1162 Indian Hills Blvd., Venice, FL 34293
Telephone: (941) 408-8293 Fax: (941) 408-8664 Email: kweb@keys-caldwell.com M15153

PURCHASE APPLICATION

Pursuant to the Amended and Restated Declaration of Mission Lakes of Venice Condominium Association, Inc. Article 11.4(b) Owners must submit a NATIONAL criminal background check FOR ALL BUYERS with this Purchase Application. The application MUST be completed and signed by the Seller(s) and the Buyer(s), plus read and sign the Rules and Regulations by the Buyer(s), forwarded to Keys-Caldwell, Inc., 1162 Indian Hills Blvd., Venice, FL (941) 408-8293 / (941) 408-86 fax and approved by Mission Lakes Board of Directors, PRIOR TO the closing date of the sale.

Unit Address: 365 Three Lakes Lane Unit #K Venice, FL 34285 Closing Date: 04/14/2026
Seller(s) Name: Robert J. Ziringer Revocable LIVING TRUST Address: 13279 Esposito ST Venice FL 34255

Seller(s) Name: _____
E-Mail: [Redacted] Cell or Phone #: [Redacted]

Buyer(s) Name: Darin Brogan Address: _____

Buyer(s) Name: Rhonda Brogan Address: _____

E-Mail: [Redacted] Cell or Phone #: [Redacted]

Other Persons Who Will Occupy This Unit:

Name: _____ Relationship: _____

Name: _____ Relationship: _____

Name: _____ Relationship: _____

Buyer(s) Vehicle(s) Which Will Be Parked at Mission Lakes:

[Redacted]

Year make model license plate state Year make model license plate state
Real Estate Agent if applicable: John C. Lemire Telephone #: [Redacted]
Coldwell Banker Realty

REQUIRED SIGNATURES

As the Seller(s) of this Unit, I/we attest by my/our signature(s) that the Buyer(s) has been provided with a copy of the Association's Declaration of Condominium, Articles of Incorporation, By Laws and Rules and Regulations and a copy of the LETTER and CERTIFICATE of OPT-OUT WAIVER and RETROFIT SPRINKLER REPORTS.

Seller(s) Signature: Robert J. Ziringer Date: _____

Seller(s) Signature: _____ Date: _____

By my/our signature(s), I/we attest that I/we have reviewed the Rules and Regulations of the Mission Lakes Condominium Association as listed on the back of this application, and agree to abide by them. Furthermore, I/we assure that all unit occupants and guests also abide by them. I/we will provide the Association with a copy of the front door(s) keys to this unit within 30 days of the date of closing. have received a copy of THE LETTER and CERTIFICATE of OPT-OUT WAIVER and RETROFIT SPRINKLER REPORTS. **ANY HOT WATER HEATERS OVER THE AGE OF TEN (10) YEARS MUST BE REPLACED**

PRIOR TO CLOSING. Buyer(s) Signature: Darin Brogan Date: _____

Buyer(s) Signature: Rhonda Brogan Date: _____

MISSION LAKES CONDOMINIUM ASSOCIATION'S REVIEW

Date Application Received: _____ By: _____
Approved: Disapproved: _____ Date: 04/06/2026

Board of Director's Representative: Patti Bender
Reason(s) for Disapproval: _____

(Rev. 1/1/20) Approved by Board of Directors 11/19