

**RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026053432 2 PG(S)**

Prepared by and return to:

Harry W. Haskins  
Haskins Law, LLC  
3400 South Tamiami Trail  
201  
Sarasota, FL 34239

4/22/2026 12:48 PM

**KAREN E. RUSHING**

**CLERK OF THE CIRCUIT COURT**

**SARASOTA COUNTY, FLORIDA**

**SIMPLIFILE**

Receipt # 3484094

File No 2026-156

**Doc Stamp-Deed: \$6,895.00**

Parcel Identification No 0080011043

[Space Above This Line For Recording Data]

**WARRANTY DEED**

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

This indenture made the 22nd day of April, 2026 between J.A. Ernest Morel and Beverley A. Morel, husband and wife, whose post office address is 422 Basin Daisy Street, Castle Rock, CO 80104, Colorado, Grantor, to Linda B. Howard as Trustee of the Linda B. Howard Living Trust Agreement dated March 8, 2006, whose post office address is 10245 Falling Waters, Cincinnati, OH 45241 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:

Unit 9-A, Siesta Towers, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 986, Page 1492, as thereafter amended, and as per plat thereof recorded in Condominium Plat Book 6, Pages 27, 27A through 27C, inclusive, as thereafter amended, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

The Trustee (Grantee) shall have full power to protect, conserve, improve, subdivide, sell, lease, encumber or otherwise manage or dispose of the real property described in this deed, and the Trustee (and successors Trustee of the trust) shall have all the powers set forth in Sections 689.071 and 737.402, Florida Statutes.

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

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]  
J.A. Ernest Morel

[Signature]  
Beverley A. Morel

[Signature]  
WITNESS  
PRINT NAME: Darlene Gamble

3400 S Tamiami Trail  
Sarasota, FL 34239  
WITNESS 1 ADDRESS

[Signature]  
WITNESS  
PRINT NAME: Doreen L. Gentz

3081 Madagascar Ave.  
North Port, FL 34286  
WITNESS 2 ADDRESS

STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 21 day of April, 2026, by J.A. Ernest Morel, and Beverley A. Morel,  who is/are personally known to me or  who has/have produced DL as identification.

[Signature]  
Signature of Notary Public

Print, Type/Stamp Name of Notary

